
Greater Toronto Area Commercial Q2 2021 Statistics



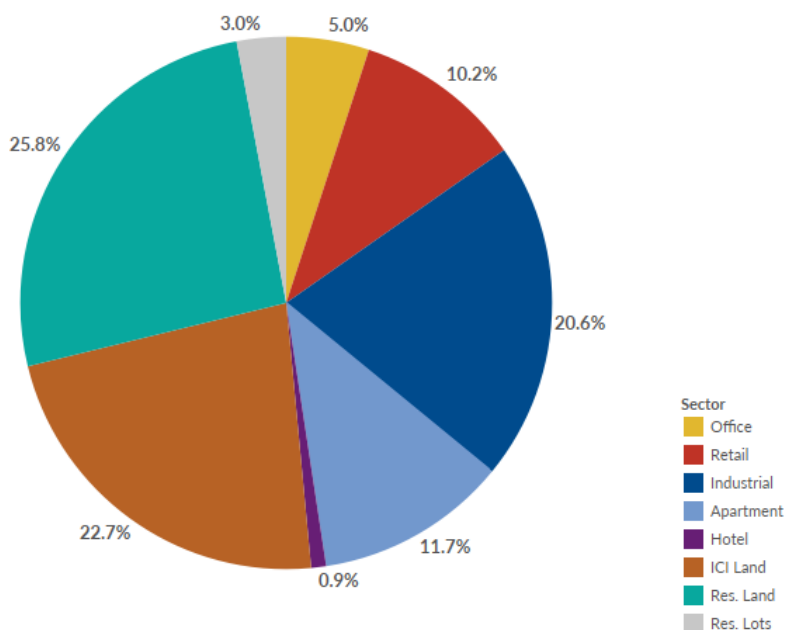
AltusGroup

GTA Property Transactions

Transaction volumes in the GTA were off to a strong start in 2021, recording 752 sales in Q2 which represented \$6.9B in activity. The Q2 2021 volumes were 77% higher than the largely pre-pandemic total from Q2 2020.

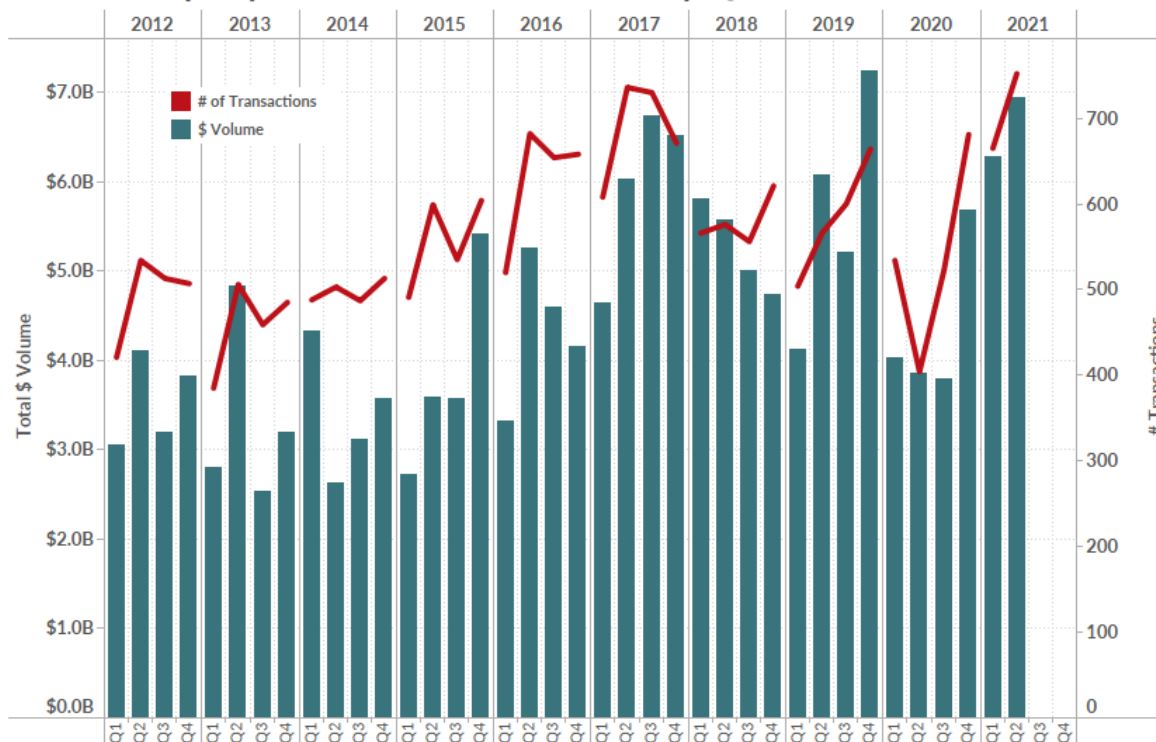


Q2 2021 Property Transactions - Total \$ Volume by Sector



Source: Altus Group

Property Transactions - All Sectors by Quarter



Source: Altus Group

Property Transactions by Quarter and Sector

Compared to the previous quarter, the Apartment, Hotel, and ICI Land sectors all saw growth in Q2 2021.



Property Transactions - Total \$ Volume by Quarter & Sector

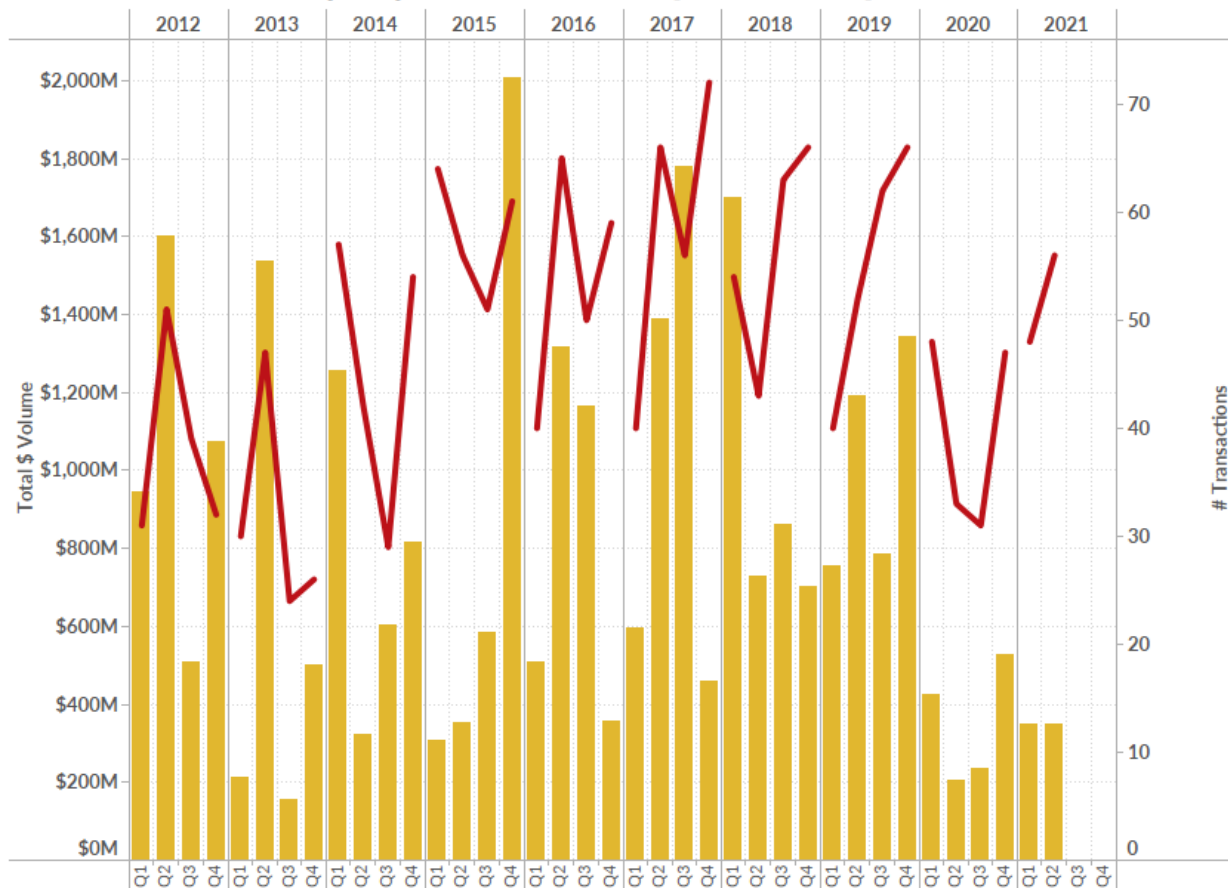


Source: Altus Group

Office Transactions

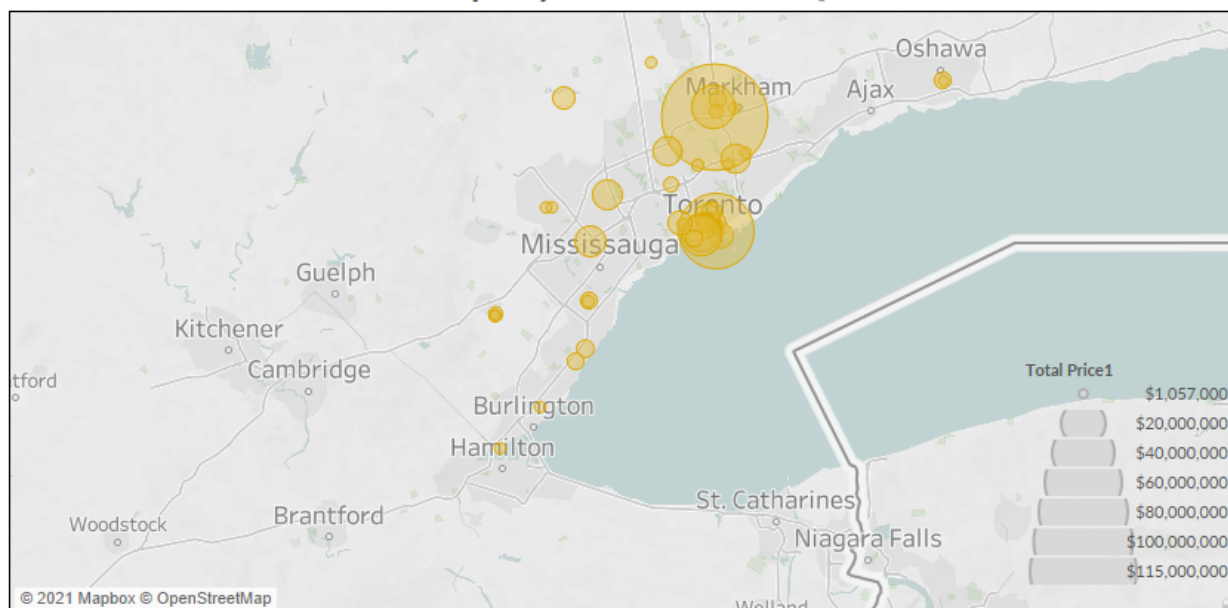
The GTA office market's slow pace of sales continued into 2021, as work from home initiatives passed the one year mark. Transaction volumes were up 70% in Q2 2021 compared with Q2 2020.

Office Property Transactions - Q1 2012 to Q2 2021



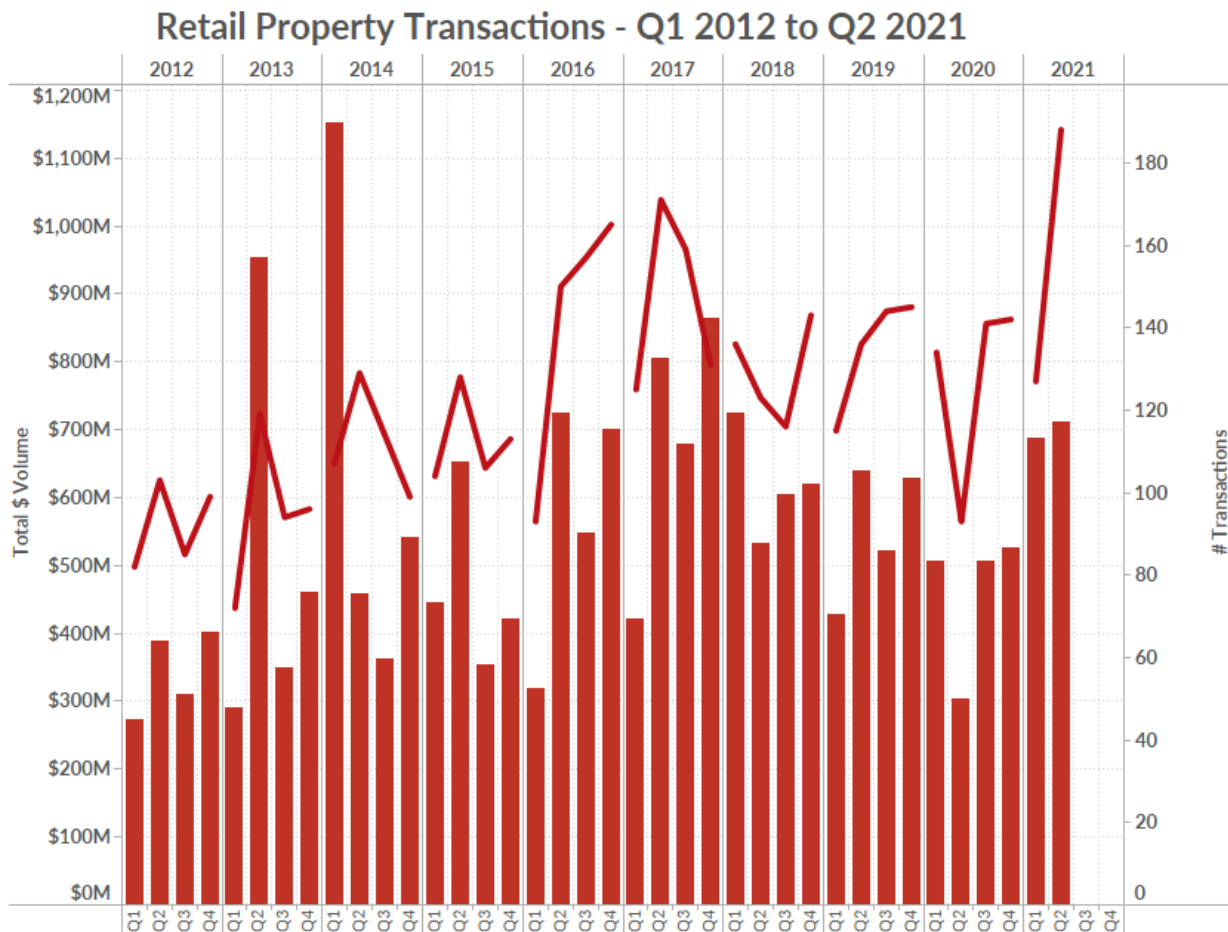
Source: Altus Group

Office Property Transactions - Q2 2021



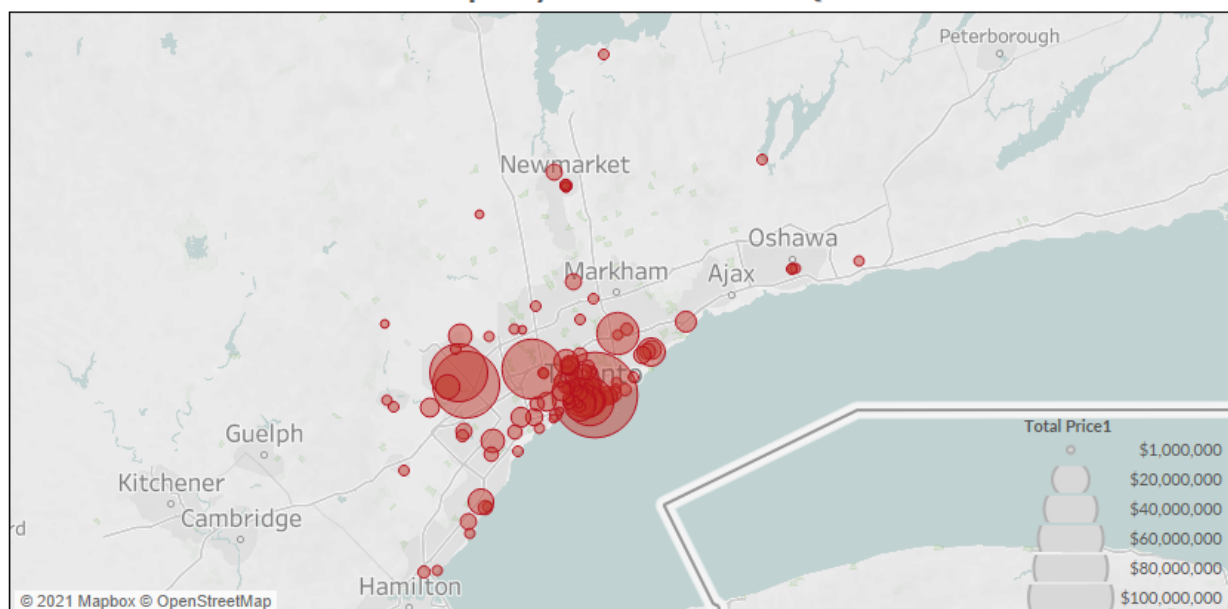
Retail Transactions

Retail investments in the GTA rebounded in Q2 2021 to \$711M, which represents a 135% increase over Q1 2020 and the highest total in any quarter since Q1 2018.



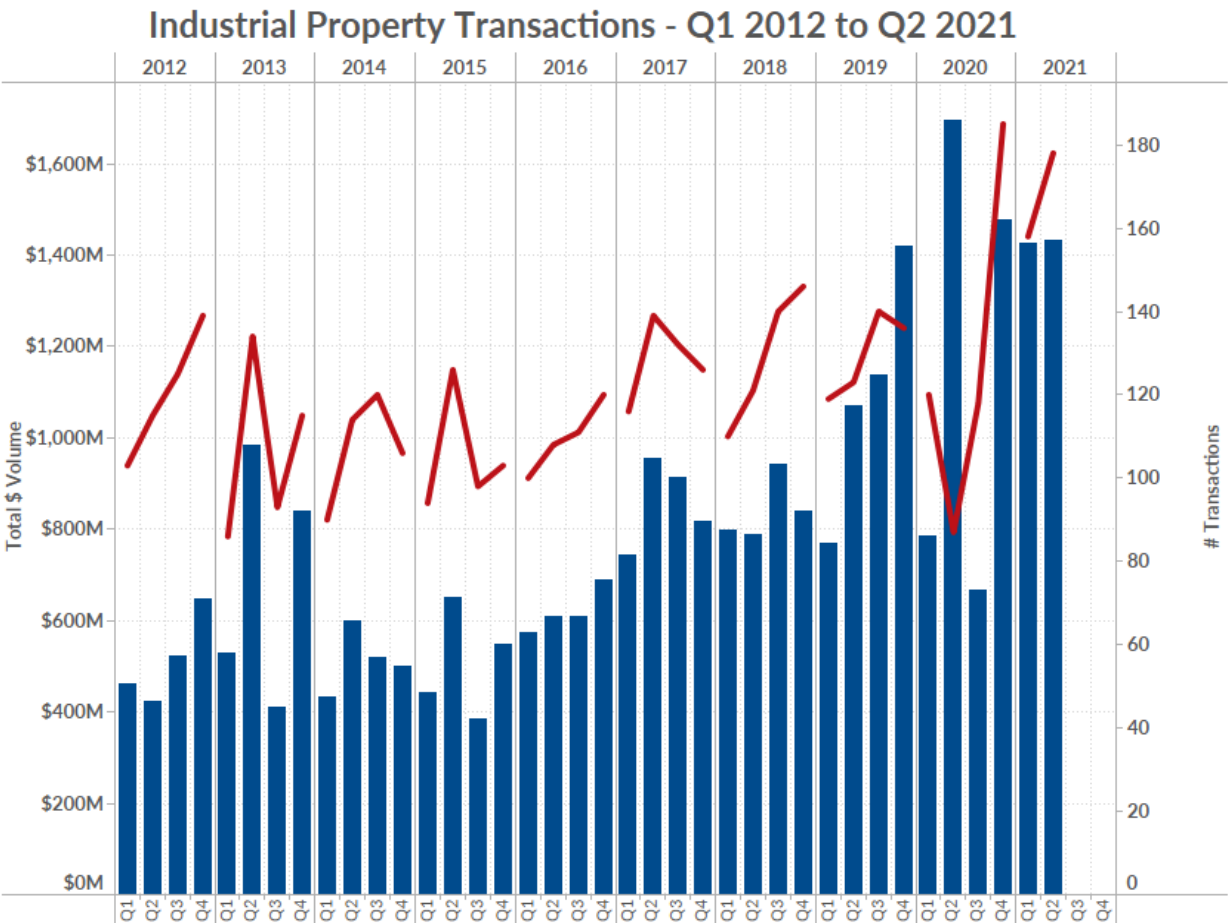
Source: Altus Group

Retail Property Transactions - Q2 2021



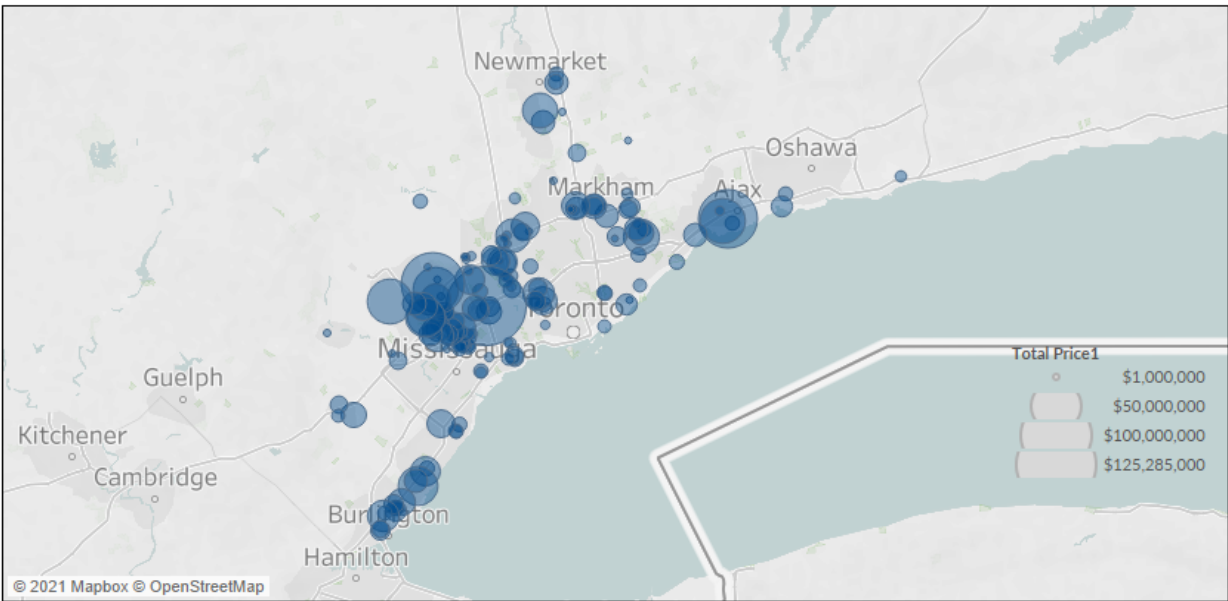
Industrial Transactions

The industrial sector was once again attractive to investors in Q2 2021, with total volumes reaching \$1.43B, higher than last quarter, but an 15% decrease over Q2 2020.



Source: Altus Group

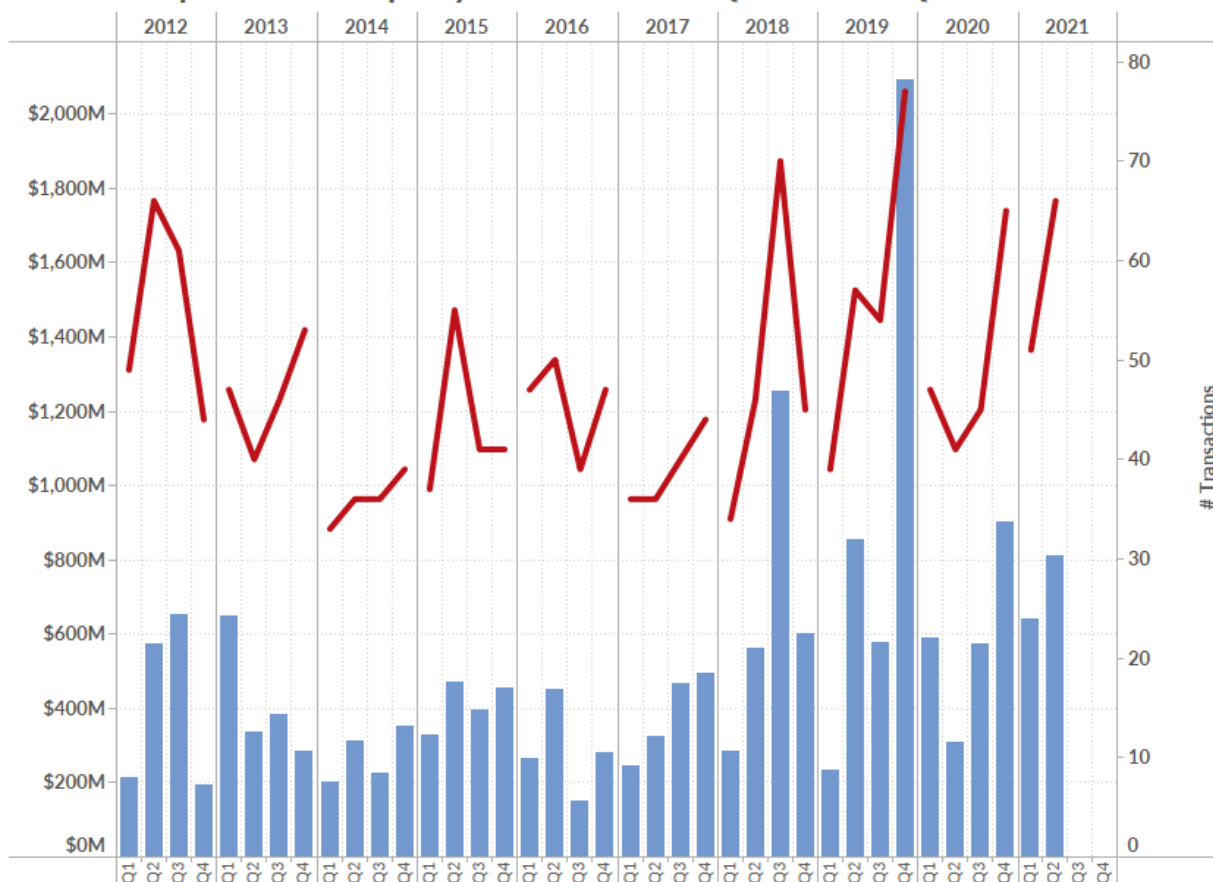
Industrial Property Transactions - Q2 2021



Apartment Transactions

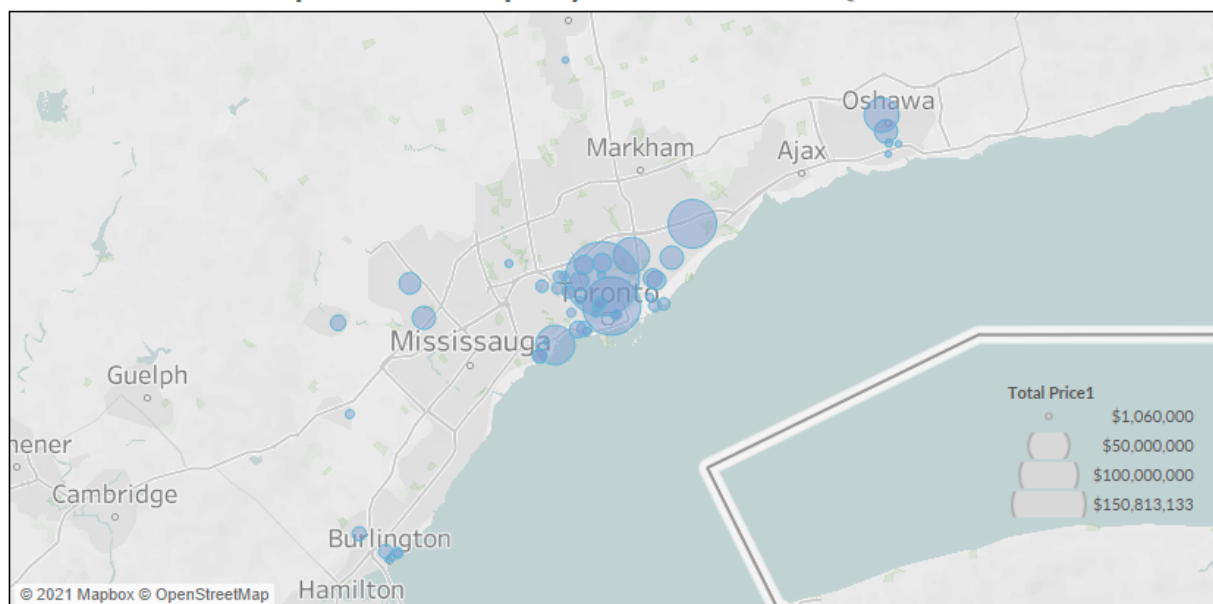
Apartment activity in the GTA in Q2 2021 was up 164% from the previous year as multi-family properties continue to be in demand.

Apartment Property Transactions - Q1 2012 to Q2 2021



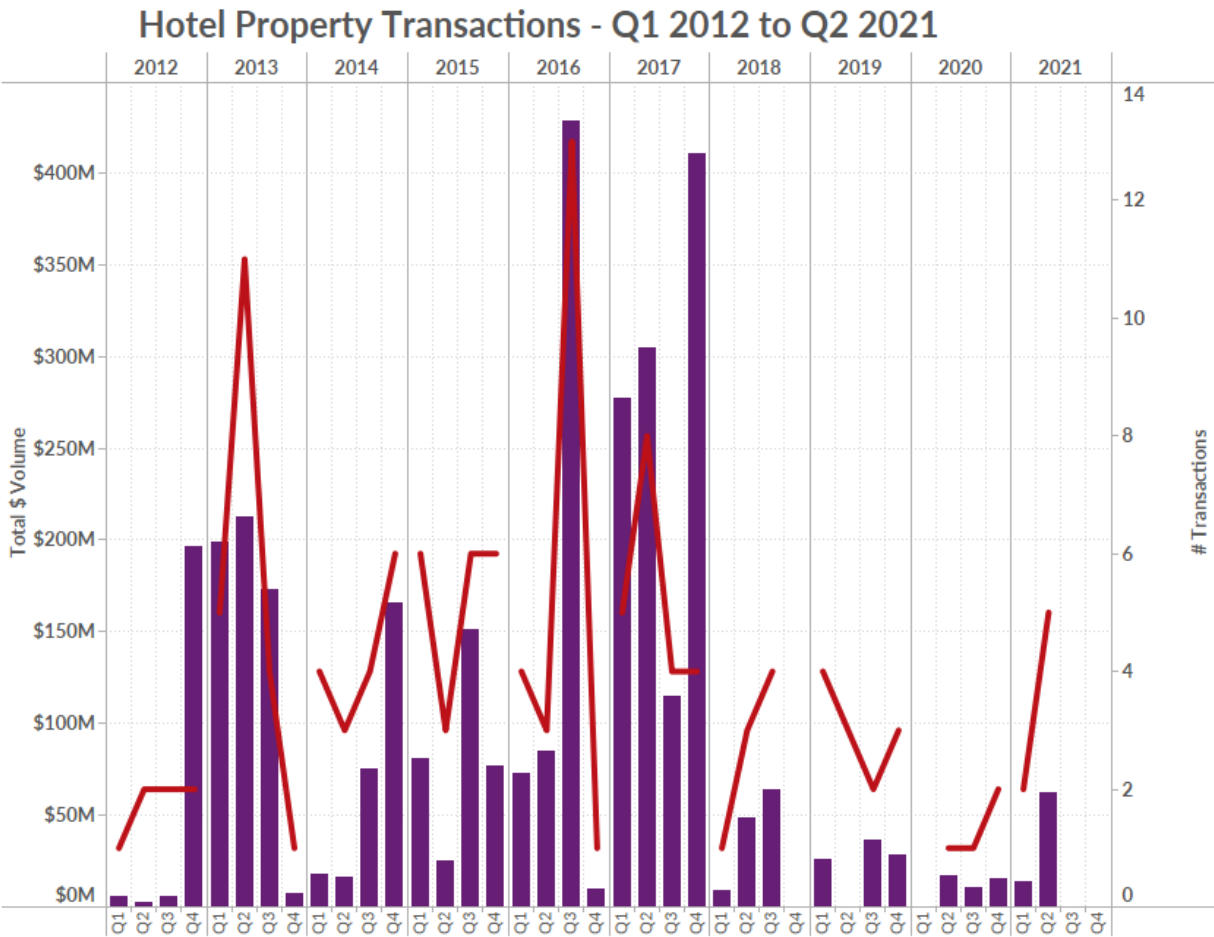
Source: Altus Group

Apartment Property Transactions - Q2 2021



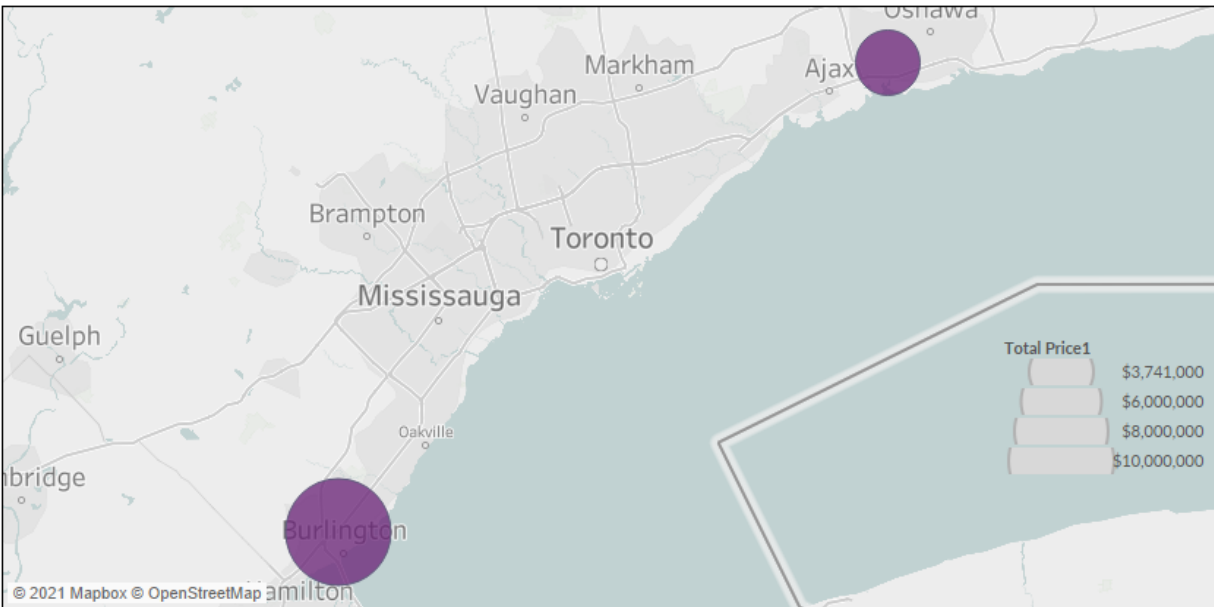
Hotel Transactions

Hotel investments have been inconsistent in the GTA; Q2 2021 registered five transactions worth \$62M.



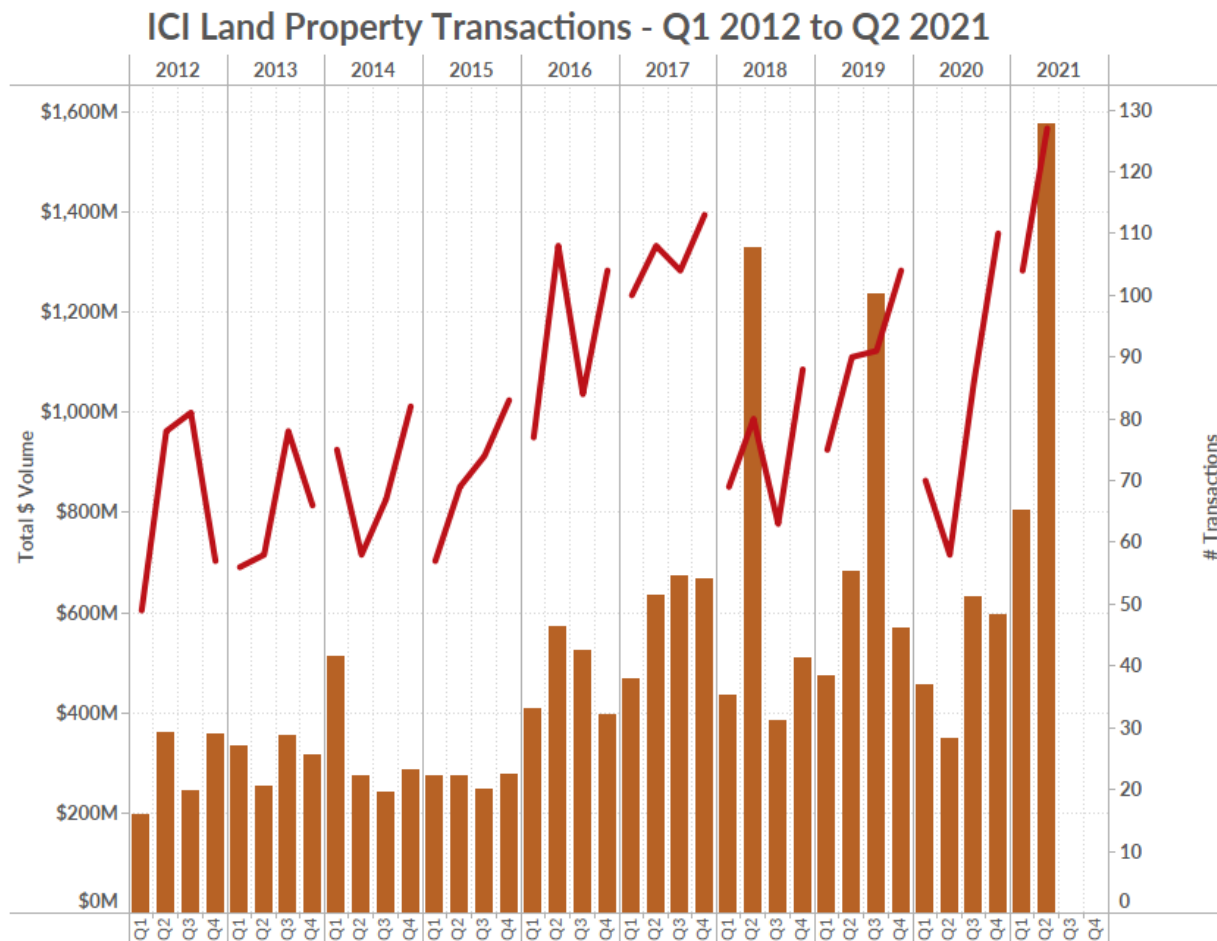
Source: Altus Group

Hotel Property Transactions - Q2 2021

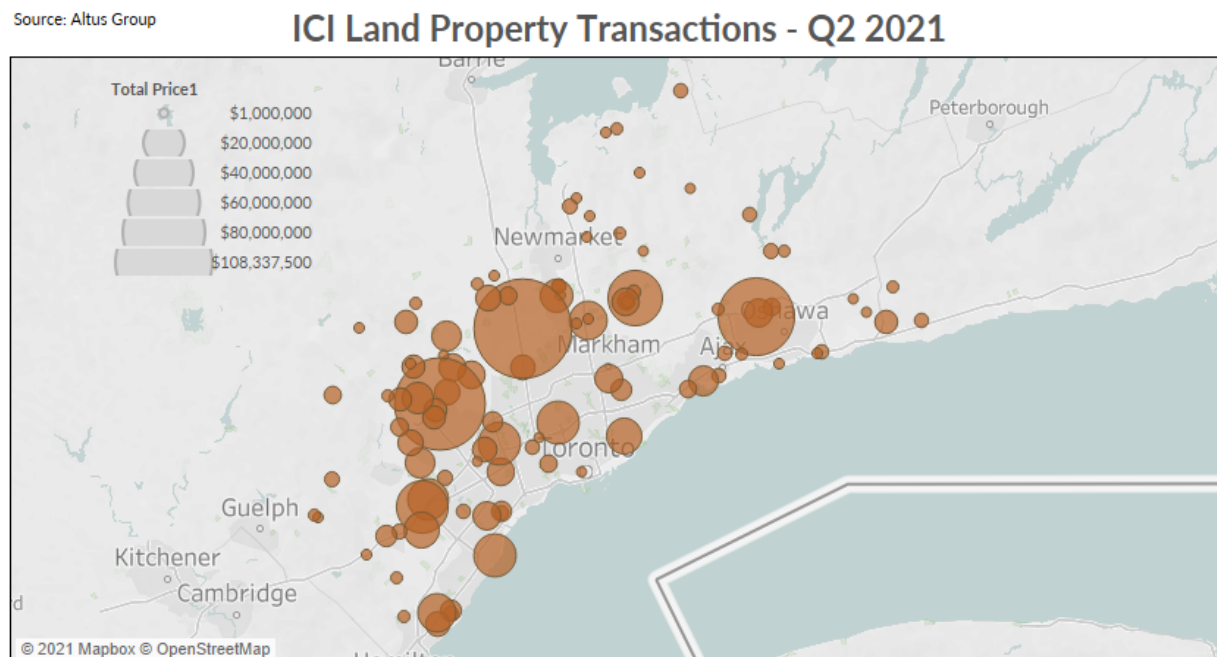


ICI Land Transactions

Activity in the ICI Land sector picked up in the second quarter of 2021, with overall investment surpassing \$1.5B and up 354% from Q2 2020.



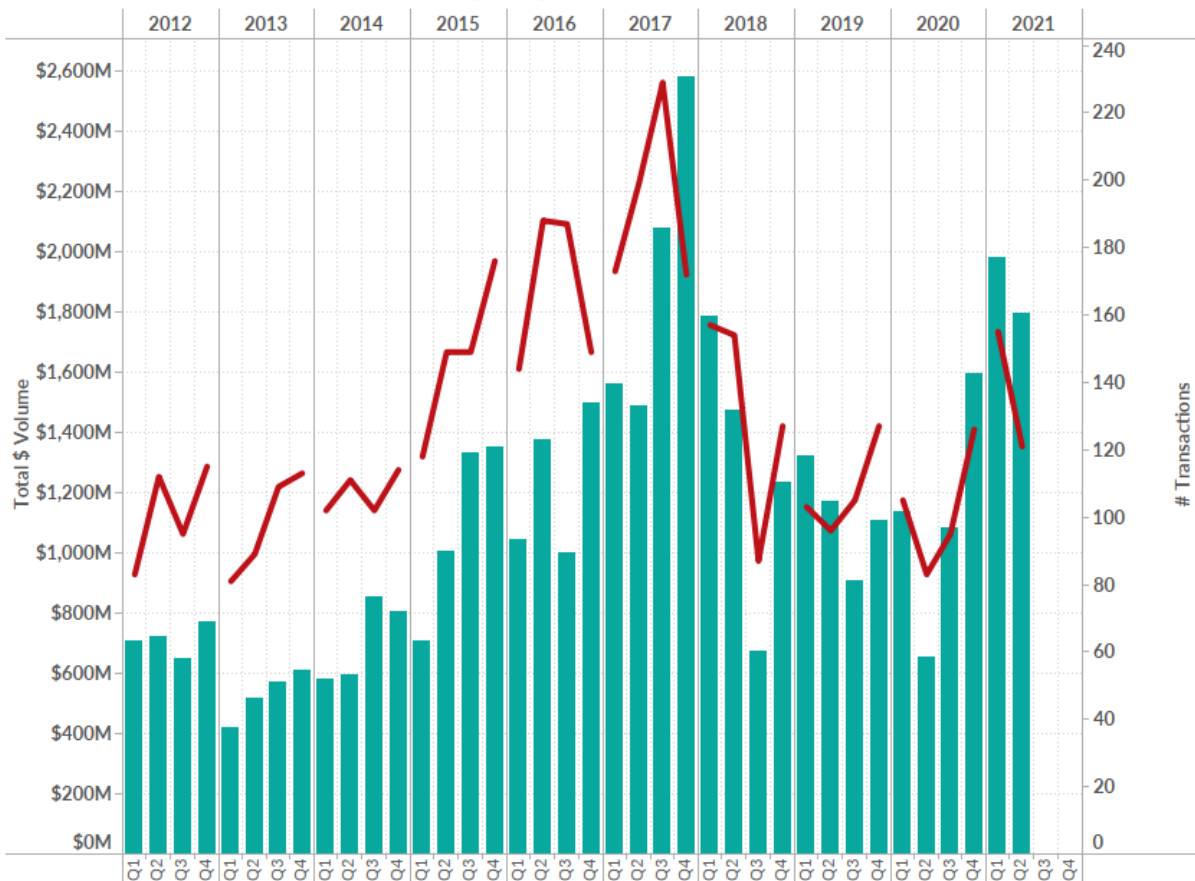
Source: Altus Group



Residential Land Transactions

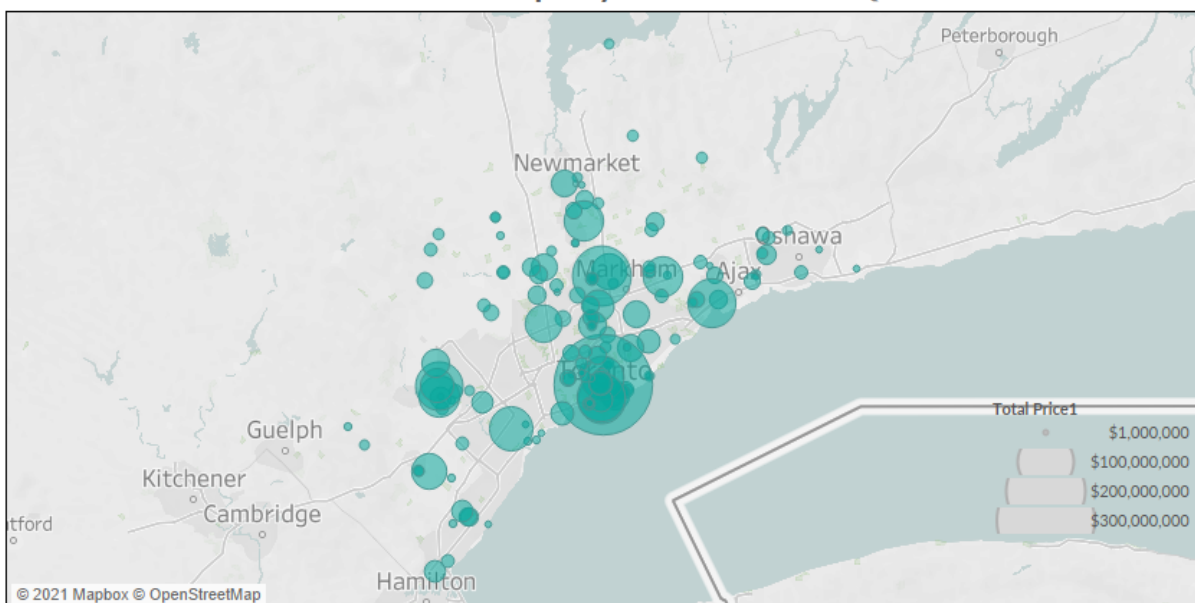
Investments in the residential land sector surged to almost \$2B in Q2 2021, a level not seen since 2017.

Residential Land Property Transactions - Q1 2012 to Q2 2021



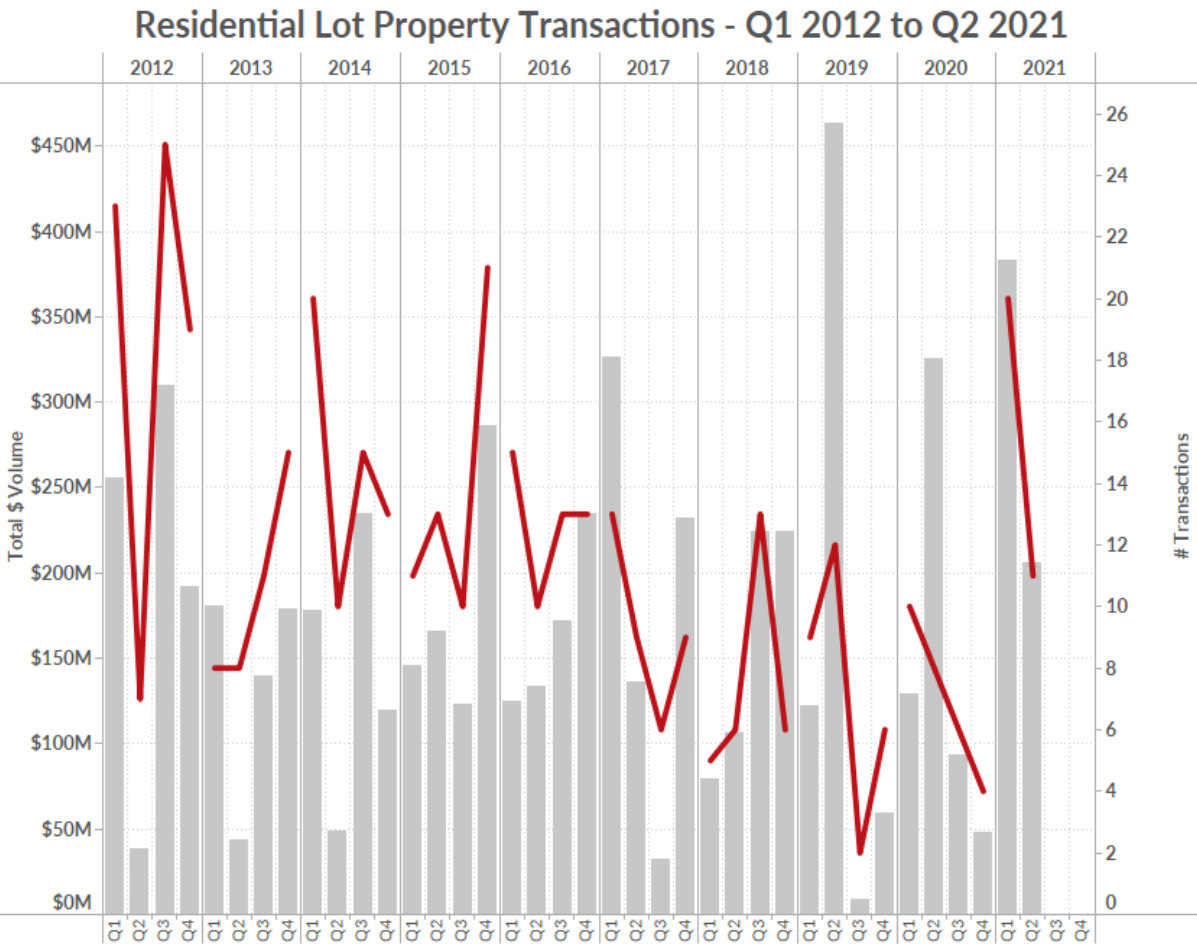
Source: Altus Group

Residential Land Property Transactions - Q2 2021



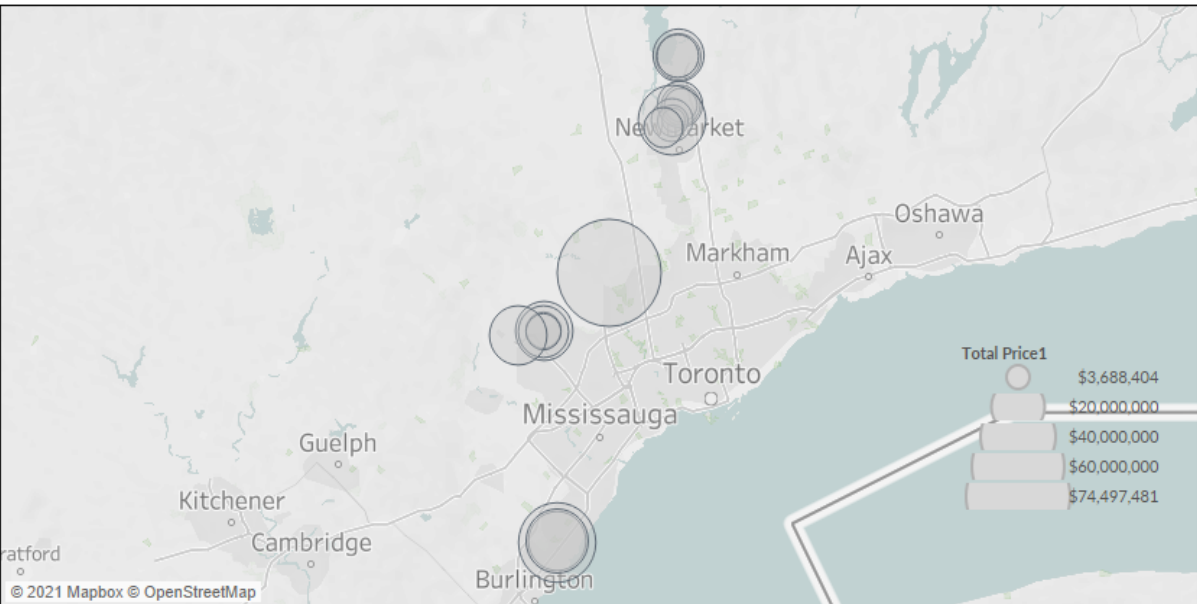
Residential Lots Transactions

Investments in residential lots dropped again in Q2 2021 to \$206M, down 37% from Q2 2020.



Source: Altus Group

Residential Lot Property Transactions - Q2 2021



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