



Greater Toronto Area
Mississauga City Centre

New Homes High Rise Submarket Report
Data as of March 2021



Mississauga City Centre Submarket Report - March 2021



Mississauga City Centre		GTA
Active Projects	12	336
Total Units	7,004	90,168
Total Sales	6,473	76,104
Rem. Inv.	434	9,799
Avg. \$/SF	\$908	\$1,210
Avg. Project \$/SF	\$934	\$1,072
Avg. SF	828	983
Avg. \$	\$752,150	\$1,188,980
Current Month Sales (incl. active & sold out)	24	3,297

Development Applications

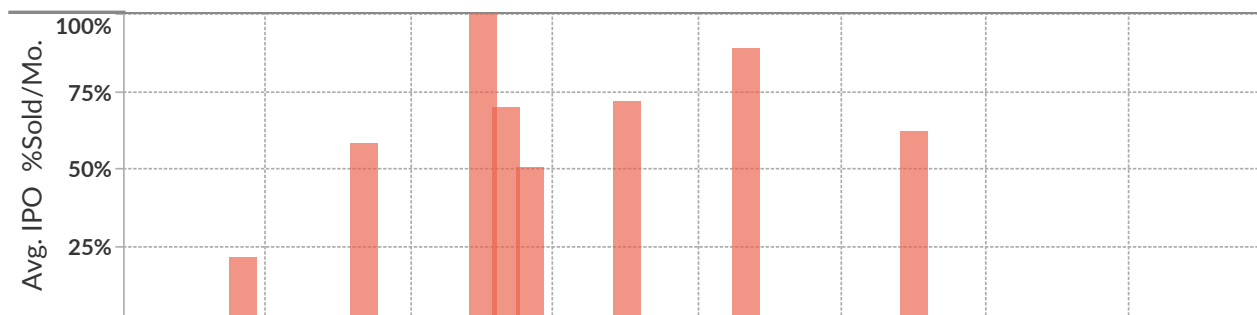
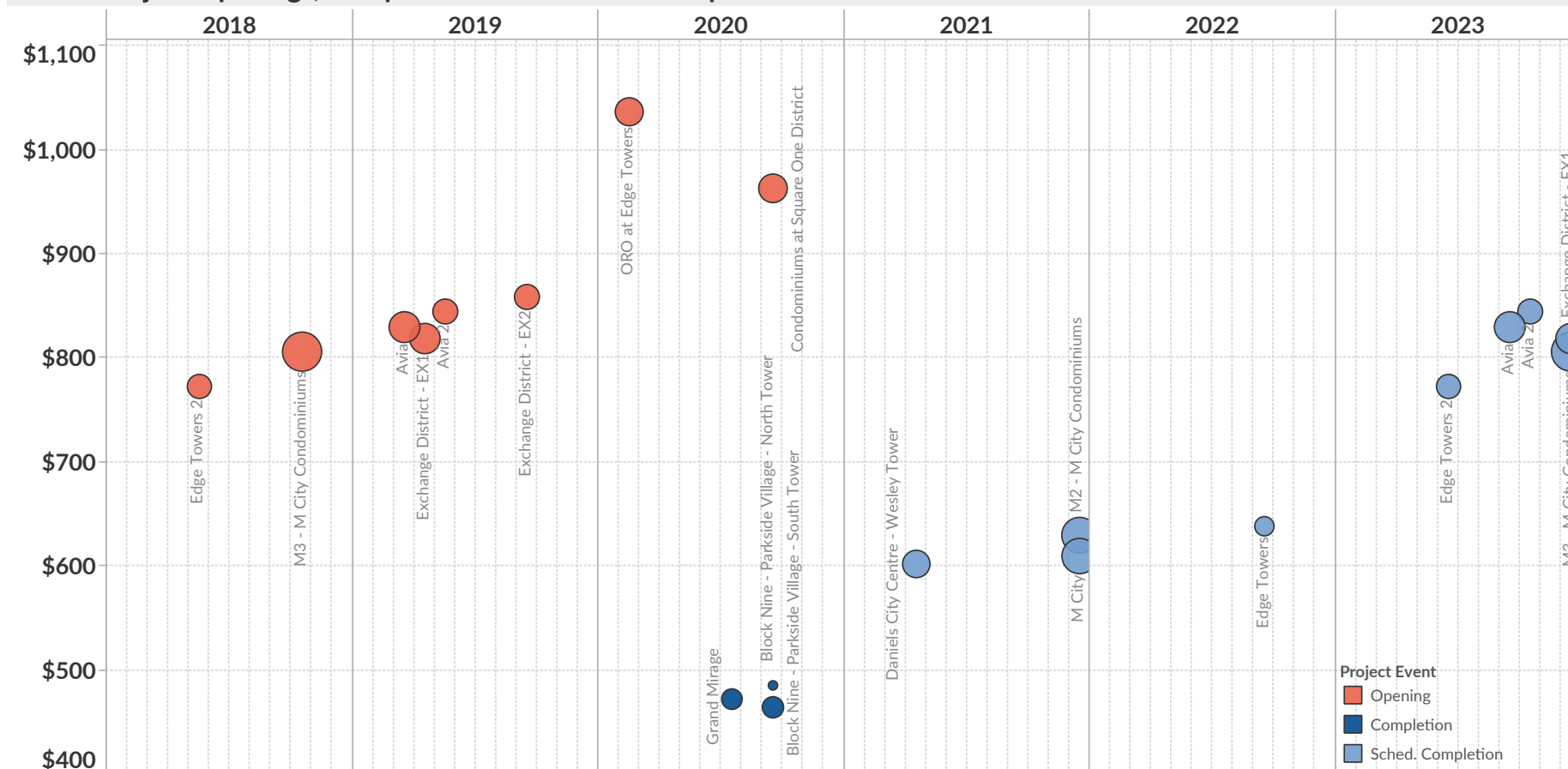
Mississauga City Centre		City of Toronto
Number of Dev. Apps.	0	480
Total Units		265,957
Min. Floor Space Index		0.1
Max. Floor Space Index		61.7
Avg. Floor Space Index		6.8

Submarket - Months of Inventory (calculated using current rem. inv. and last 12 month sales)

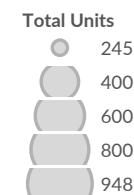


Mississauga City Centre Submarket Report - March 2021

Recent Project Openings, Completions & Scheduled Completions



The Avg. IPO % Sold/Month indicates the average % of units sold per project during the first 2 months after launch. Projects opening within the last 10 days of the current month will not have firm sales until the following month.



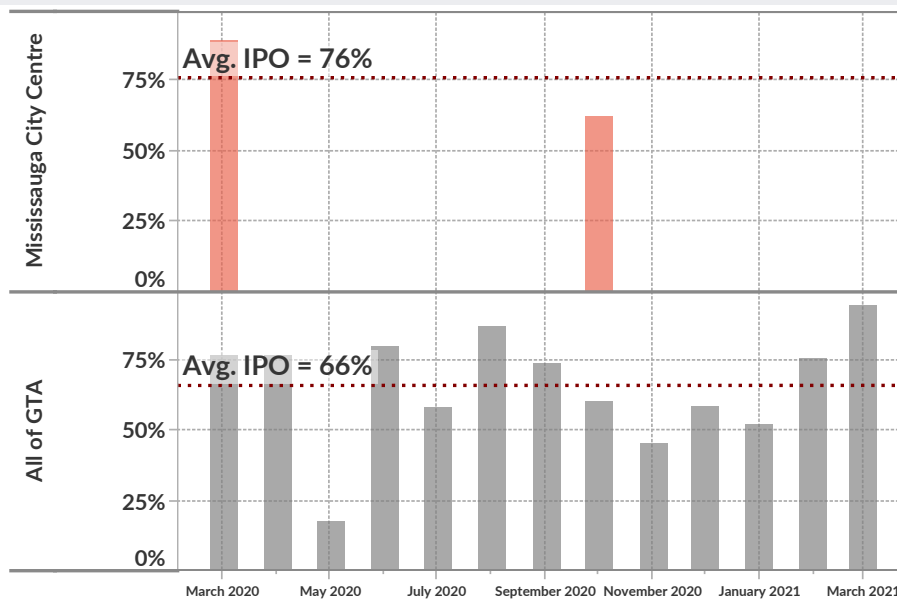
Mississauga City Centre Submarket Report - March 2021

Project Data by Unit Type

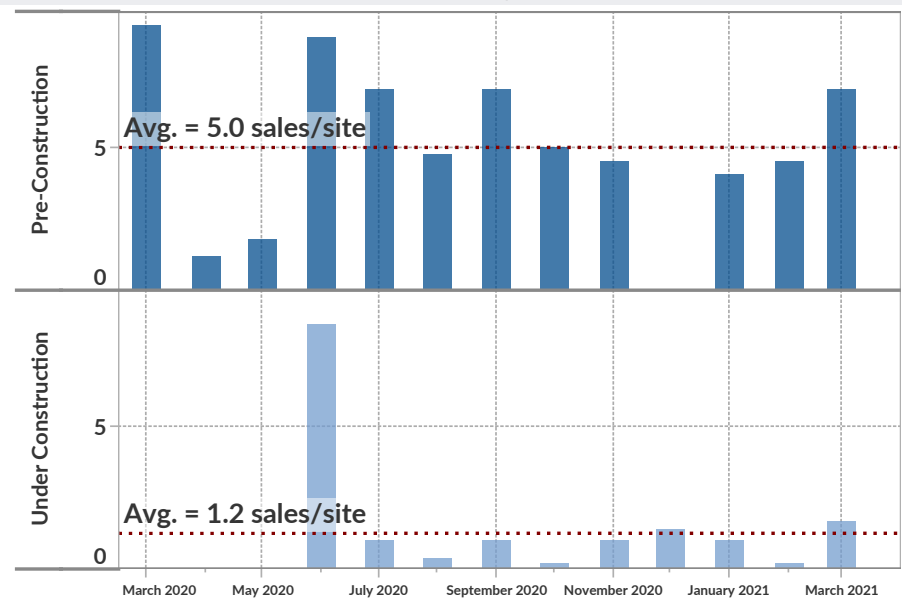
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	109	6	104	5
1 Bedroom	1,639	2	1,603	36
1 Bedroom + Den	1,689	6	1,632	57
2 Bedroom	2,754	9	2,573	181
2 Bedroom + Den	592	1	480	112
3 Bedroom & Up	110	0	67	43
Penthouse	14	0	14	0
Other				

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$983	435	482	\$436,900	\$464,900
\$1,028	460	560	\$477,900	\$580,900
\$1,081	555	740	\$412,900	\$790,900
\$932	645	1,155	\$426,900	\$1,154,400
\$875	799	1,468	\$513,900	\$1,392,900
\$745	961	1,849	\$594,900	\$1,900,000

IPO Launch Performance (first 2 months)

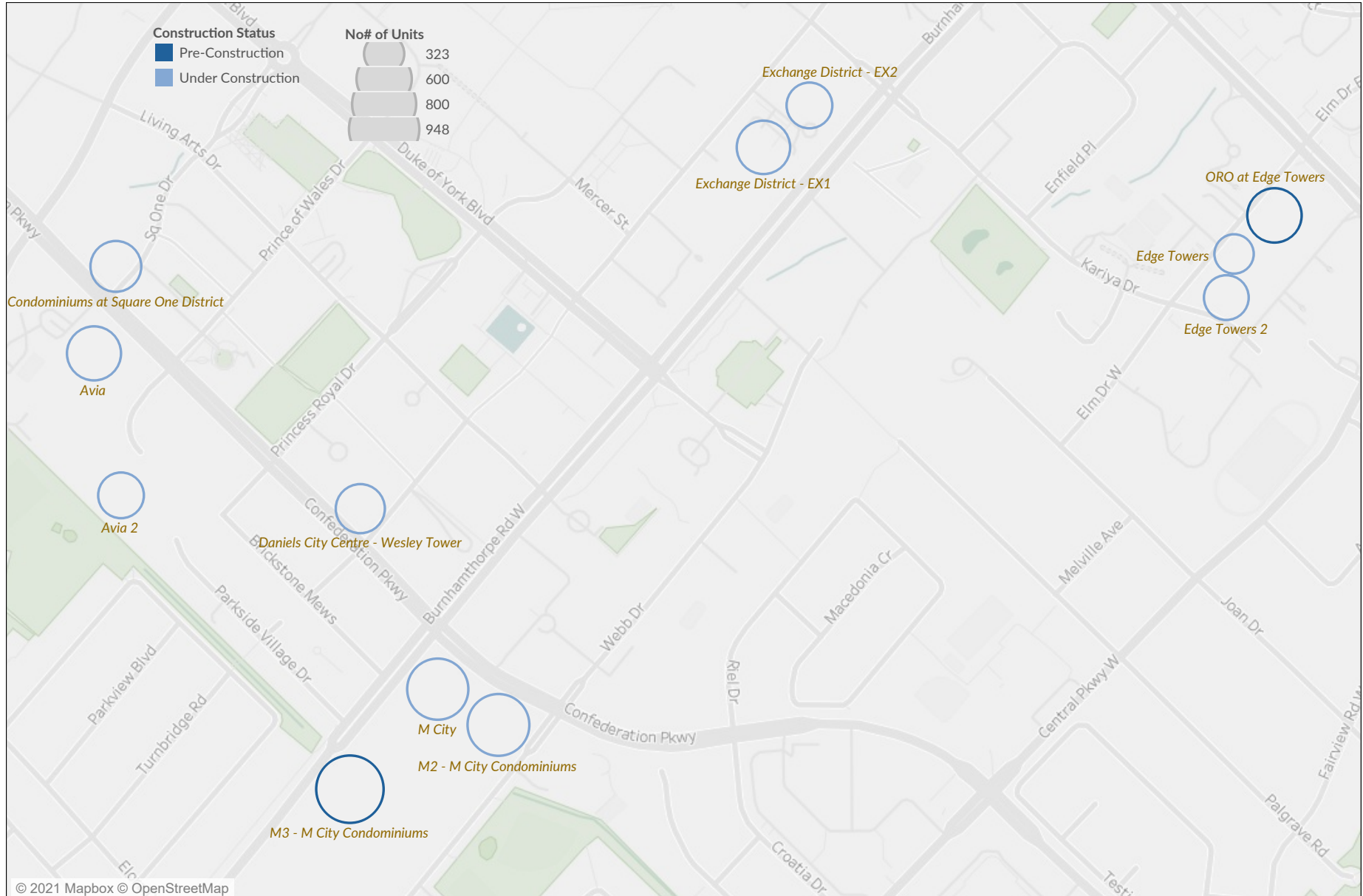


Post Launch Absorption: Mississauga City Centre



Mississauga City Centre Submarket Report - March 2021

Current Active Projects



Mississauga City Centre Submarket Report - March 2021

Current Active Project List

Site Name	Product Type	Month, Year of Occ Date	Current Month Sales	YTD	Rem. Inv.	Total Units	Original \$/SF	Project Avg. \$/SF
Avia 2 - Amacon Developments	Apartment	October 2023	0	1	38	436	\$845	\$924
Avia - Amacon Developments	Apartment	September 2023	0	0	7	610	\$830	\$877
Condominiums at Square One District - Daniels Corporation a..	Apartment	June 2024	8	22	175	539	\$963	\$957
Daniels City Centre - Wesley Tower - Daniels Corporation	Apartment	April 2021	0	0	10	503	\$602	\$743
Edge Towers 2 - Solmar Development Corp.	Apartment	June 2023	0	0	15	418	\$773	\$1,046
Edge Towers - Solmar Development Corp.	Apartment	September 2022	1	1	13	323	\$639	\$1,011
Exchange District - EX1 - Camrost Felcorp	Apartment	December 2023	0	0	7	595	\$819	\$1,060
Exchange District - EX2 - Camrost Felcorp	Apartment	November 2024	1	7	15	437	\$859	\$1,134
M City - Rogers Real Estate Development Limited and Urban ..	Apartment	December 2021	0	0	30	781	\$610	\$662
M2 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	December 2021	0	0	50	797	\$630	\$660
M3 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	December 2023	7	24	10	948	\$806	\$959
ORO at Edge Towers - Solmar Development Corp.	Apartment	October 2024	7	10	64	617	\$1,037	\$1,169

Mississauga City Centre Submarket Report - March 2021

Monthly Sales		Current GTA Active Projects							Dev. Apps.
Sub Market	Current Month Sales	Active Projects	Total Units	Total Sales	Rem. Inv.	Avg. \$/SF	Avg. SF	Avg. \$	Total Units
Bloor - Yorkville	54	16	5,477	4,445	445	\$2,156	1,507	\$3,249,723	9,998
Central Waterfront	76	9	4,721	3,876	832	\$1,517	1,033	\$1,566,060	19,434
Don Mills - York Mills	15	12	3,664	3,252	204	\$1,016	1,088	\$1,105,791	13,974
Downtown Core	989	7	4,237	3,561	336	\$1,765	782	\$1,380,371	19,143
Downtown East	285	21	7,347	6,428	682	\$1,269	808	\$1,025,017	15,953
Downtown West	509	29	10,543	8,998	1,118	\$1,459	903	\$1,316,907	21,954
Etobicoke Waterfront	0	1	602	457	36	\$1,354	845	\$1,143,608	7,446
Highway7 - Yonge	12	5	1,187	1,118	61	\$814	1,129	\$918,189	.
Mississauga City Centre	24	12	7,004	6,473	434	\$908	828	\$752,150	.
North Toronto	24	14	3,707	3,109	499	\$1,272	852	\$1,084,258	13,988
North Yonge Corridor	17	6	1,715	1,518	73	\$1,186	851	\$1,009,796	8,173
North York East	1	2	528	525	2	\$949	1,028	\$974,900	1,240
North York West	23	9	1,220	960	214	\$1,286	1,601	\$2,059,515	15,241
Not Applicable	1,037	141	28,404	23,324	3,541	\$842	957	\$806,225	92,760
Scarborough City Centre									2,245
Sheppard Corridor	165	10	2,437	2,016	404	\$1,141	912	\$1,040,689	8,665
Thornhill	31	6	1,720	1,500	210	\$1,089	1,234	\$1,344,323	.
Toronto East	2	12	1,533	1,136	182	\$1,148	864	\$991,982	3,308
Toronto West	31	17	3,461	2,891	382	\$1,174	1,000	\$1,174,628	13,544
Yonge - St. Clair	2	7	661	517	144	\$1,766	1,444	\$2,550,694	3,536

Copyright © Altus Group Limited

Altus Group Limited, makes no representation about the accuracy, completeness, or the suitability of the material represented herein for the particular purposes of any reader and such material may not be copied, duplicated or re-distributed in any form or by any means without the prior written permission of Altus Group Limited. Altus Group Limited assumes no responsibility or liability without limitation for any errors or omissions in the information contained in the material represented. E&O.E.