

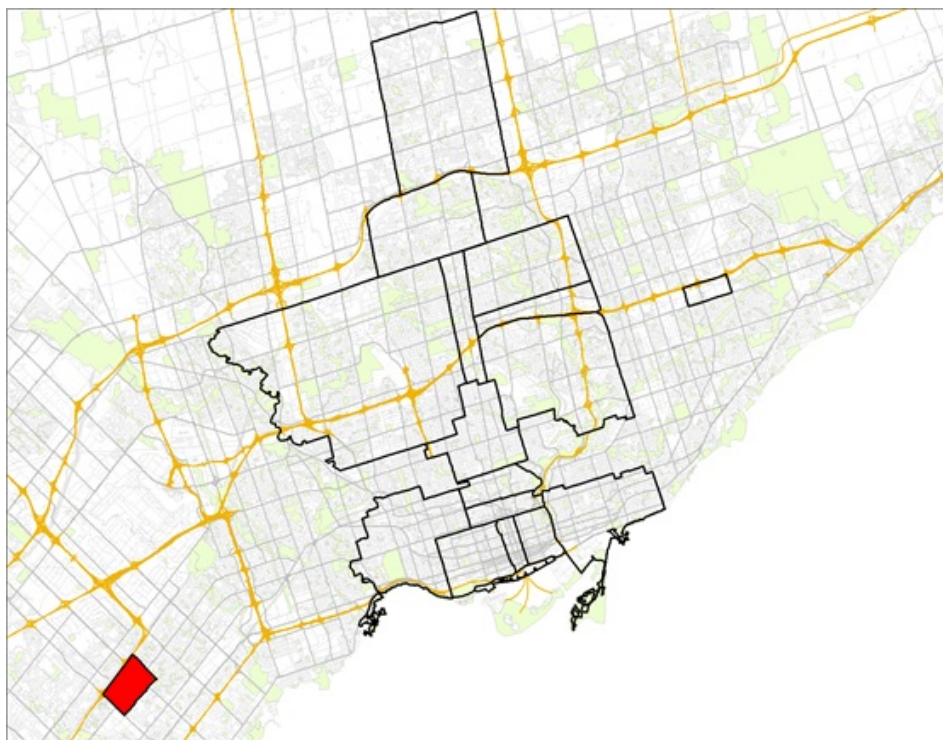


Greater Toronto Area
Mississauga City Centre

New Homes High Rise Submarket Report
Data as of December 2023



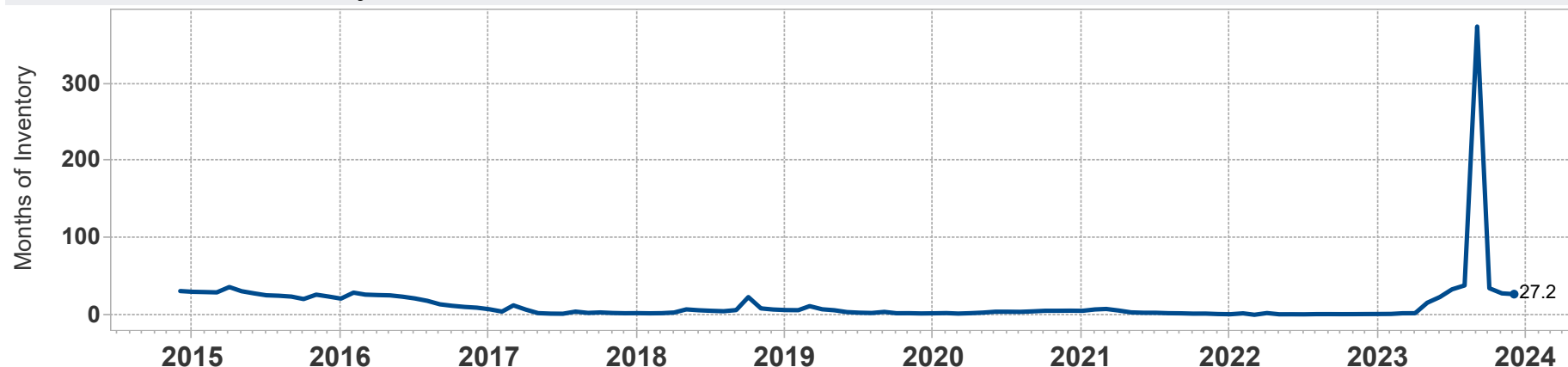
Mississauga City Centre Submarket Report - December 2023



Mississauga City Centre		GTA
Distinct count of Site Name	9	395
No. of Units	4,866	99,738
Total Sales	4,230	82,888
Act Inv	636	16,850
Avg. wt. \$/sf	\$1,241	\$1,405
Avg. Project \$/SF	\$1,239	\$1,295
Avg. SF	629	790
Avg. \$	\$779,924	\$1,110,103
Current Month Sales (incl. active & sold out)	7	400

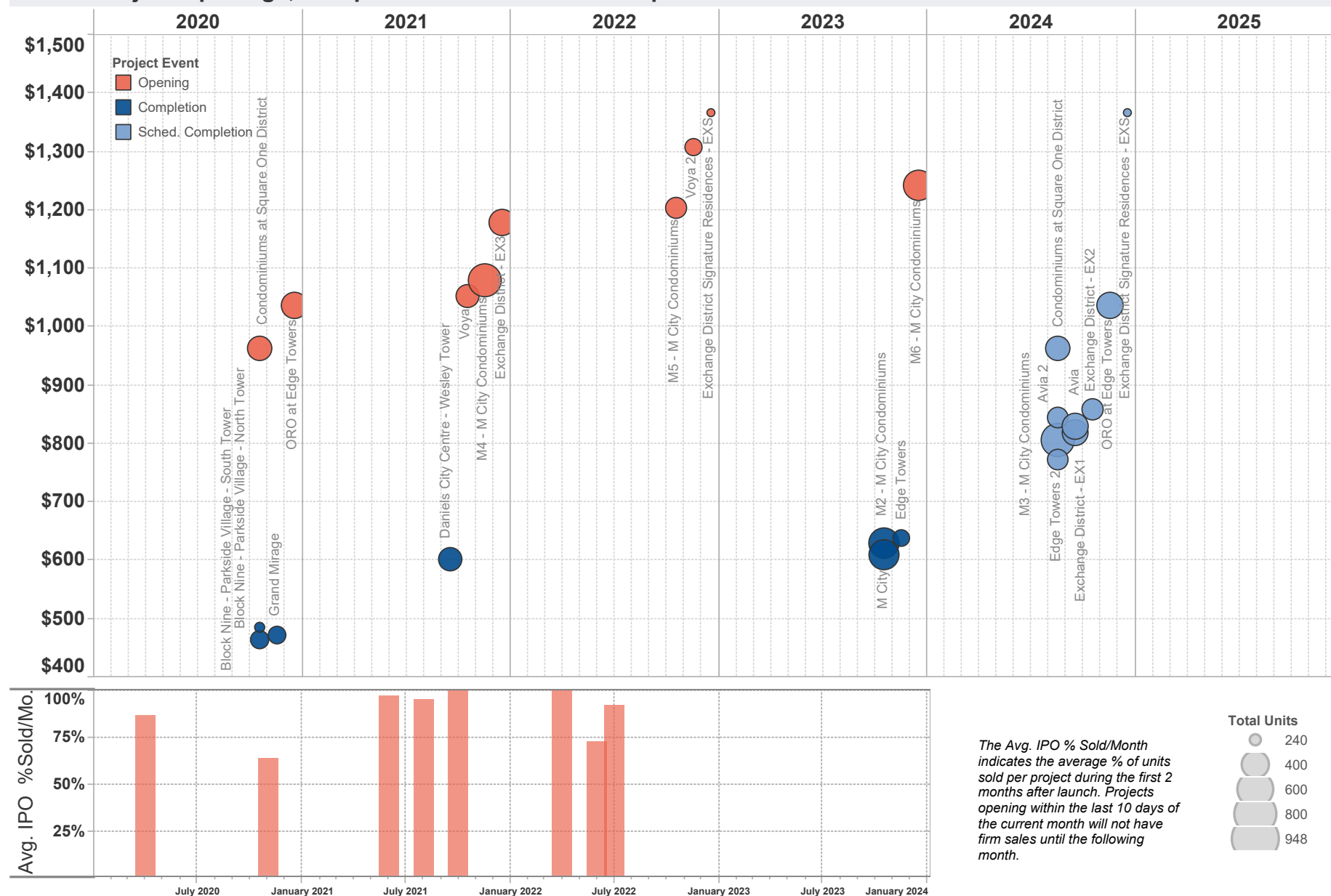
Development Applications	
Mississauga City Centre	City of Toronto
	801
	464,789
	0.0
	61.7
	8.0

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



Mississauga City Centre Submarket Report - December 2023

Recent Project Openings, Completions & Scheduled Completions



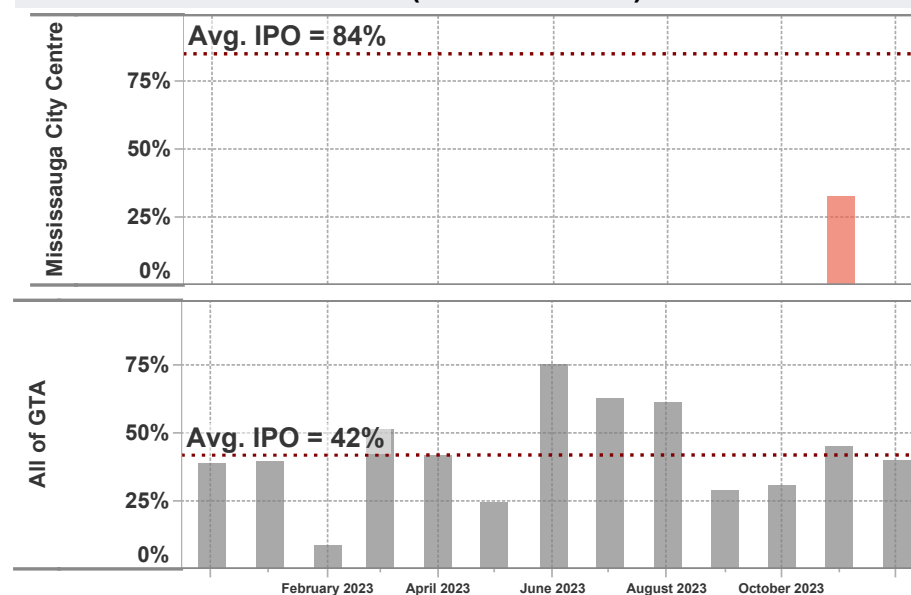
Mississauga City Centre Submarket Report - December 2023

Project Data by Unit Type

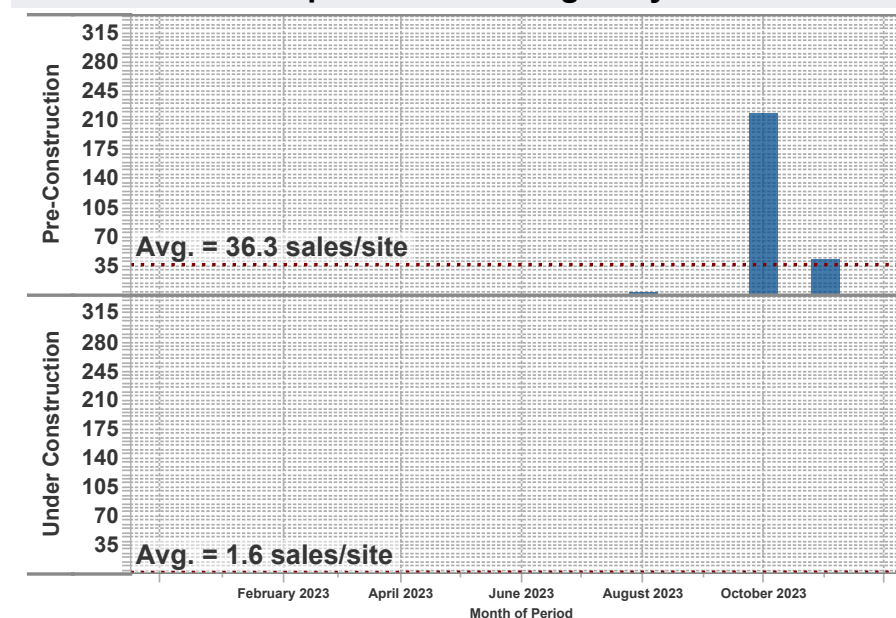
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	133	0	105	28
1 Bedroom	1,121	1	1,058	63
1 Bedroom + Den	1,492	5	1,305	187
2 Bedroom	1,685	1	1,481	204
2 Bedroom + Den	344	0	197	147
3 Bedroom & Up	73	0	69	4
Penthouse	18	0	15	3
Other				

Avg. wt. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,370	271	313	\$389,900	\$409,900
\$1,308	431	603	\$570,900	\$866,400
\$1,230	477	809	\$619,900	\$1,051,900
\$1,245	675	888	\$825,000	\$1,307,400
\$1,233	628	929	\$824,900	\$1,035,900
\$1,092	899	1,011	\$1,025,000	\$1,059,900
\$1,011	1,849	1,849	\$1,840,000	\$1,900,000

IPO Launch Performance (first 2 months)

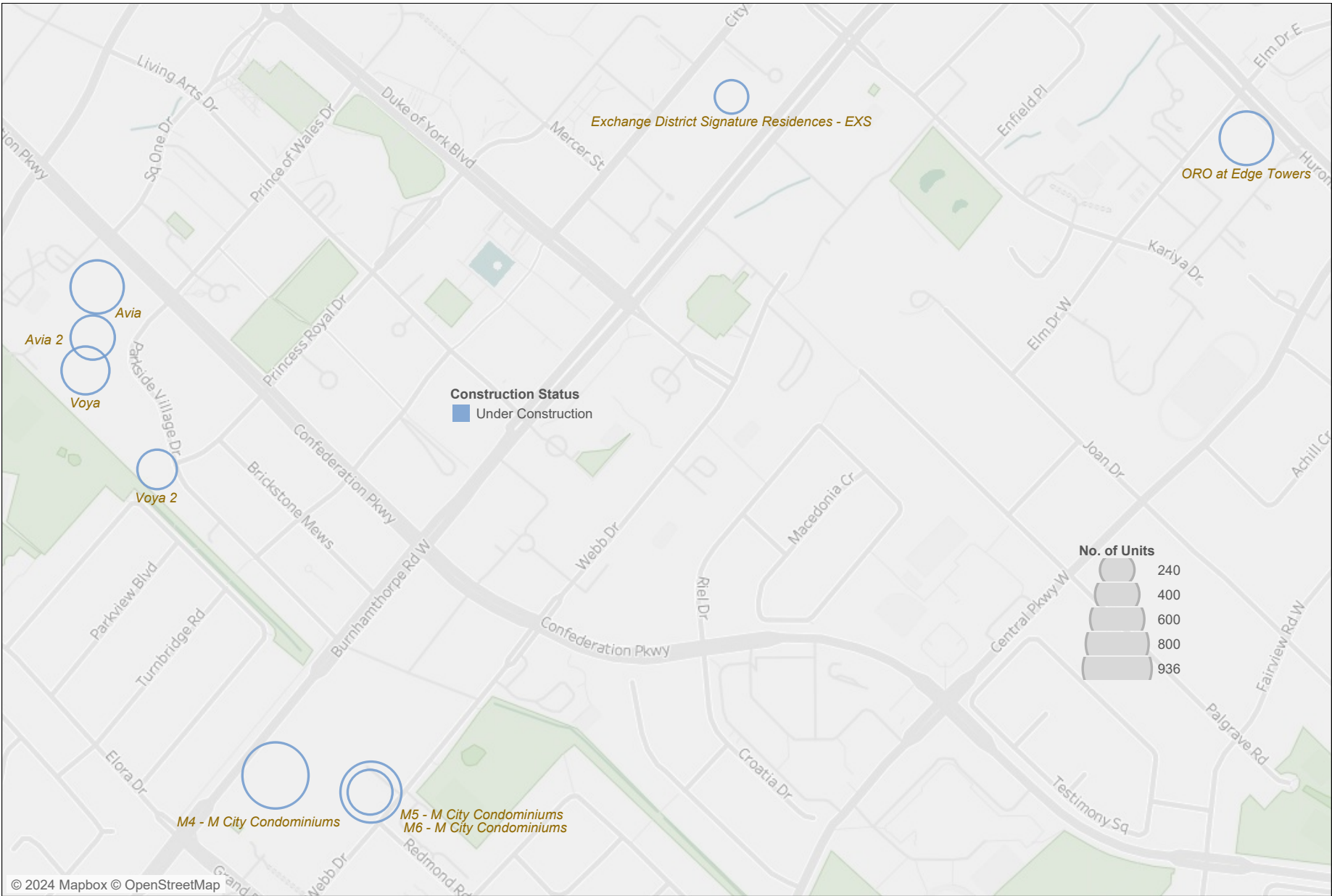


Post Launch Absorption: Mississauga City Centre



Mississauga City Centre Submarket Report - December 2023

Current Active Projects



Mississauga City Centre Submarket Report - December 2023

Current Active Project List

							*	
Site Name	Product Type	Month, Year of Occ Date	Current Month Sales	YTD	Act Inv	No. of Units	Min. Original \$/SF	Avg. Current Price Per Sq Fo..
Avia 2 - Amacon Developments	Apartment	June 2024	0	0	0	419	\$845	\$1,126
Avia - Amacon Developments	Apartment	March 2024	0	0	0	606	\$830	\$1,067
Exchange District Signature Residences - EXS - Camrost Fel..	Apartment	August 2024	0	0	19	240	\$1,367	\$1,518
M4 - M City Condominiums - Rogers Real Estate Developme..	Apartment	January 2027	0	0	0	936	\$1,080	\$1,261
M5 - M City Condominiums - Rogers Real Estate Developme..	Apartment	January 2026	0	12	61	430	\$1,204	\$1,169
M6 - M City Condominiums - Rogers Real Estate Developme..	Apartment	January 2029	7	267	529	796	\$1,243	\$1,239
ORO at Edge Towers - Solmar Development Corp.	Apartment	October 2024	0	2	27	614	\$1,037	\$1,237
Voya 2 - Amacon Developments	Apartment	February 2026	0	0	0	334	\$1,308	\$1,372
Voya - Amacon Developments	Apartment	February 2026	0	0	0	491	\$1,053	\$1,161

Mississauga City Centre Submarket Report - December 2023

Monthly Sales			Current GTA Active Projects					Dev. Apps.
Sub Market	Current Month Sales	Distinct count of Sit..	Total Sales	Act Inv	Avg. wt. \$/sf	Avg. SF	Avg. \$	Total Units
Bloor - Yorkville	5	17	4,409	584	\$2,391	1,061	\$2,536,680	16,212
Central Waterfront	62	7	2,970	904	\$1,700	889	\$1,512,146	17,238
Don Mills - York Mills	4	13	3,232	308	\$1,178	854	\$1,006,229	27,928
Downtown Core	5	6	3,653	468	\$1,879	777	\$1,459,680	29,602
Downtown East	10	21	6,405	1,585	\$1,499	685	\$1,026,205	25,329
Downtown West	19	26	8,047	848	\$1,688	984	\$1,661,322	17,710
Etobicoke Waterfront	0	1	548	17	\$1,643	849	\$1,395,518	3,135
Highway7 - Yonge	0	4	918	15	\$1,110	849	\$941,833	26,939
Mississauga City Centre	7	9	4,230	636	\$1,241	629	\$779,924	28,193
North Toronto	0	18	3,513	375	\$1,578	936	\$1,475,978	305
North Yonge Corridor	13	9	2,730	757	\$1,541	704	\$1,085,447	30,147
North York East								149,420
North York West	0	10	1,118	447	\$1,375	827	\$1,137,476	26,693
Not Applicable	180	200	32,041	8,012	\$1,175	776	\$911,246	15,865
Scarborough City Centre								13,225
Sheppard Corridor	68	13	2,582	526	\$1,369	778	\$1,065,239	30,915
Thornhill	0	2	411	28	\$1,367	1,690	\$2,310,536	5,933
Toronto East	0	9	1,316	209	\$1,249	720	\$898,838	
Toronto West	7	22	3,733	462	\$1,279	913	\$1,167,714	
Yonge - St. Clair	20	8	1,032	669	\$1,799	631	\$1,134,574	



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