



Greater Toronto Area
Mississauga City Centre

New Homes High Rise Submarket Report
Data as of April 2021



Mississauga City Centre Submarket Report - April 2021



Mississauga City Centre			GTA	
Active Projects	13		340	
Total Units	7,939		92,806	
Total Sales	7,215		78,055	
Rem. Inv.	417		10,715	
Avg. \$/SF	\$913		\$1,222	
Avg. Project \$/SF	\$943		\$1,076	
Avg. SF	856		964	
Avg. \$	\$781,515		\$1,178,878	
Current Month Sales (incl. active & sold out)		732	3,619	

Development Applications

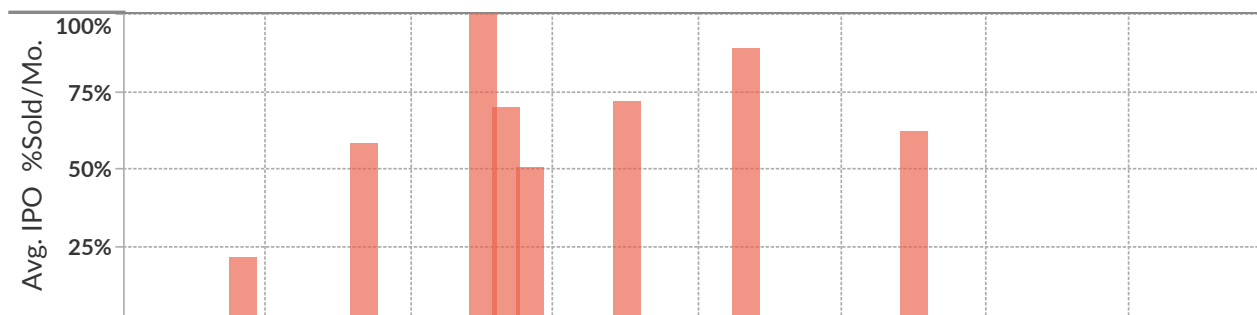
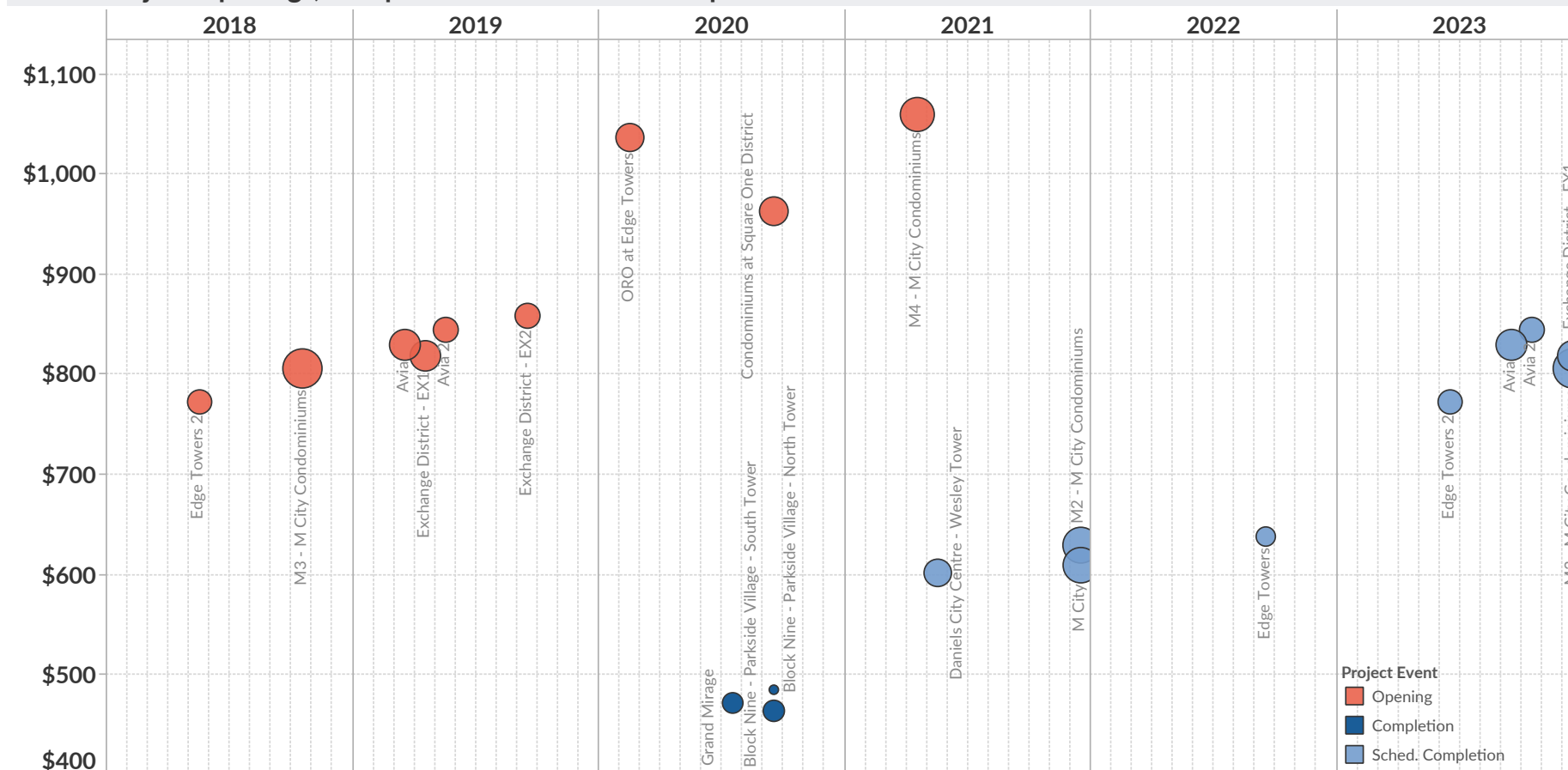
Mississauga City Centre		City of Toronto	
Number of Dev. Apps.	0	480	
Total Units		259,614	
Min. Floor Space Index		0.1	
Max. Floor Space Index		61.7	
Avg. Floor Space Index		6.8	

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

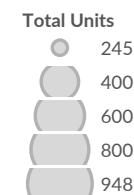


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Recent Project Openings, Completions & Scheduled Completions



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.



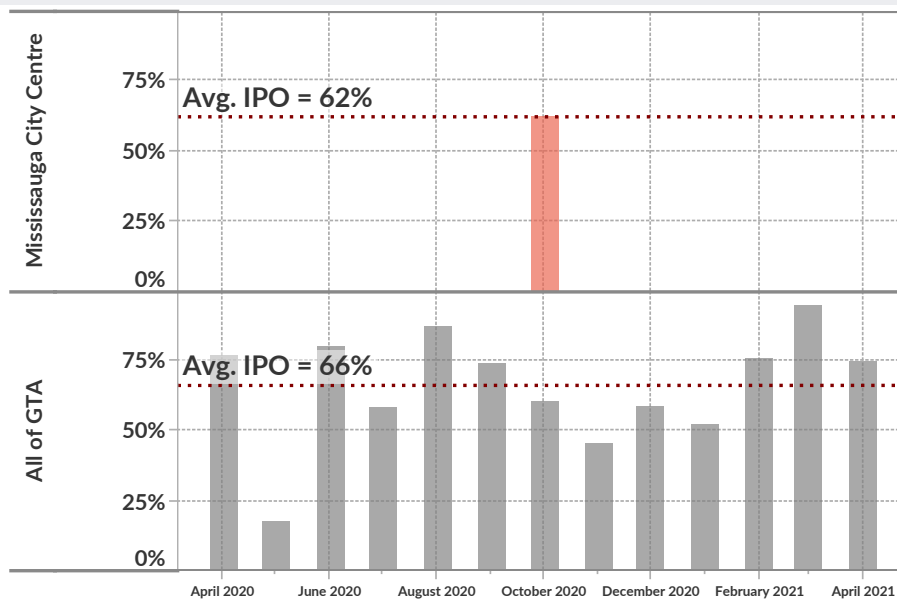
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Project Data by Unit Type

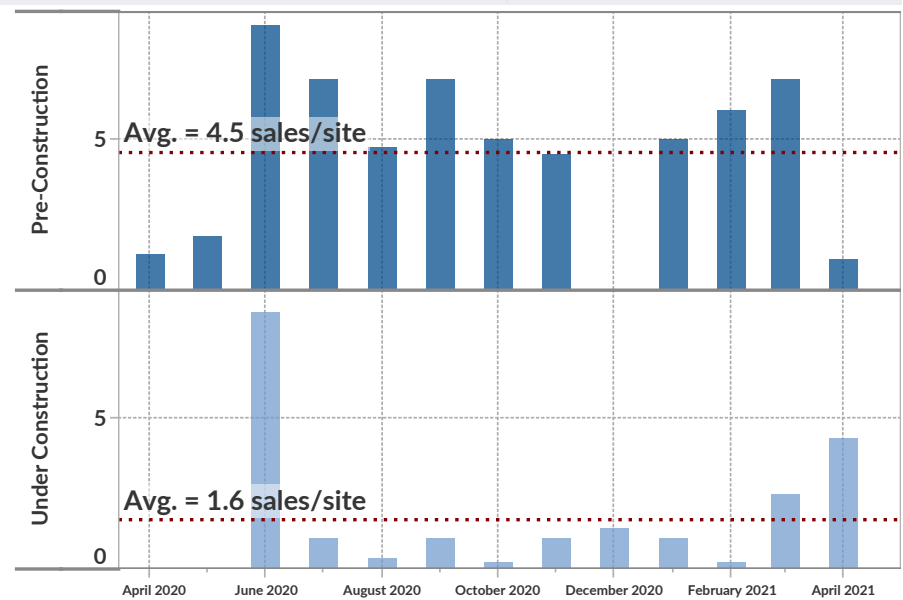
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	109	0	104	5
1 Bedroom	1,836	214	1,827	9
1 Bedroom + Den	1,902	211	1,843	59
2 Bedroom	3,052	293	2,866	186
2 Bedroom + Den	593	4	484	109
3 Bedroom & Up	126	10	77	49
Penthouse	14	0	14	0
Other				

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$983	435	482	\$436,900	\$464,900
\$1,091	460	492	\$485,900	\$559,900
\$1,091	488	740	\$412,900	\$790,900
\$943	649	1,155	\$426,900	\$1,154,400
\$873	799	1,468	\$513,900	\$1,392,900
\$772	870	1,849	\$594,900	\$1,900,000

IPO Launch Performance (first 2 months)

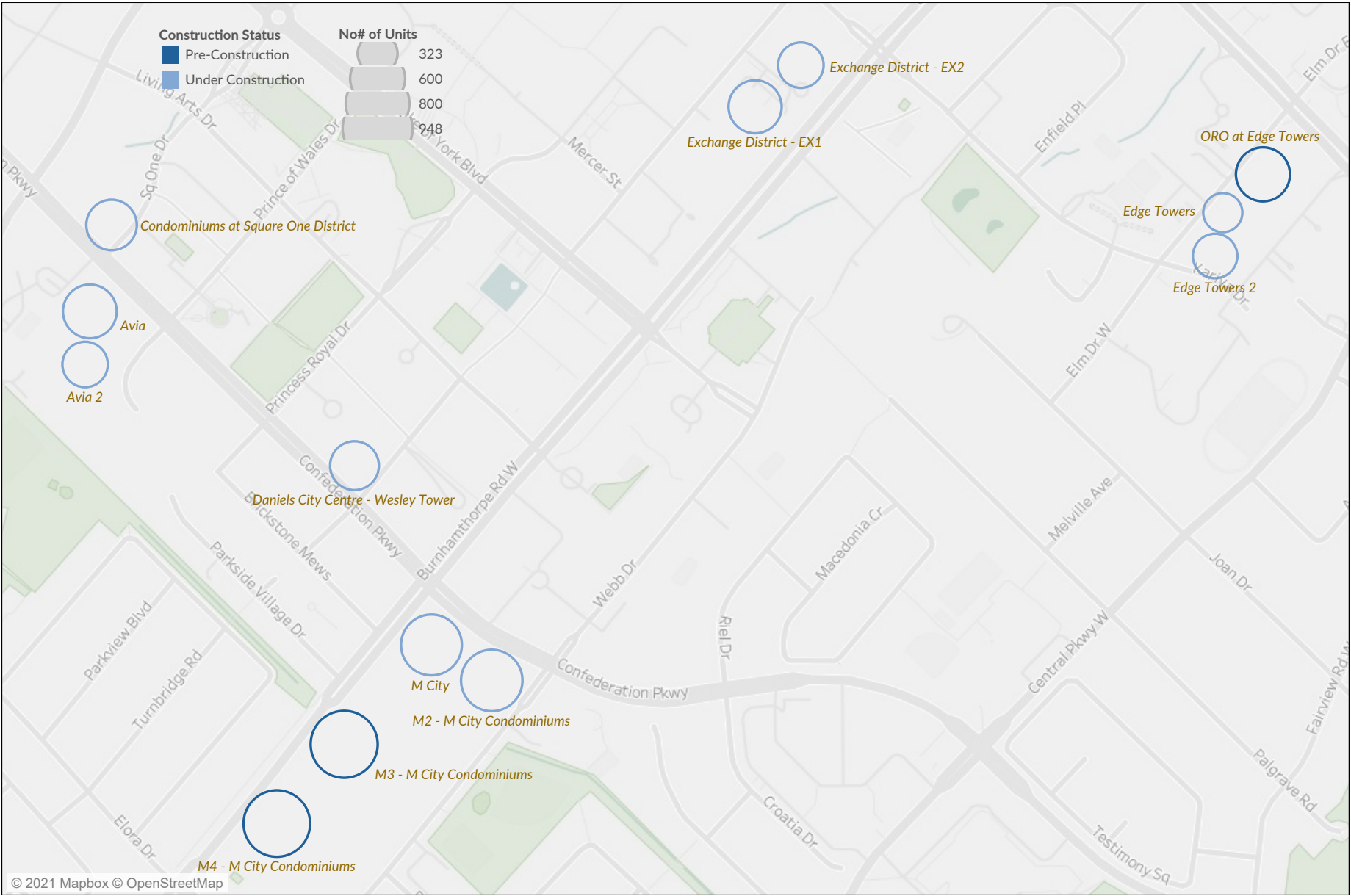


Post Launch Absorption: Mississauga City Centre



Mississauga City Centre Submarket Report - April 2021

Current Active Projects



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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	26	58	139	539	\$963	\$959
Daniels City Centre - Wesley Tower - Daniels Corporation	Apartment	May 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	0	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	0	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	2	26	8	948	\$806	\$957
M4 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	January 2027	703	703	22	935	\$1,060	\$1,053
ORO at Edge Towers - Solmar Development Corp.	Apartment	October 2024	1	11	63	617	\$1,037	\$1,169

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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	8	16	5,476	4,453	437	\$2,158	1,518	\$3,276,546	8,832
Central Waterfront	33	9	4,721	3,908	800	\$1,519	1,049	\$1,594,374	19,434
Don Mills - York Mills	13	12	3,683	3,265	191	\$1,014	1,096	\$1,111,746	13,974
Downtown Core	30	7	4,237	3,591	306	\$1,779	805	\$1,431,852	18,616
Downtown East	111	22	7,795	6,507	1,198	\$1,311	668	\$875,828	14,922
Downtown West	72	29	10,538	9,071	1,071	\$1,461	911	\$1,330,784	19,053
Etobicoke Waterfront	3	1	602	463	30	\$1,341	842	\$1,129,067	7,446
Highway7 - Yonge	4	5	1,187	1,122	57	\$816	1,134	\$925,433	.
Mississauga City Centre	732	13	7,939	7,215	417	\$913	856	\$781,515	.
North Toronto	5	14	3,707	3,114	494	\$1,271	849	\$1,079,214	13,529
North Yonge Corridor	5	6	1,715	1,523	68	\$1,187	858	\$1,018,376	8,127
North York East	0	2	528	525	2	\$949	1,028	\$974,900	206
North York West	28	9	1,220	983	191	\$1,298	1,685	\$2,186,518	15,556
Not Applicable	2,015	138	28,647	23,512	3,695	\$840	986	\$828,230	92,402
Scarborough City Centre									2,245
Sheppard Corridor	92	10	2,434	2,108	312	\$1,116	981	\$1,094,137	7,745
Thornhill	100	8	1,977	1,601	366	\$1,054	1,019	\$1,073,961	.
Toronto East	18	12	1,533	1,307	116	\$1,109	964	\$1,069,418	3,237
Toronto West	346	20	4,206	3,266	824	\$1,203	877	\$1,054,333	14,488
Yonge - St. Clair	4	7	661	521	140	\$1,767	1,451	\$2,565,247	3,539

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