



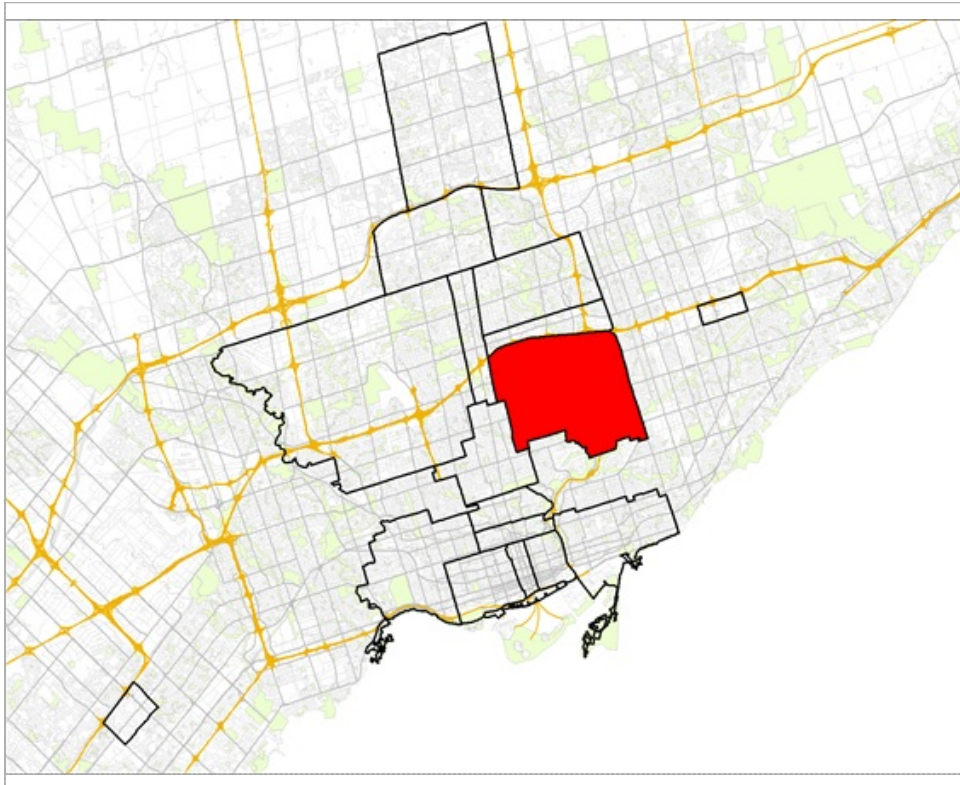
Greater Toronto Area | Don Mills - York Mills

New Homes High Rise Submarket Report

Data as of March 2024

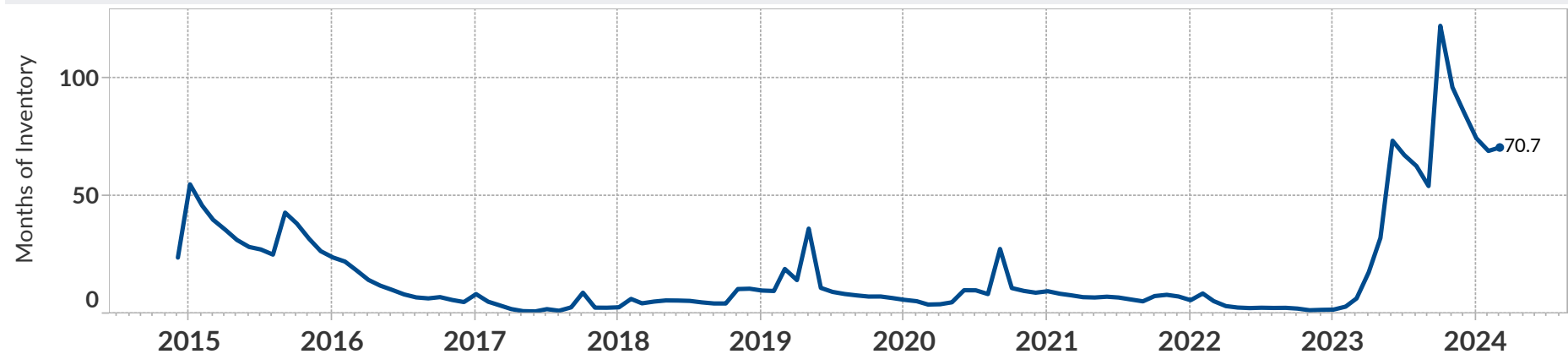


Don Mills - York Mills Submarket Report - March 2024



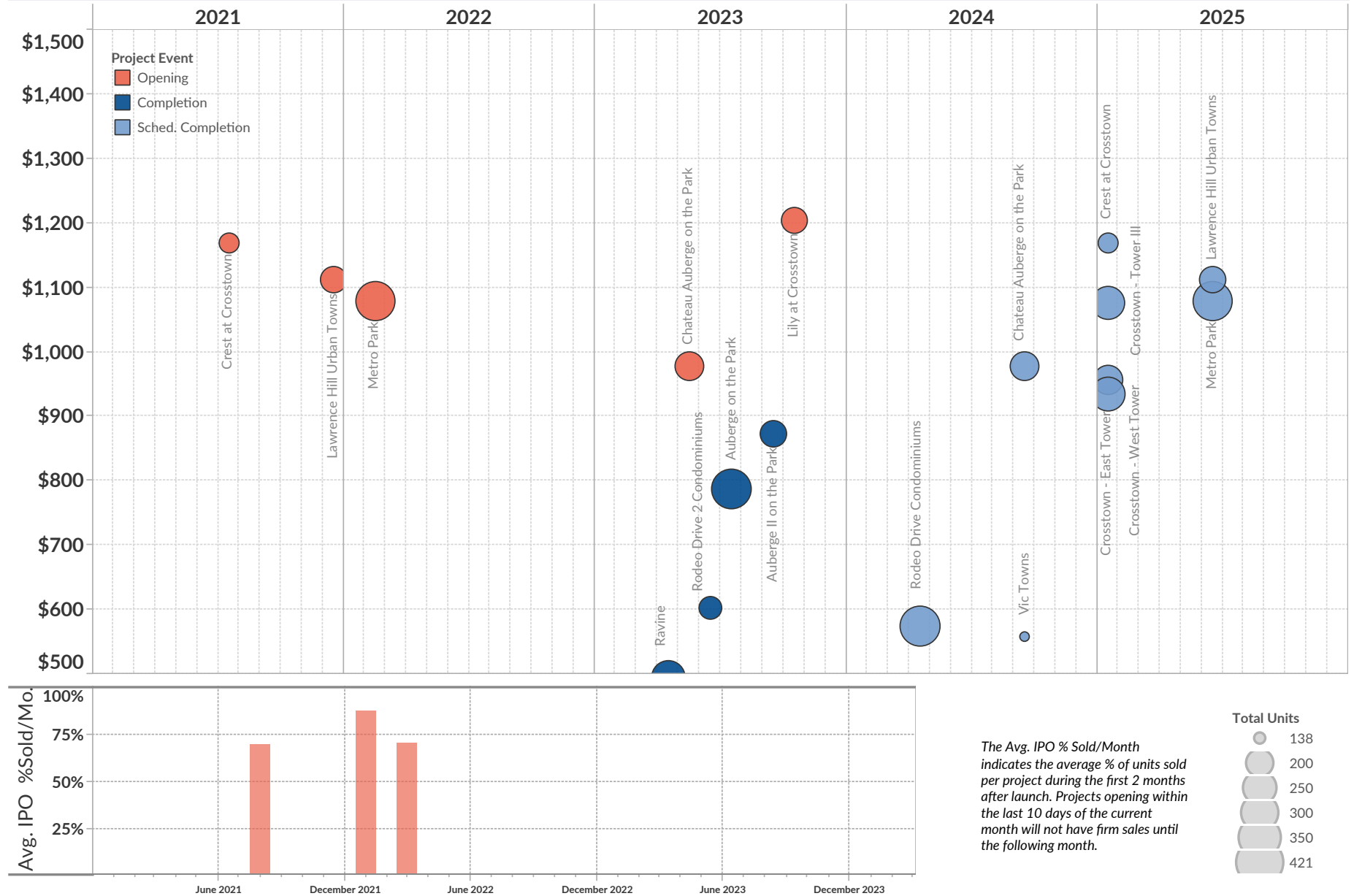
Don Mills - York Mills		GTA
Distinct count of Site Name	10	352
No. of Units	2,661	90,798
Total Sales	2,384	74,480
Act Inv	277	16,318
Avg. \$/sf		\$1,409
Avg. Project \$/SF		\$1,315
Avg. SF		793
Avg. \$		\$1,117,379
Current Month Sales		601

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



Don Mills - York Mills Submarket Report - March 2024

Recent Project Openings, Completions & Scheduled Completions



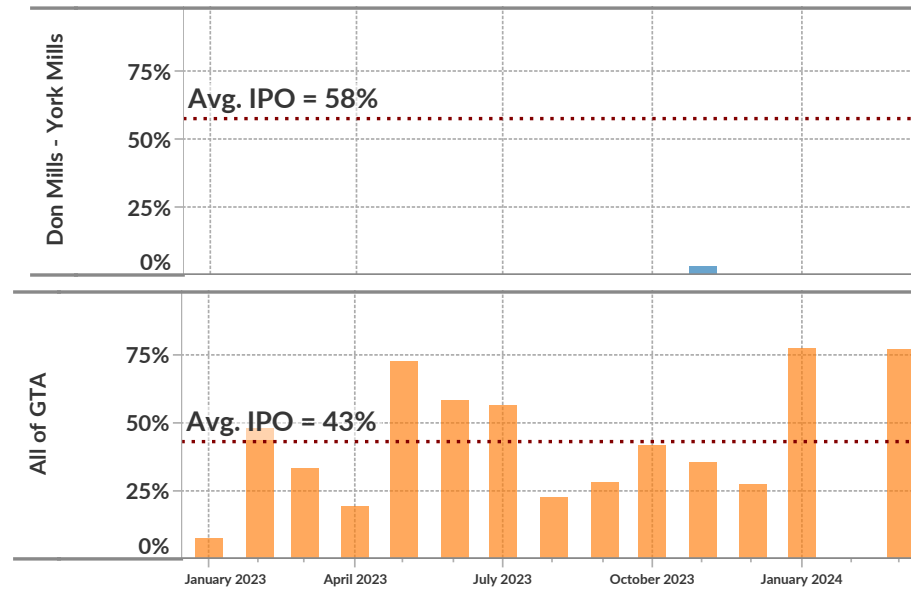
Don Mills - York Mills Submarket Report - March 2024

Project Data by Unit Type

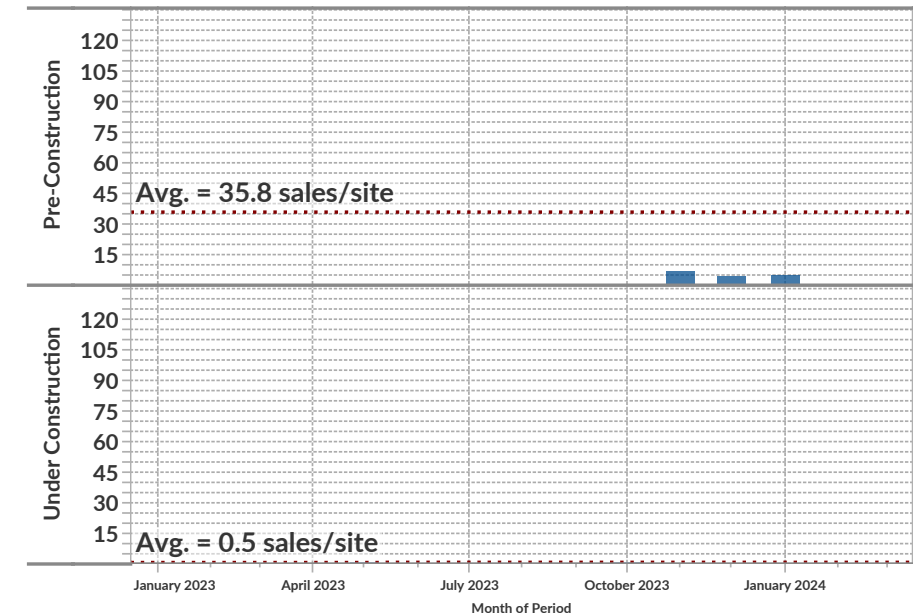
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	10	0	10	0
1 Bedroom	740	0	703	37
1 Bedroom + Den	565	0	504	61
2 Bedroom	764	0	665	99
2 Bedroom + Den	434	0	411	23
3 Bedroom & Up	123	0	71	52
Penthouse	13	0	12	1
Other	12	0	8	4

Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,219	459	648	\$589,990	\$691,990
\$1,225	529	1,035	\$659,990	\$1,132,000
\$1,162	601	1,026	\$747,990	\$1,206,990
\$1,166	785	1,660	\$975,990	\$1,699,990
\$1,251	870	2,028	\$1,160,990	\$2,150,000
\$1,082	1,756	1,756	\$1,900,000	\$1,900,000
\$1,005	1,569	1,953	\$1,605,000	\$1,908,000

IPO Launch Performance (first 2 months)

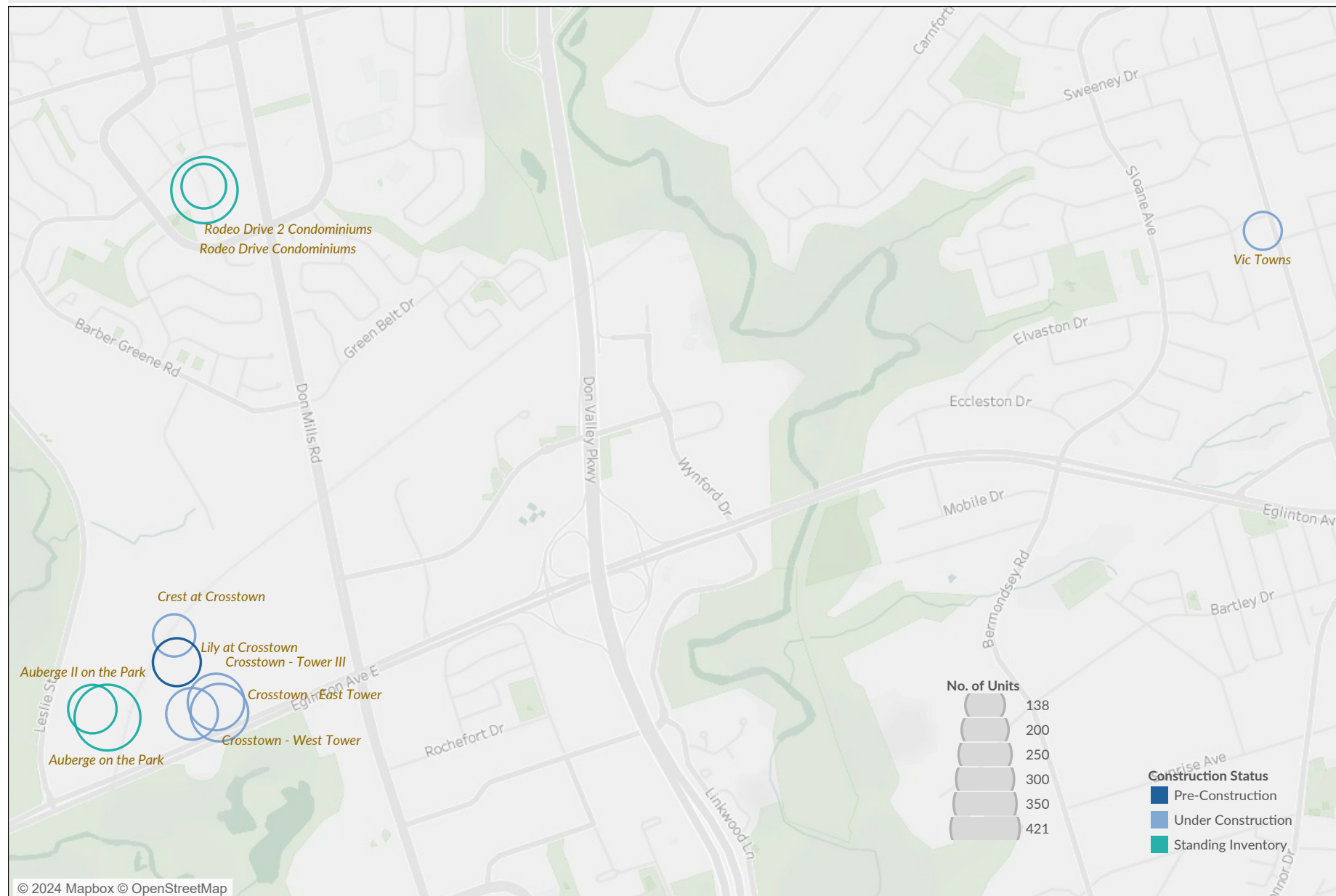


Post Launch Absorption: Don Mills - York Mills



Don Mills - York Mills Submarket Report - March 2024

Current Active Projects



Don Mills - York Mills Submarket Report - March 2024

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 Foot
Auberge II on the Park - Tridel and Rowntree Enterprises Inc.	Apartment	September 2023	0	0	15	225	\$873	\$1,042
Auberge on the Park - Tridel and Rowntree Enterprises Inc.	Apartment	July 2023	0	3	11	415	\$787	\$1,053
Crest at Crosstown - Aspen Ridge Homes	Apartment	January 2025	0	0	34	171	\$1,169	\$1,362
Crosstown - East Tower - Aspen Ridge Homes	Apartment	January 2025	0	0	0	318	\$935	\$1,230
Crosstown - Tower III - Aspen Ridge Homes	Apartment	January 2025	0	0	0	306	\$1,076	\$1,157
Crosstown - West Tower - Aspen Ridge Homes	Apartment	January 2025	0	0	0	256	\$957	\$1,107
Lily at Crosstown - Aspen Ridge Homes	Apartment	March 2027	0	5	204	220	\$1,204	\$1,209
Rodeo Drive 2 Condominiums - Lanterra Developments	Apartment	June 2023	0	0	0	191	\$603	\$1,237
Rodeo Drive Condominiums - Lanterra Developments	Apartment	April 2024	0	0	0	421	\$575	\$987
Vic Towns - Solotex Corporation	Stacked	September 2024	0	0	13	138	\$558	\$1,121

Don Mills - York Mills Submarket Report - March 2024

Monthly Sales

Sub Market	Current Month Sales	Distinct count of Site Name
Bloor - Yorkville	6	17
Central Waterfront	2	6
Don Mills - York Mills	0	10
Downtown Core	3	6
Downtown East	18	20
Downtown West	10	23
Etobicoke Waterfront	0	1
Highway7 - Yonge	259	5
Mississauga City Centre	5	9
North Toronto	4	17
North Yonge Corridor	4	9
North York East		
North York West	0	9
Not Applicable	261	176
Scarborough City Centre		
Sheppard Corridor	8	9
Thornhill	0	2
Toronto East	3	6
Toronto West	18	19
Yonge - St. Clair	0	8

Current GTA Active Projects

Total Sales	Act Inv	Avg. \$/sf	Avg. SF	Avg. \$
4,059	592	\$2,398	1,082	\$2,594,363
2,745	889	\$1,654	956	\$1,581,428
2,384	277	\$1,196	826	\$988,143
3,661	460	\$1,878	781	\$1,467,515
5,944	1,542	\$1,457	694	\$1,011,230
7,230	798	\$1,700	978	\$1,662,182
551	14	\$1,644	860	\$1,414,329
1,172	32	\$1,073	767	\$822,416
4,252	640	\$1,234	657	\$810,778
3,300	354	\$1,577	937	\$1,477,042
2,746	743	\$1,656	696	\$1,153,080
1,072	445	\$1,375	818	\$1,124,927
27,975	7,747	\$1,176	774	\$909,521
1,835	490	\$1,414	806	\$1,139,593
411	28	\$1,361	1,690	\$2,301,250
890	178	\$1,264	647	\$817,465
3,212	429	\$1,259	903	\$1,137,113
1,041	660	\$1,806	623	\$1,124,676



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