
Greater Toronto Area Commercial Q4 2020 Statistics

Data as of December 31, 2020



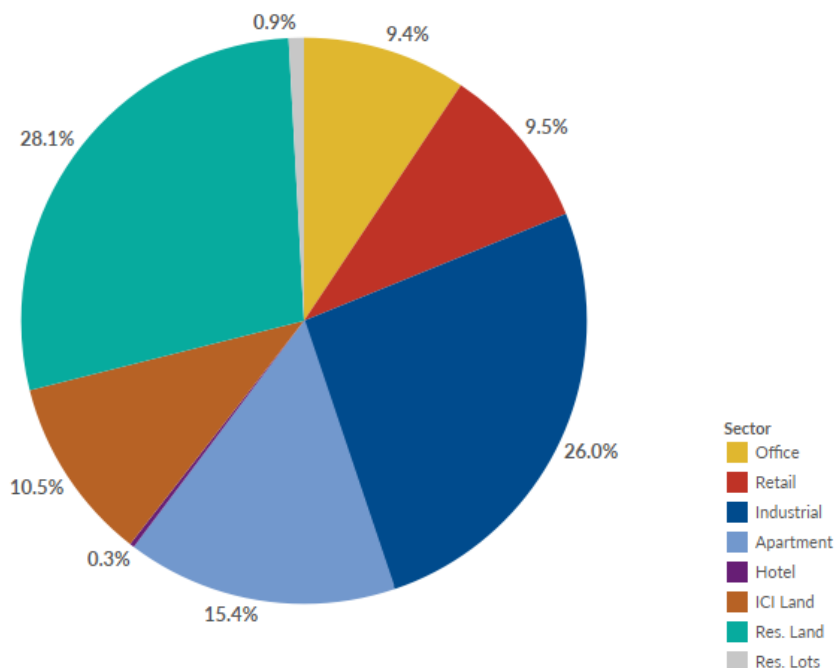
AltusGroup

GTA Property Transactions

Transaction volumes in Q4 2020 were down by 22% from the record setting performance seen in Q4 2019. However, the \$5.7B recorded in Q4 was a significant increase compared to the rest of 2020.

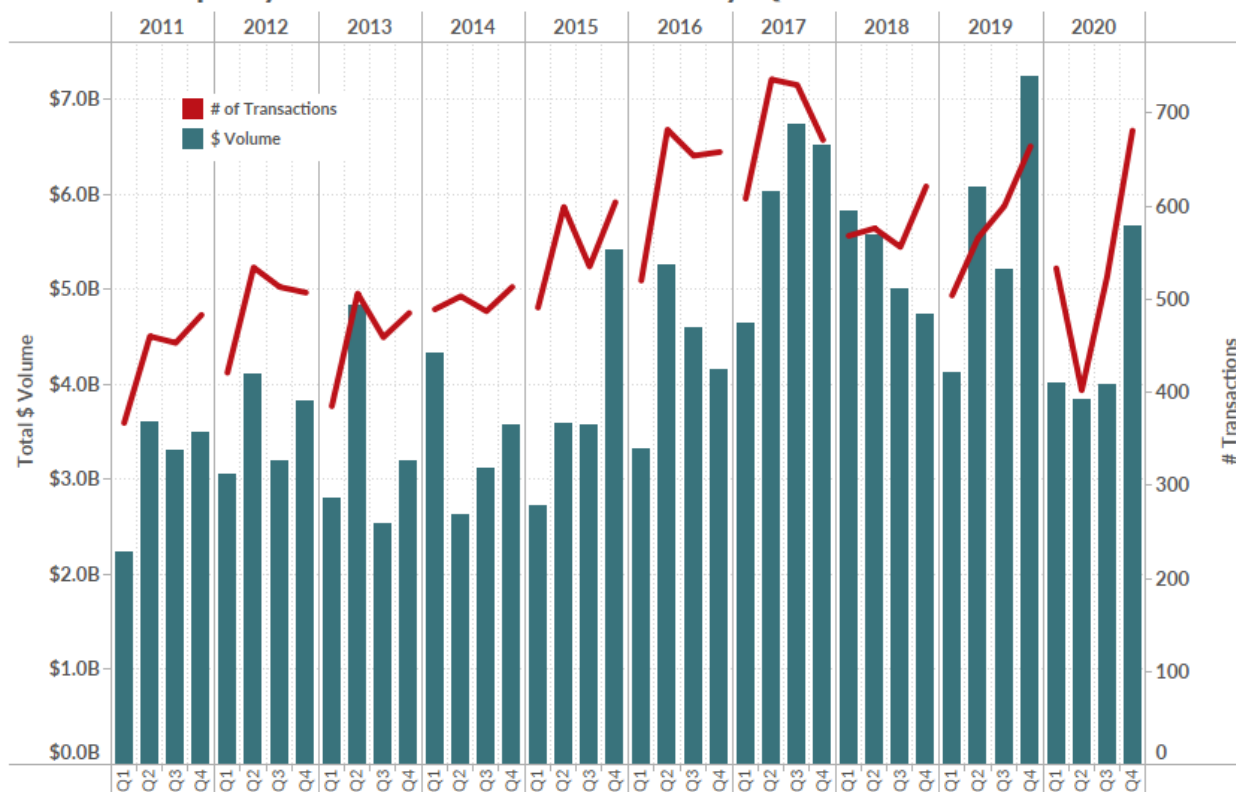


Q4 2020 Property Transactions - Total \$ Volume by Sector



Source: Altus Group

Property Transactions - All Sectors by Quarter



Source: Altus Group

Property Transactions by Quarter and Sector

Compared to the previous quarter, the Office, Retail, Industrial, Apartment, Hotel and Residential Land sectors all saw growth in Q4 2020.



Property Transactions - Total \$ Volume by Quarter & Sector

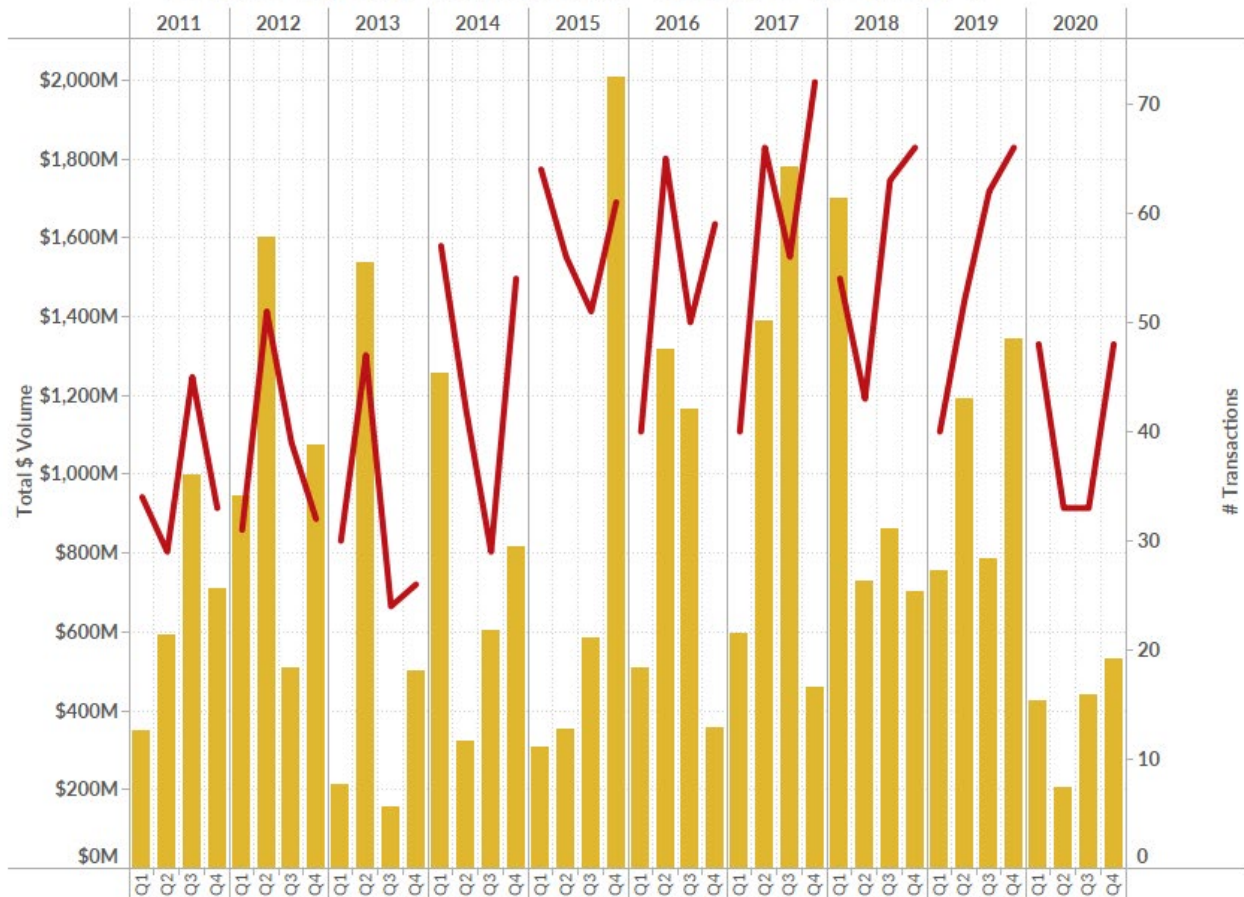


Source: Altus Group

Office Transactions

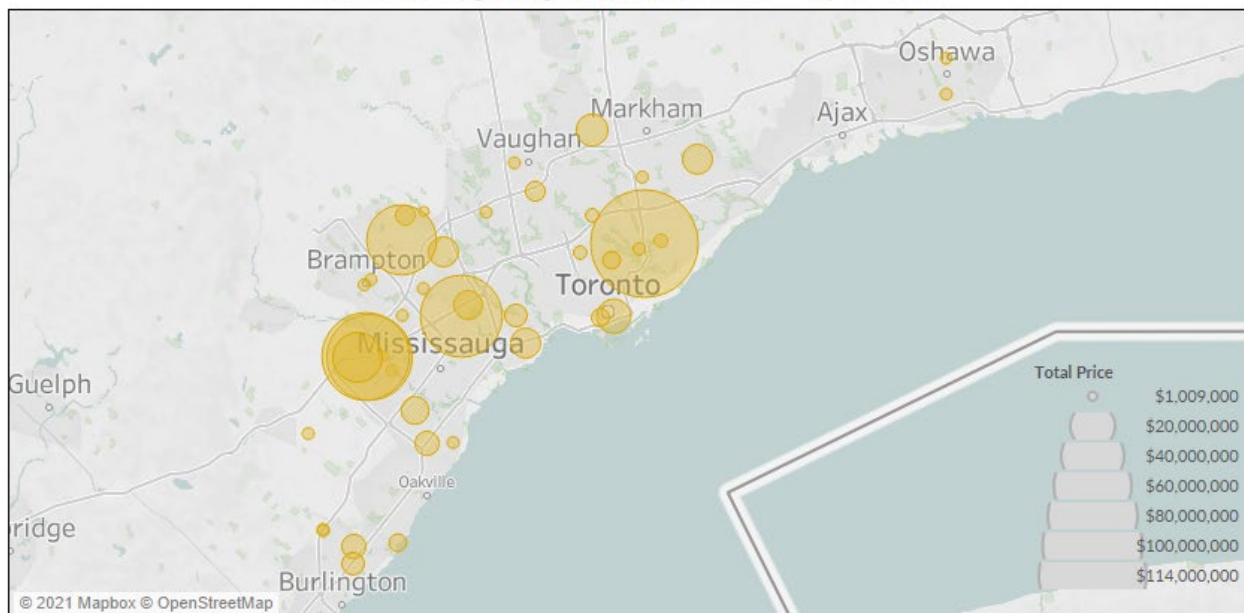
Struggles in the office market continued in Q4 2020 as work from home initiatives carry on into 2021. Transaction volumes were down 61% compared to Q4 2019.

Office Property Transactions - Q1 2011 to Q4 2020



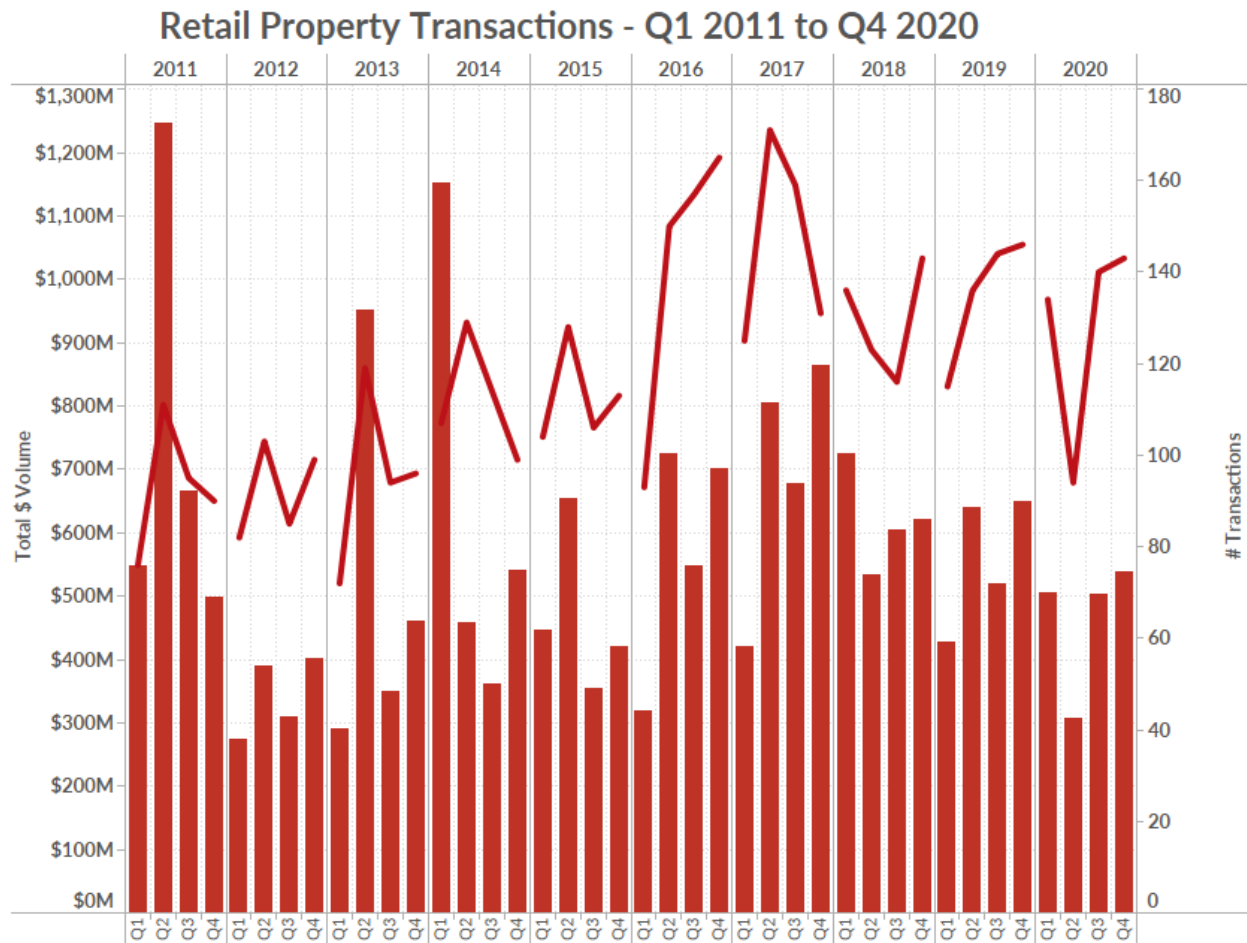
Source: Altus Group

Office Property Transactions - Q4 2020



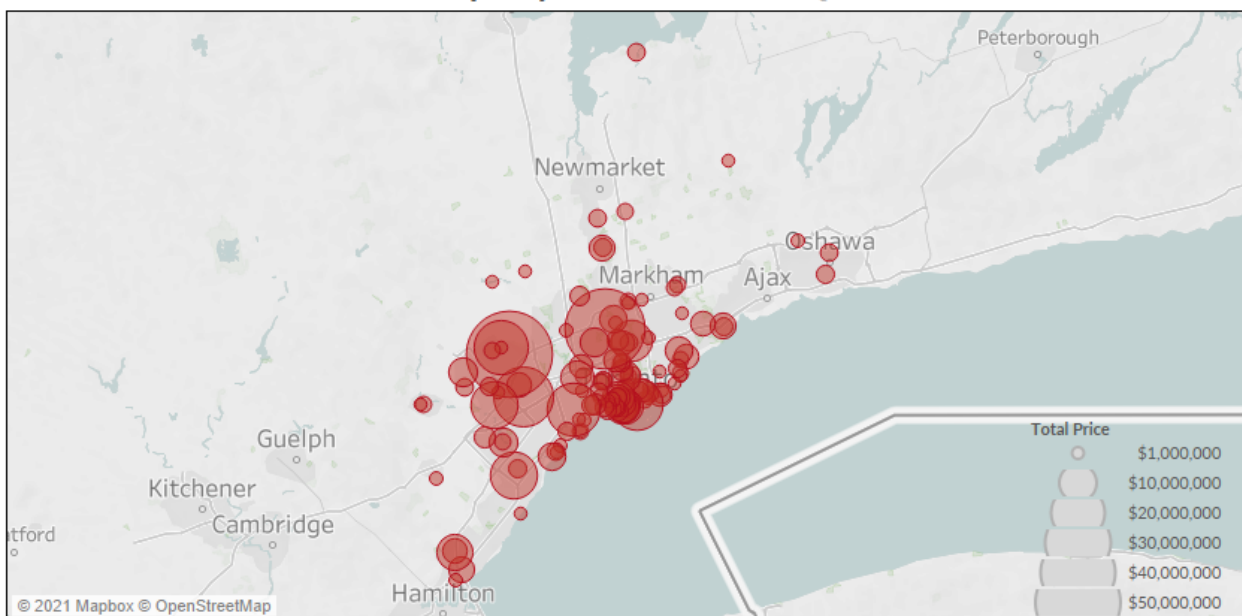
Retail Transactions

The GTA retail sector also continued to struggle in Q4 2020, as transaction volumes were down 17% year-over-year.



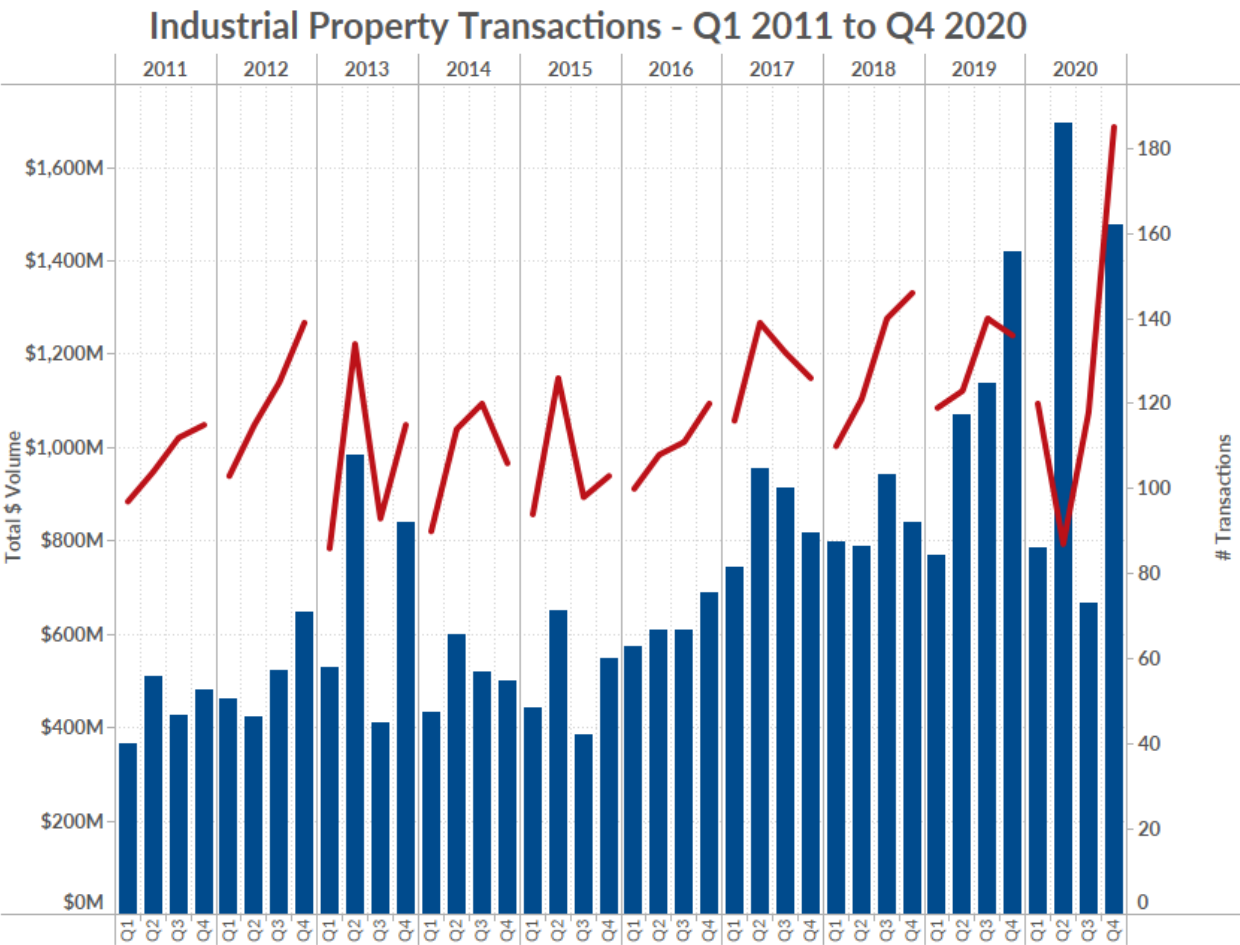
Source: Altus Group

Retail Property Transactions - Q4 2020



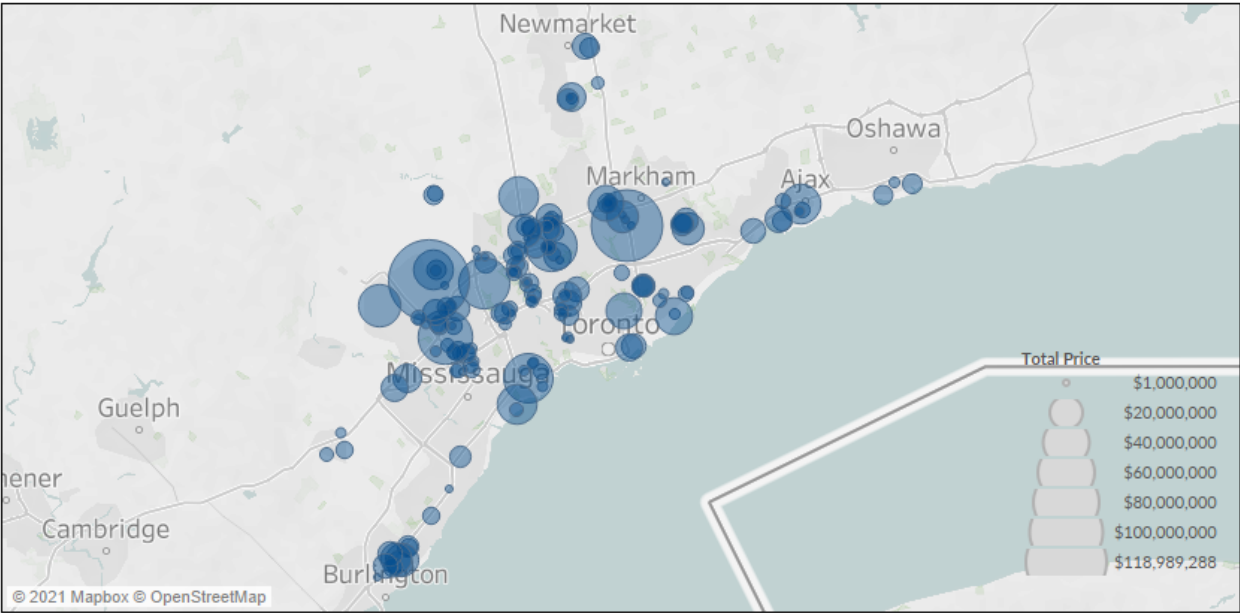
Industrial Transactions

The industrial market maintained its position as top performing sector in Q4 2020, reaching a total transaction volume of \$1.5B.



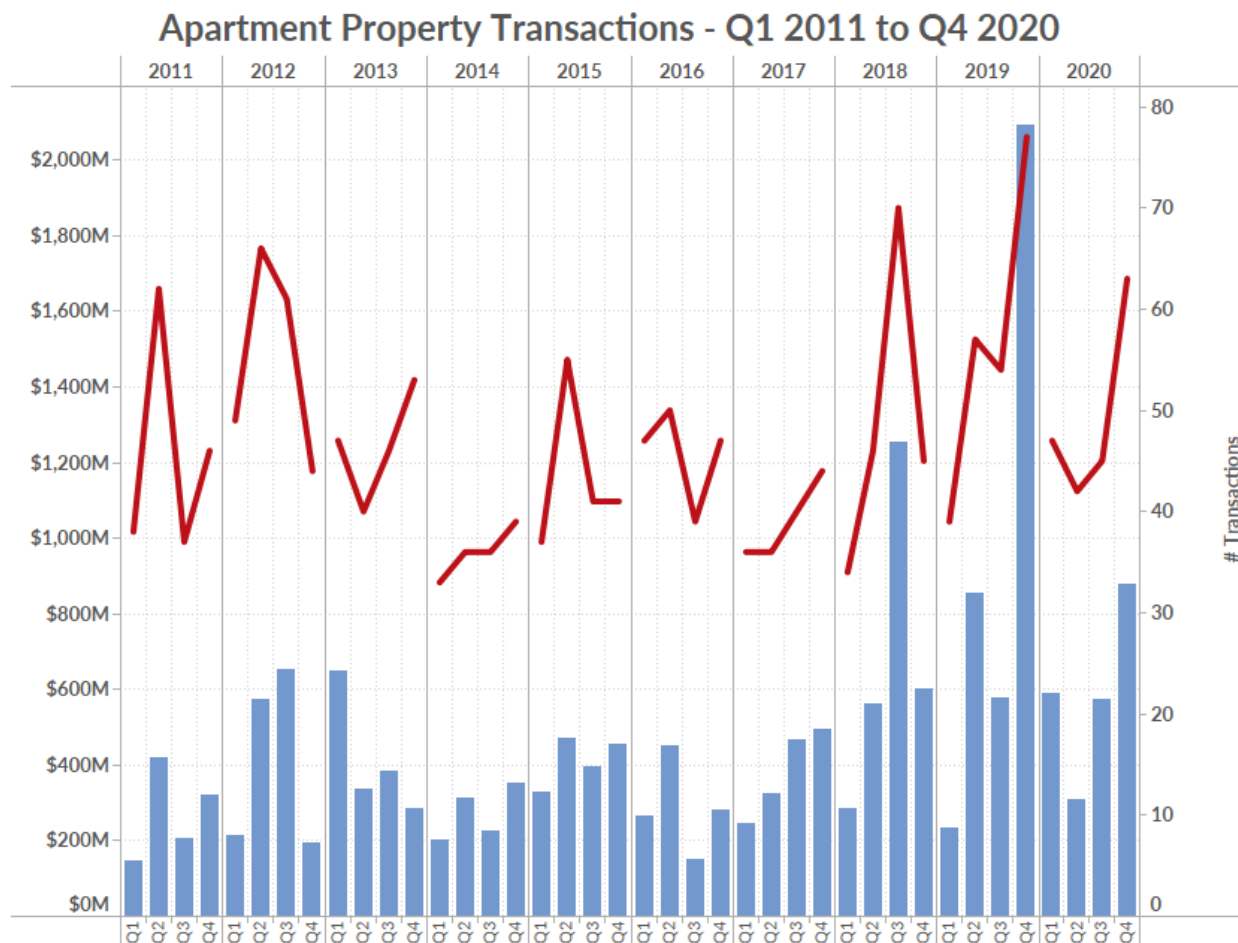
Source: Altus Group

Industrial Property Transactions - Q4 2020



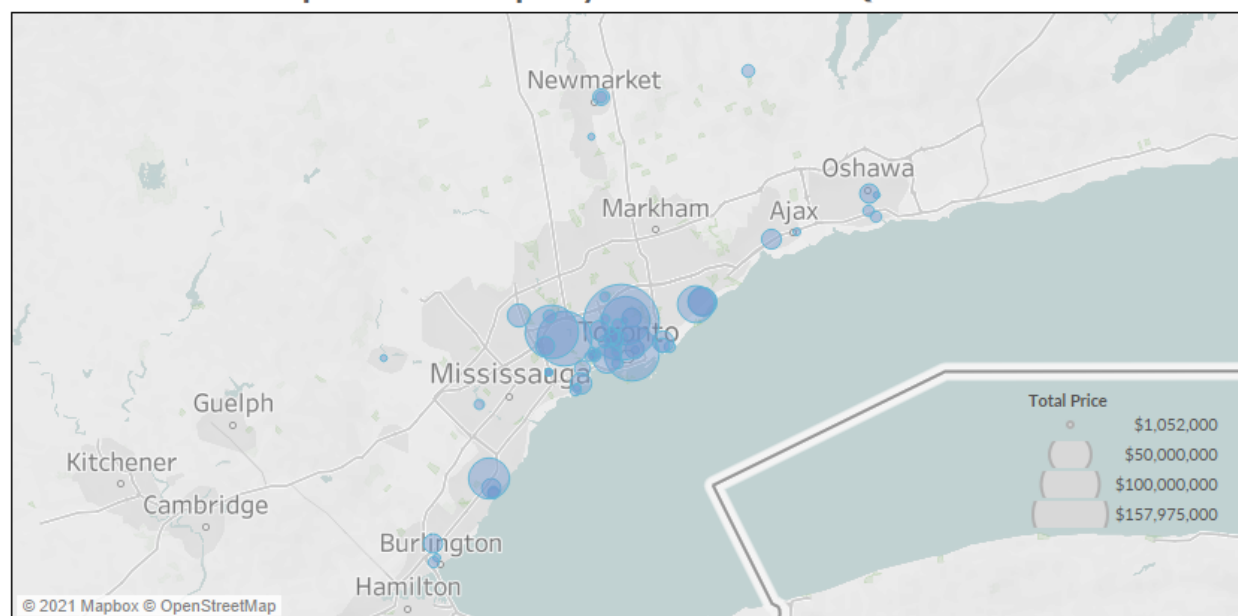
Apartment Transactions

While apartment transaction volumes in Q4 2020 were down 58% year-over-year from its record setting performance in Q4 2019, investments in the multi-family sector have been resilient in 2020.



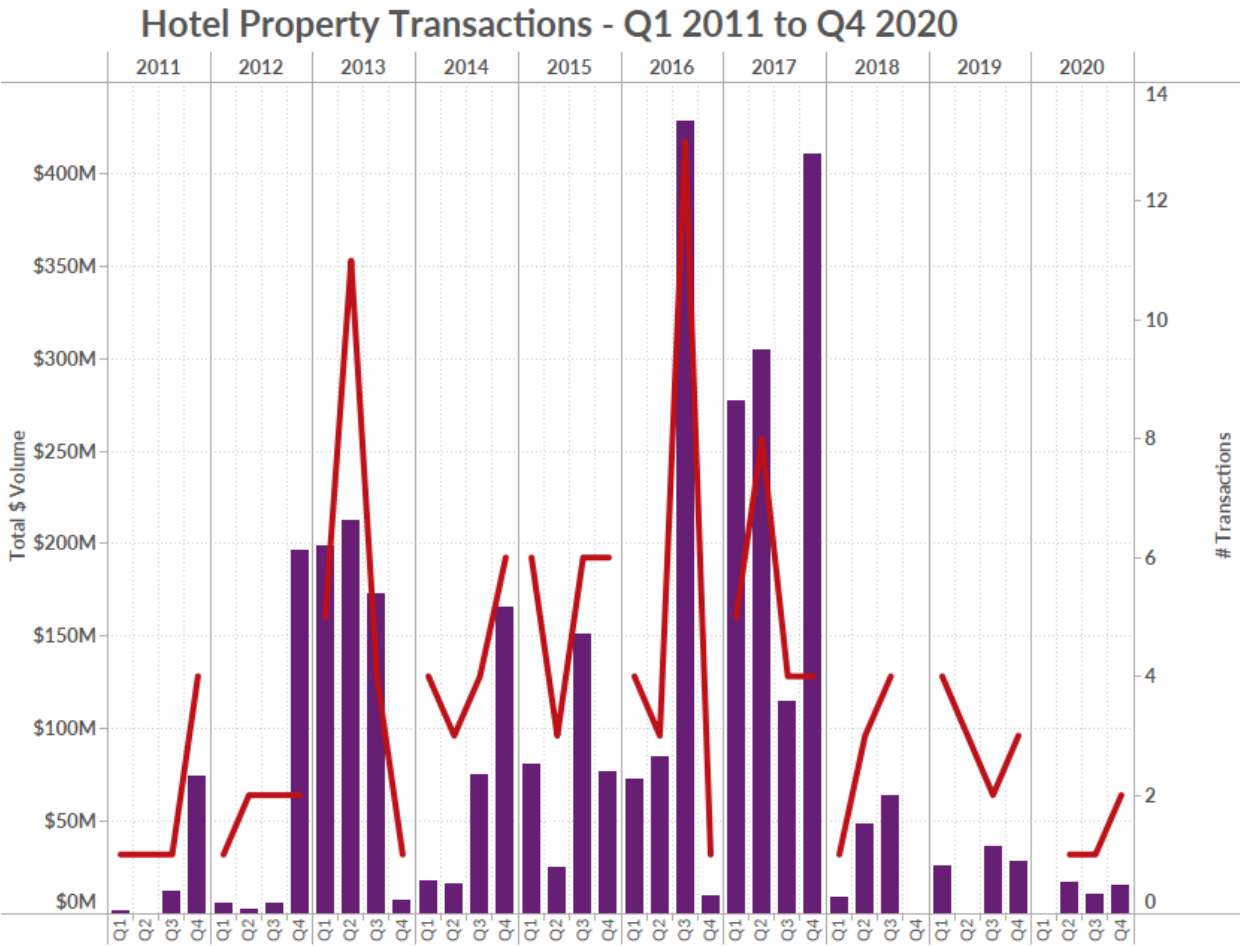
Source: Altus Group

Apartment Property Transactions - Q4 2020



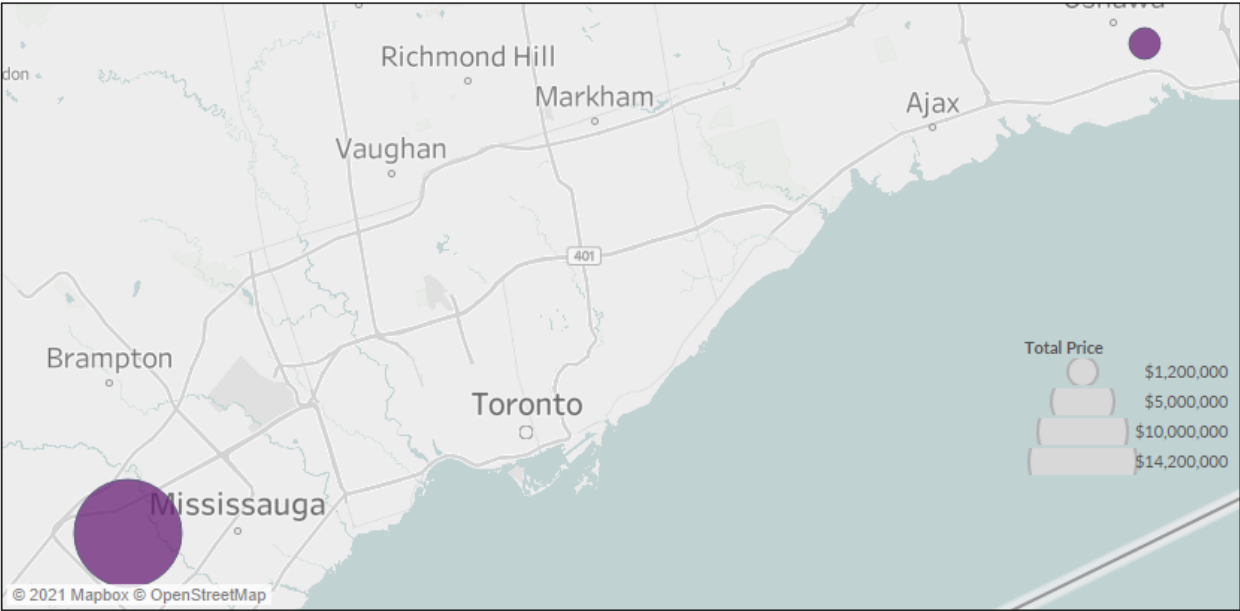
Hotel Transactions

While hotel investments have been inconsistent in the GTA, Q4 2020 did register two transactions worth \$15,000,000.



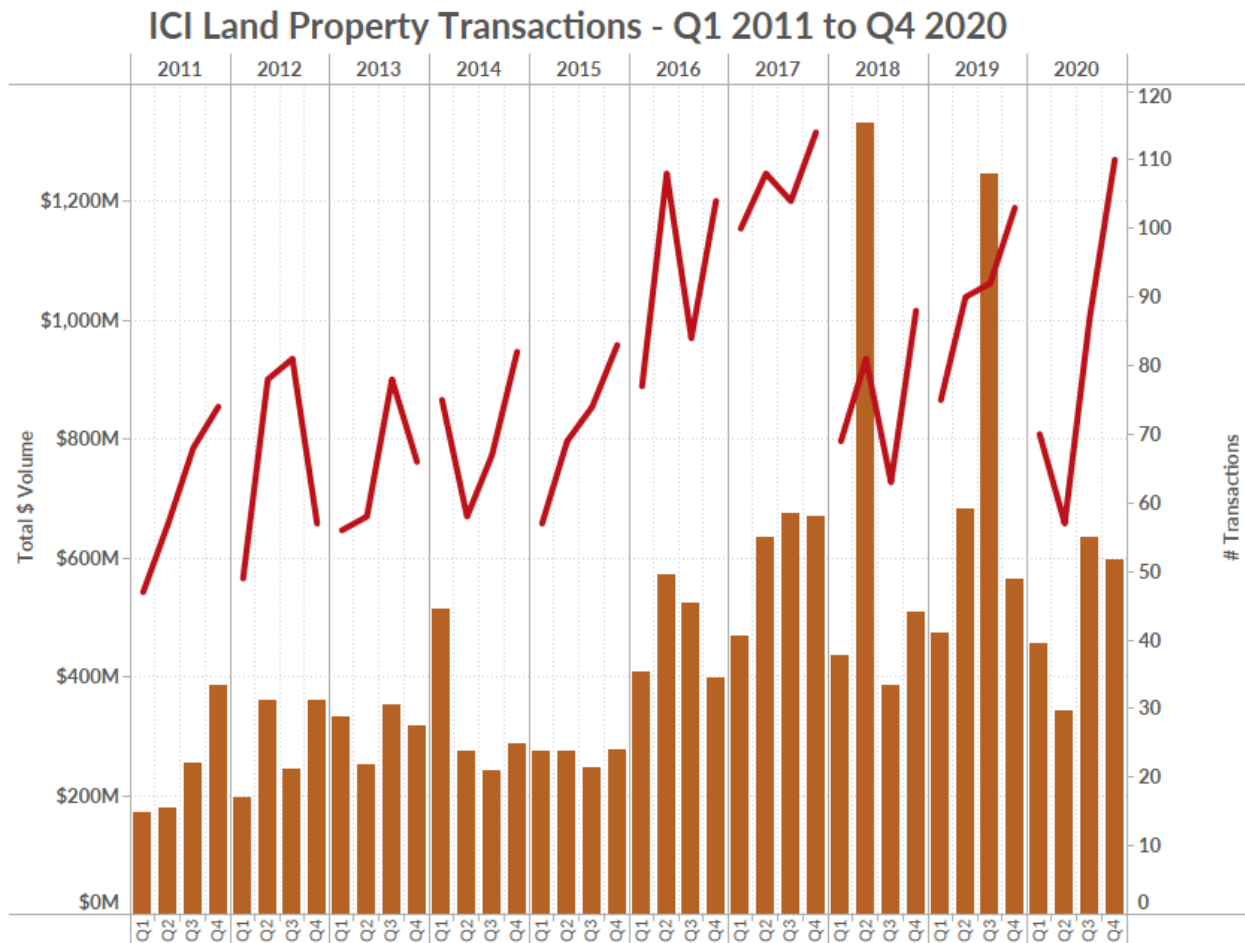
Source: Altus Group

Hotel Property Transactions - Q4 2020



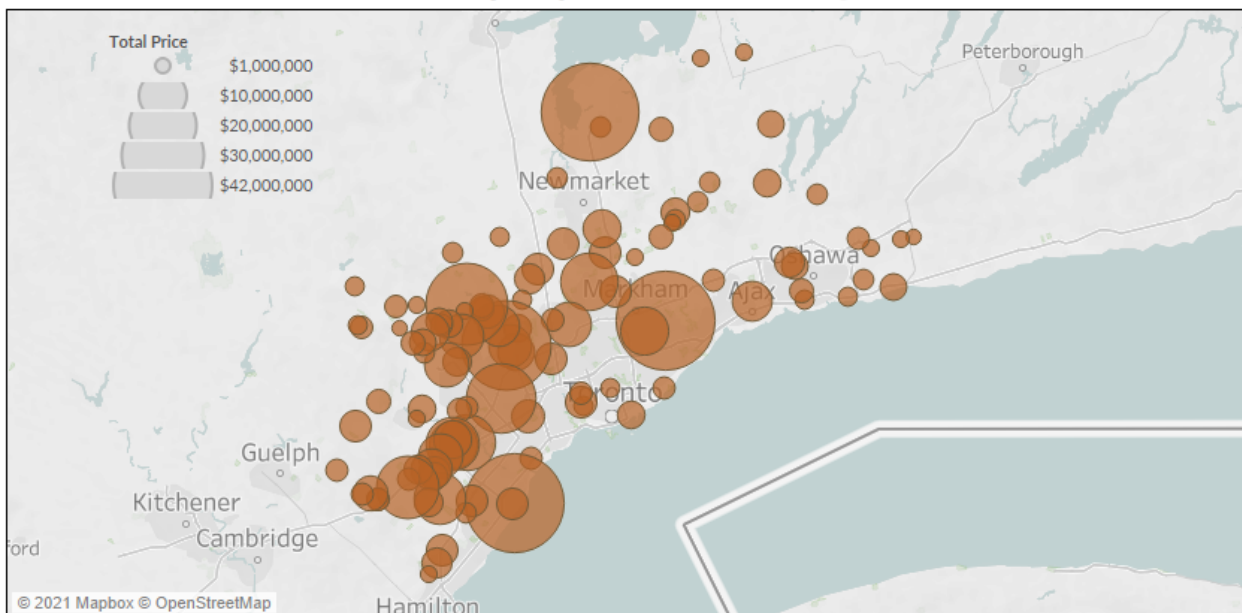
ICI Land Transactions

While ICI Land investments have been declining recently, transaction volumes in Q4 2020 were up 6% compared to Q4 2019 as activity picked up.



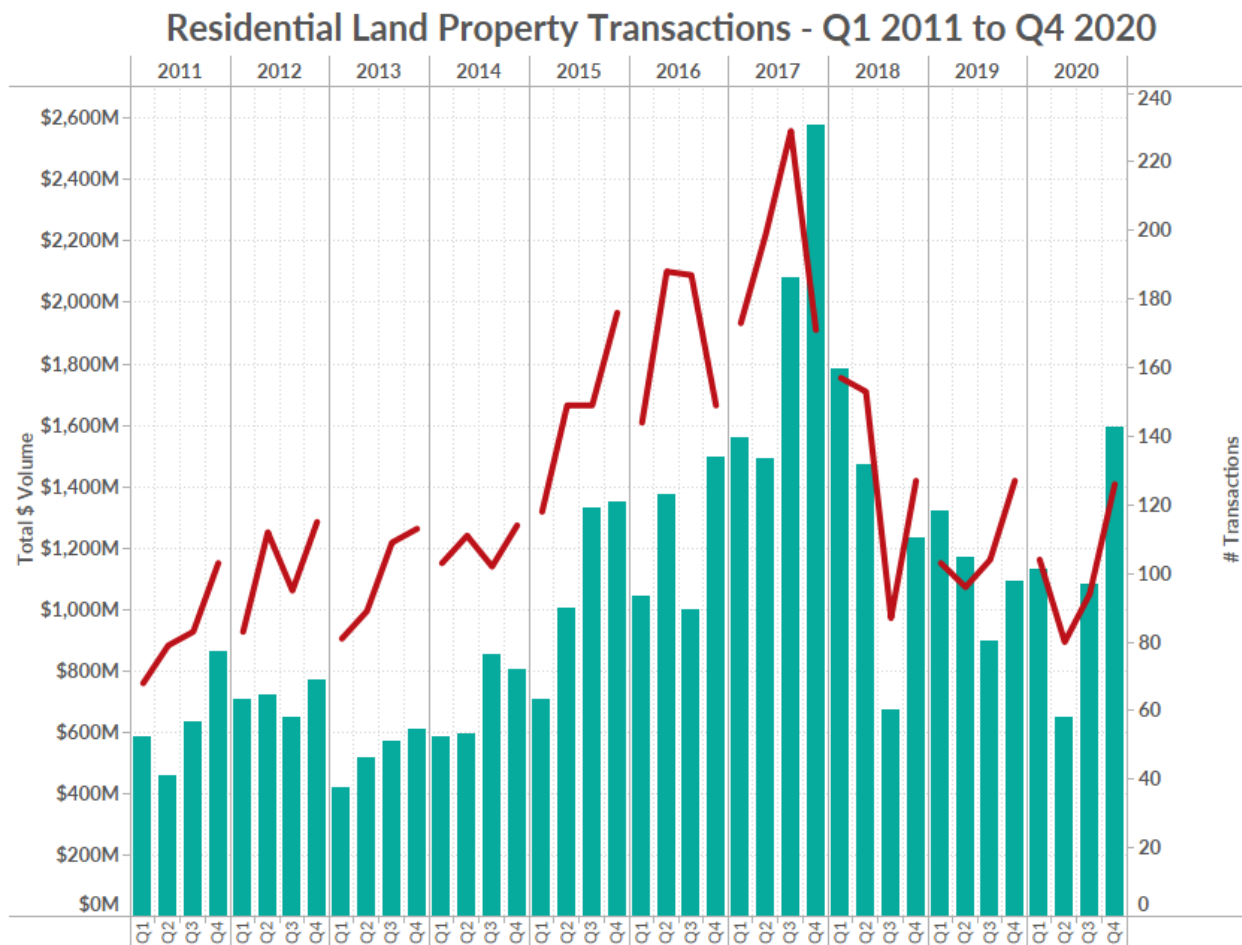
Source: Altus Group

ICI Land Property Transactions - Q4 2020



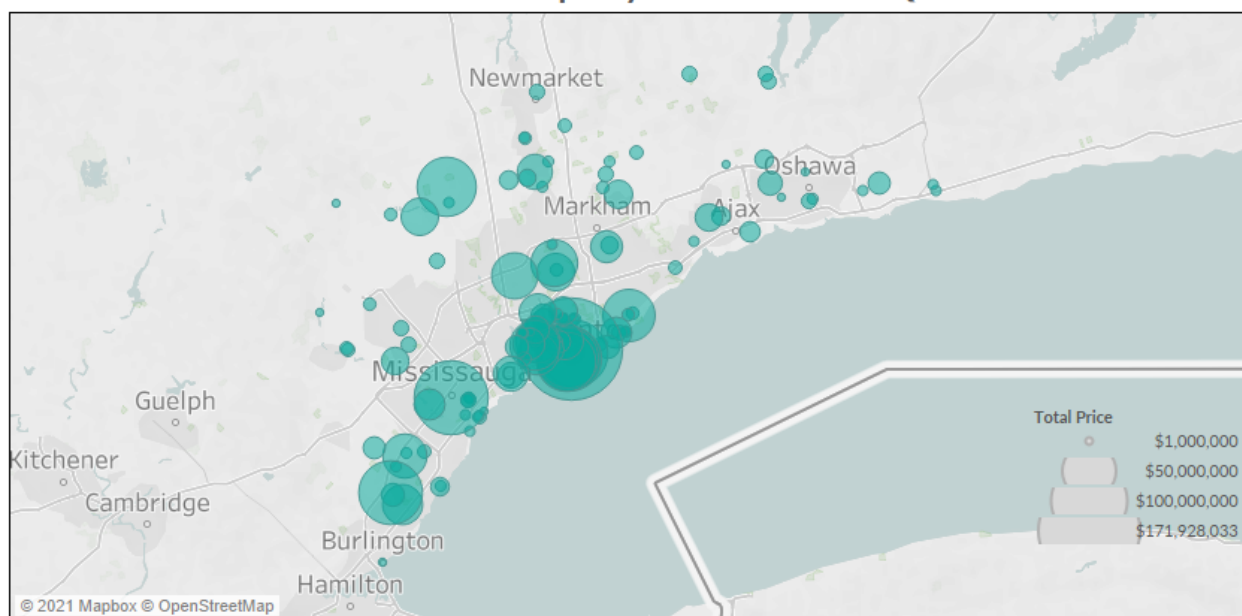
Residential Land Transactions

The residential land sector rebounded in Q4 2020, with transaction volumes up 46% from Q4 2019. The \$1.6B recorded represents the highest volume of any quarter since Q1 2018.



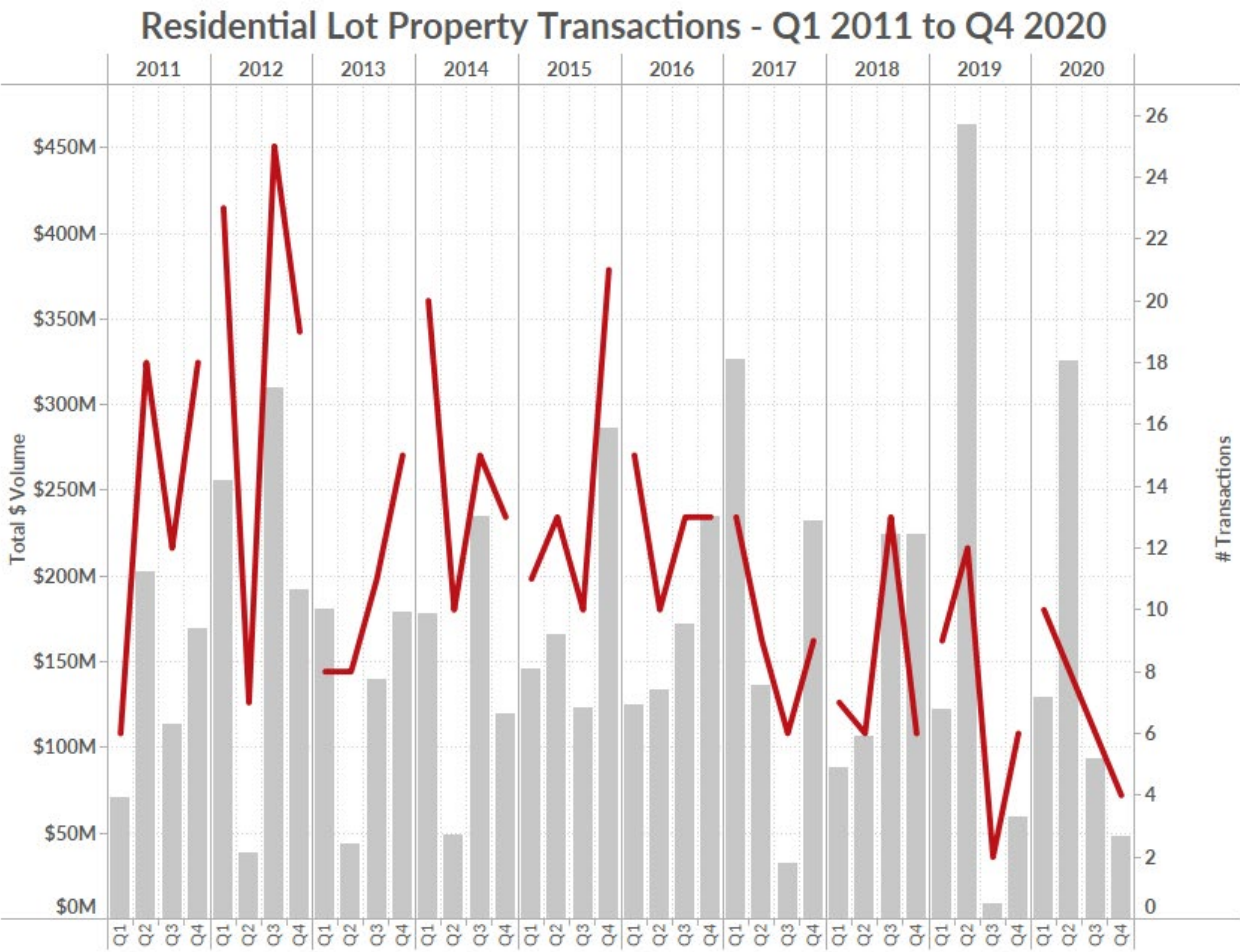
Source: Altus Group

Residential Land Property Transactions - Q4 2020



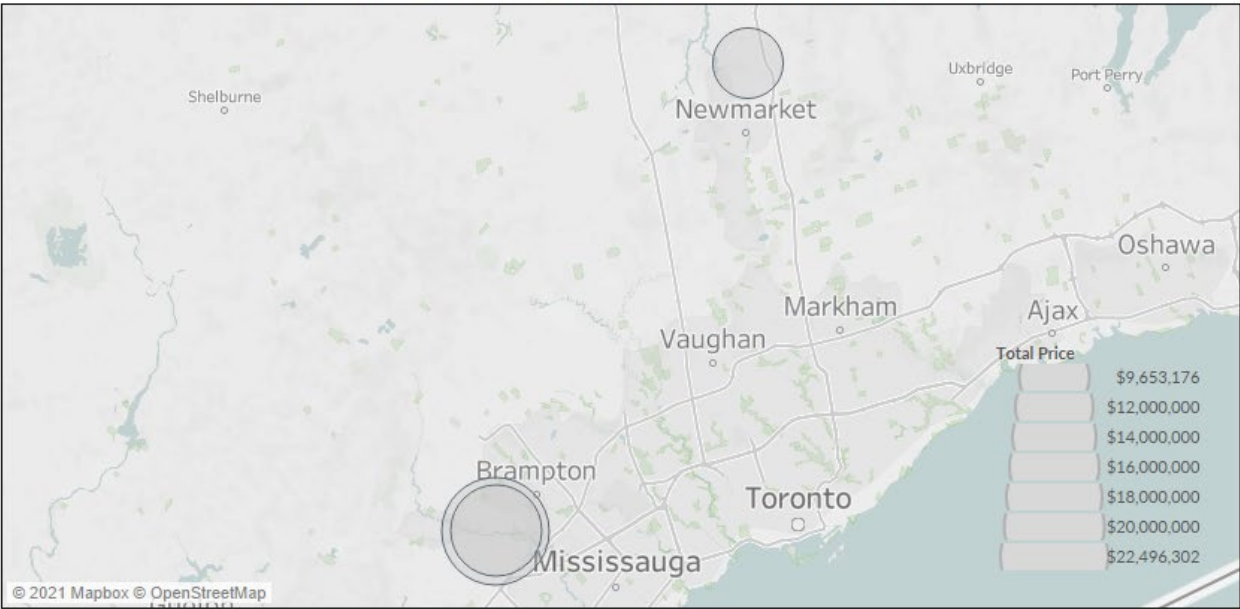
Residential Lots Transactions

Investments in residential lots declined again in Q4 2020 after relatively strong performances earlier in 2020.



Source: Altus Group

Residential Lot Property Transactions - Q4 2020



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