

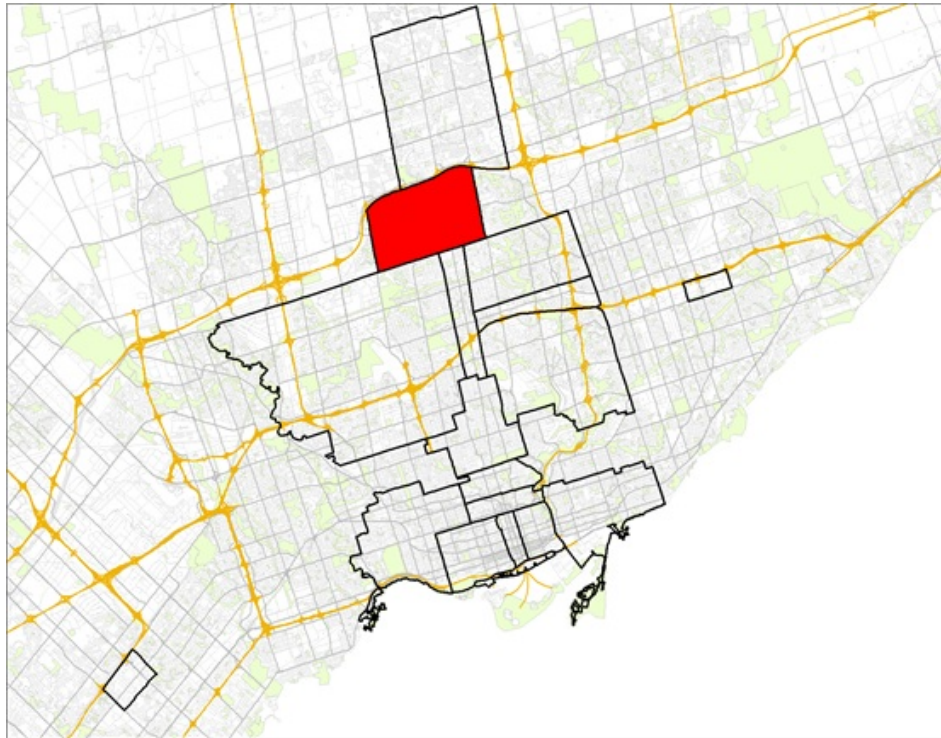


Greater Toronto Area
Thornhill

New Homes High Rise Submarket Report
Data as of June 2021



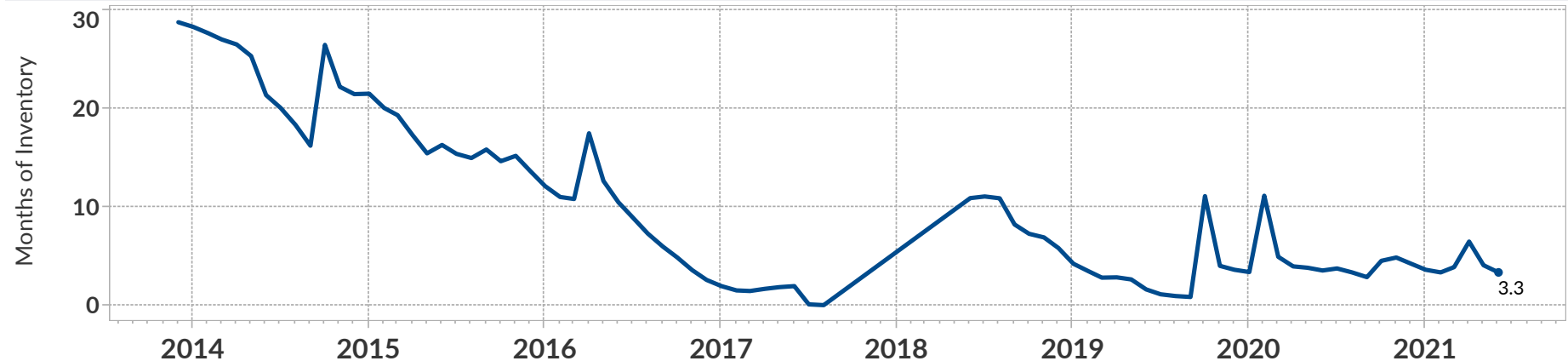
Thornhill Submarket Report - June 2021



Thornhill		GTA
Active Projects	8	334
Total Units	1,967	85,993
Total Sales	1,747	76,497
Rem. Inv.	220	9,496
Avg. \$/SF	\$1,068	\$1,224
Avg. Project \$/SF	\$944	\$1,102
Avg. SF	1,165	994
Avg. \$	\$1,244,038	\$1,215,921
Current Month Sales (incl. active & sold out)	43	2,775

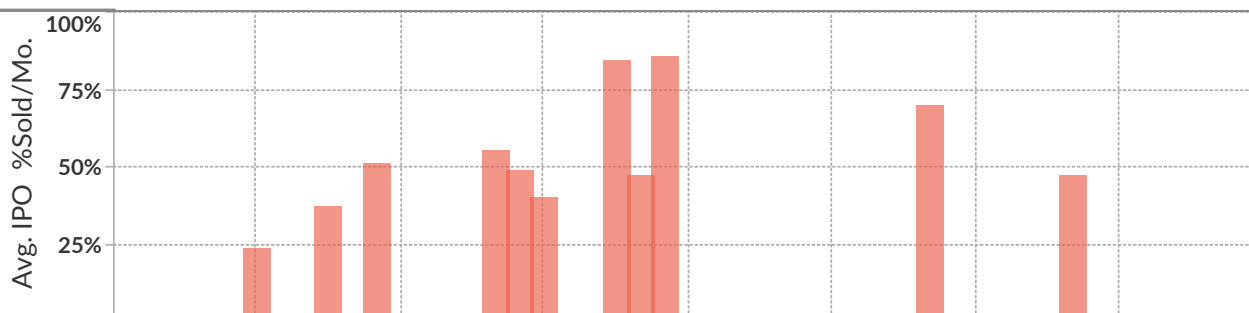
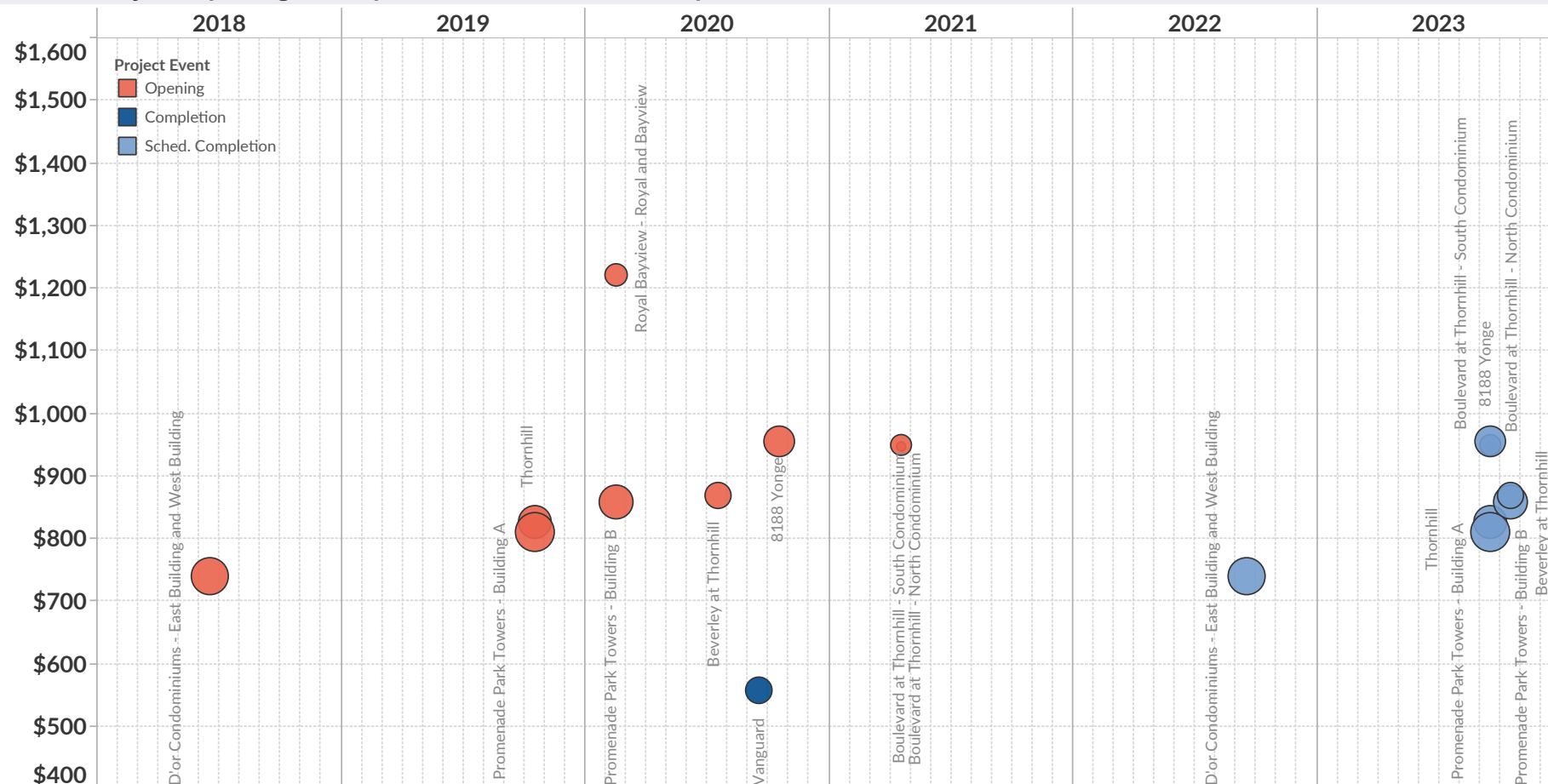
Development Applications		
Thornhill		City of Toronto
Number of Dev. Apps.	0	504
Total Units		276,211
Min. Floor Space Index		0.1
Max. Floor Space Index		61.7
Avg. Floor Space Index		6.8

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

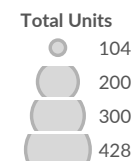


Thornhill Submarket Report - June 2021

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.



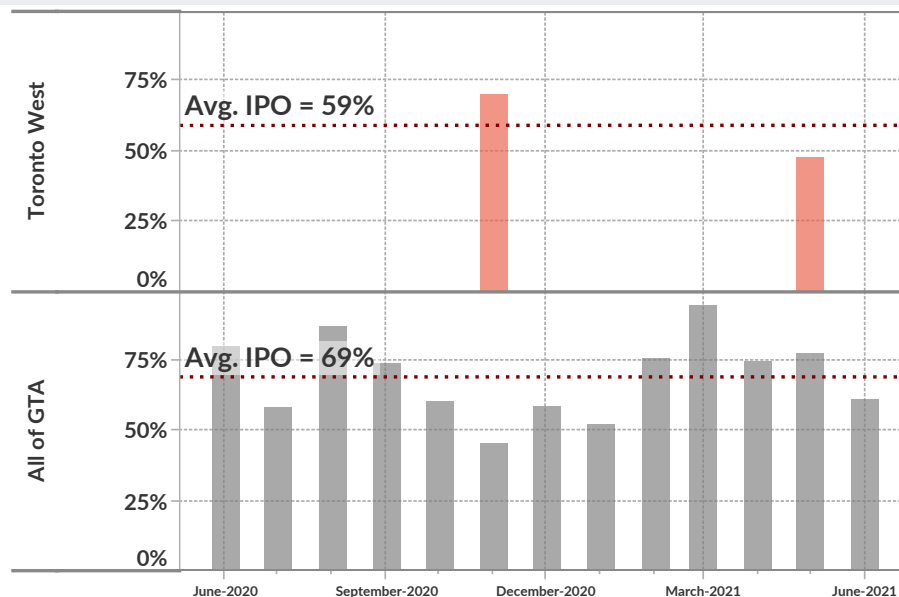
Thornhill Submarket Report - June 2021

Project Data by Unit Type

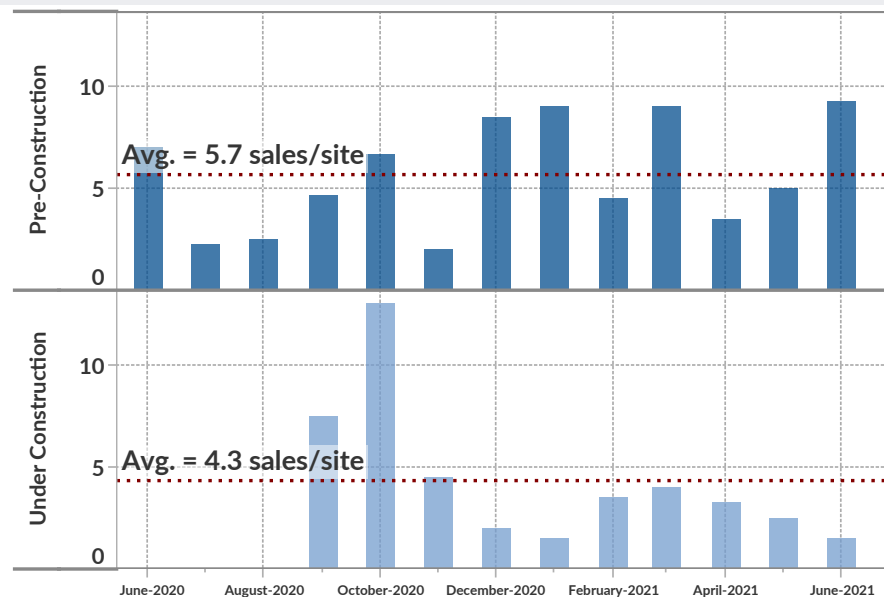
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	14	0	9	5
1 Bedroom	394	11	379	15
1 Bedroom + Den	779	12	731	48
2 Bedroom	445	15	390	55
2 Bedroom + Den	259	4	201	58
3 Bedroom & Up	45	0	21	24
Penthouse	15	1	14	1
Other	16	0	2	14

Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$973	523	530	\$508,000	\$515,900
\$1,013	497	1,161	\$491,900	\$1,270,000
\$963	539	931	\$519,900	\$970,000
\$1,158	694	2,143	\$659,900	\$2,810,000
\$1,105	829	2,375	\$784,300	\$2,800,000
\$988	1,013	2,390	\$856,900	\$2,850,000
\$1,386	1,997	2,628	\$2,858,000	\$3,550,000
\$897	1,134	2,090	\$930,900	\$1,998,100

IPO Launch Performance (first 2 months)

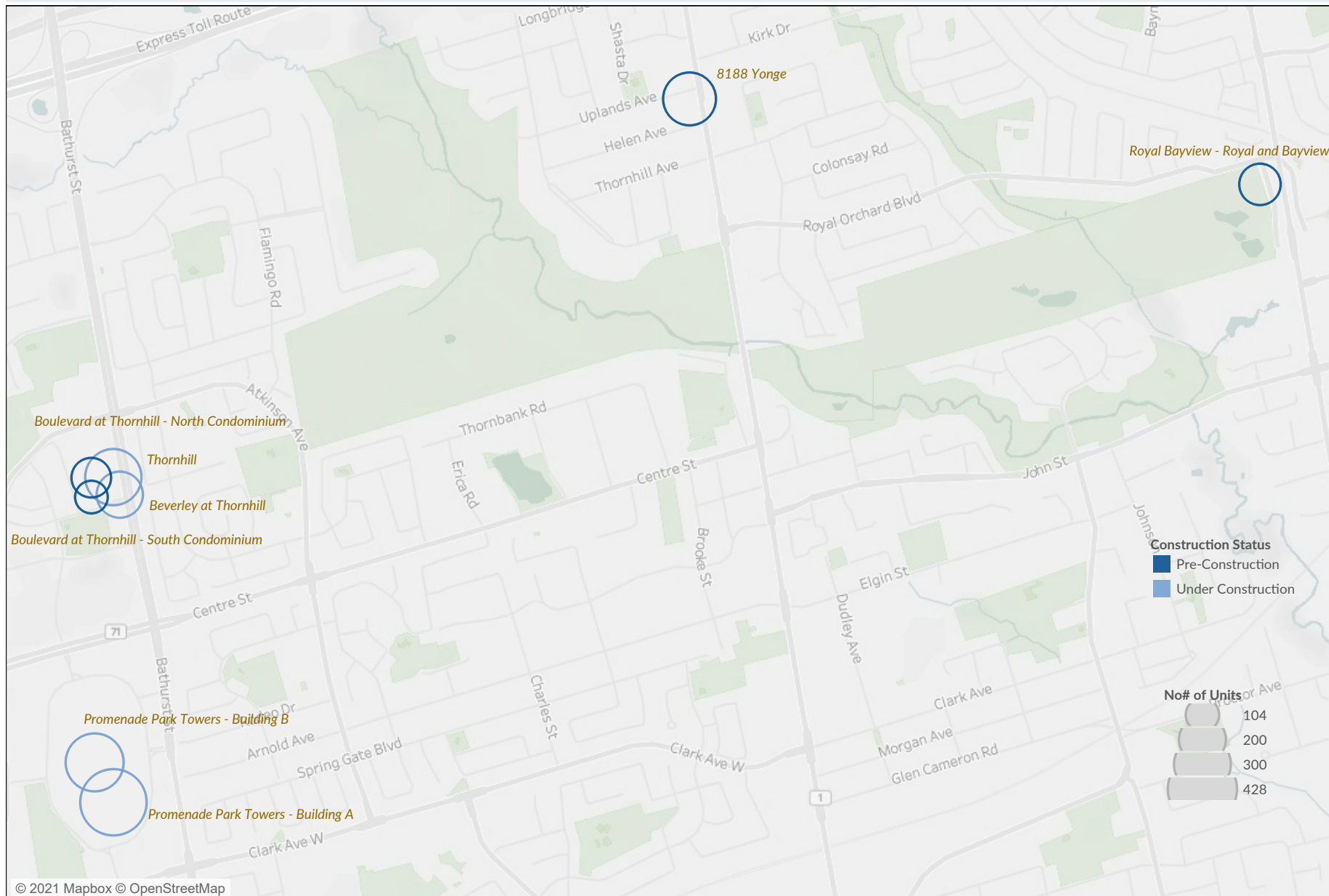


Post Launch Absorption: Thornhill



Thornhill Submarket Report - June 2021

Current Active Projects



Thornhill Submarket Report - June 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
8188 Yonge - Trulife Developments Inc. and Constantine Ente..	Apartment	September-2023	2	56	54	272	\$956	\$954
Beverley at Thornhill - Daniels Corporation and Baif Develop..	Apartment	October-2023	4	22	14	208	\$869	\$833
Boulevard at Thornhill - North Condominium - Daniels Corpor..	Apartment	September-2023	17	117	36	153	\$950	\$931
Boulevard at Thornhill - South Condominium - Daniels Corpor..	Apartment	September-2023	11	74	30	104	\$948	\$921
Promenade Park Towers - Building A - Liberty Development C..	Apartment	September-2023	0	10	6	428	\$811	\$900
Promenade Park Towers - Building B - Liberty Development C..	Apartment	October-2023	2	32	8	327	\$859	\$934
Royal Bayview - Royal and Bayview - Tridel	Apartment	June-2024	7	29	71	167	\$1,222	\$1,232
Thornhill - Daniels Corporation and Baif Developments	Apartment	September-2023	0	4	1	308	\$827	\$846

Thornhill Submarket Report - June 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	• 21	• 16	• 4,890	• 4,515	• 375	• \$2,202	• 1,598	• \$3,518,803	• 8,821
Central Waterfront	• 26	• 9	• 4,708	• 3,952	• 756	• \$1,523	• 1,060	• \$1,614,087	• 17,819
Don Mills - York Mills	• 19	• 12	• 3,515	• 3,292	• 223	• \$978	• 1,097	• \$1,072,317	• 14,305
Downtown Core	• 10	• 8	• 4,591	• 4,312	• 279	• \$1,816	• 826	• \$1,500,069	• 18,361
Downtown East	• 66	• 20	• 7,051	• 6,427	• 624	• \$1,270	• 815	• \$1,034,349	• 15,684
Downtown West	• 45	• 25	• 8,311	• 7,370	• 941	• \$1,492	• 905	• \$1,350,195	• 19,758
Etobicoke Waterfront	• 4	• 1	• 493	• 477	• 16	• \$1,343	• 860	• \$1,154,463	• 7,504
Highway7 - Yonge	• 43	• 6	• 1,384	• 1,166	• 218	• \$781	• 1,218	• \$951,434	•
Mississauga City Centre	• 457	• 12	• 7,258	• 6,790	• 468	• \$1,014	• 848	• \$860,515	•
North Toronto	• 64	• 16	• 3,735	• 3,264	• 471	• \$1,325	• 912	• \$1,208,059	• 14,291
North Yonge Corridor	• 3	• 6	• 1,591	• 1,532	• 59	• \$1,202	• 853	• \$1,026,082	• 8,190
North York East	• 0	• 2	• 527	• 525	• 2	• \$949	• 1,028	• \$974,900	• 206
North York West	• 19	• 10	• 1,227	• 1,008	• 219	• \$1,275	• 1,581	• \$2,016,012	• 23,111
Not Applicable	• 1,887	• 134	• 26,251	• 22,974	• 3,277	• \$883	• 947	• \$835,841	• 97,066
Scarborough City Centre									• 3,039
Sheppard Corridor	• 8	• 11	• 2,426	• 2,148	• 278	• \$1,119	• 1,010	• \$1,130,786	• 7,827
Thornhill	• 43	• 8	• 1,967	• 1,747	• 220	• \$1,068	• 1,165	• \$1,244,038	•
Toronto East	• 7	• 11	• 1,322	• 1,211	• 111	• \$1,124	• 980	• \$1,101,314	• 3,301
Toronto West	• 45	• 19	• 3,734	• 3,029	• 705	• \$1,206	• 899	• \$1,084,399	• 16,997
Yonge - St. Clair	• 8	• 8	• 1,012	• 758	• 254	• \$1,664	• 1,217	• \$2,025,161	• 3,470

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