

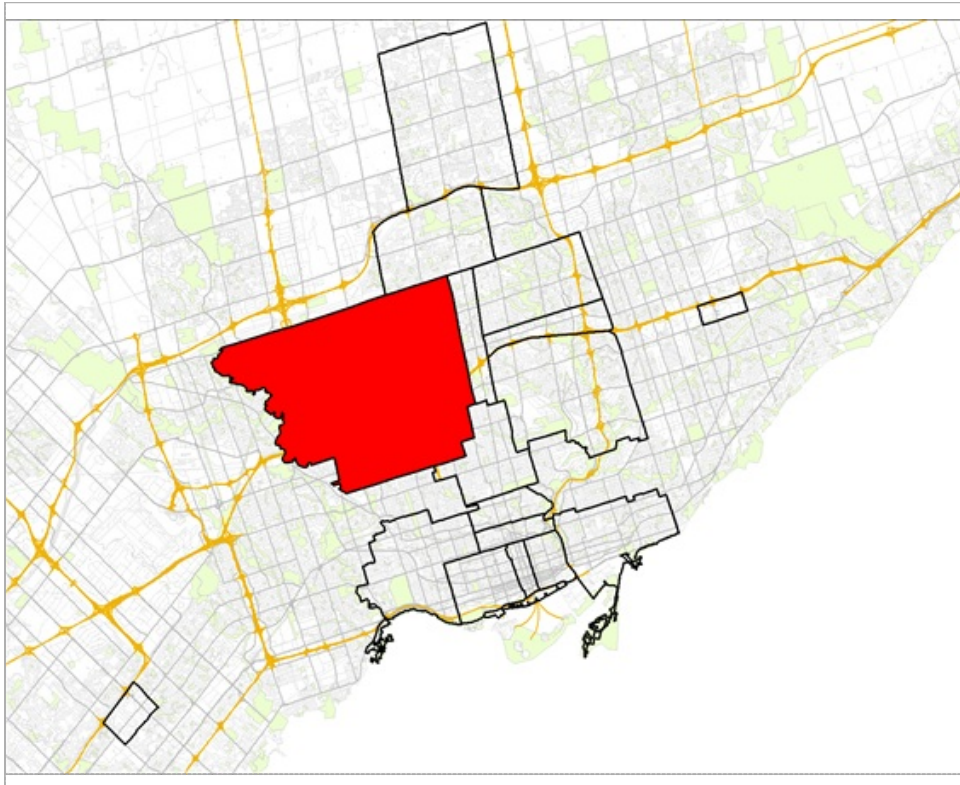


Greater Toronto Area | North York West New Homes High Rise Submarket Report

Data as of March 2024

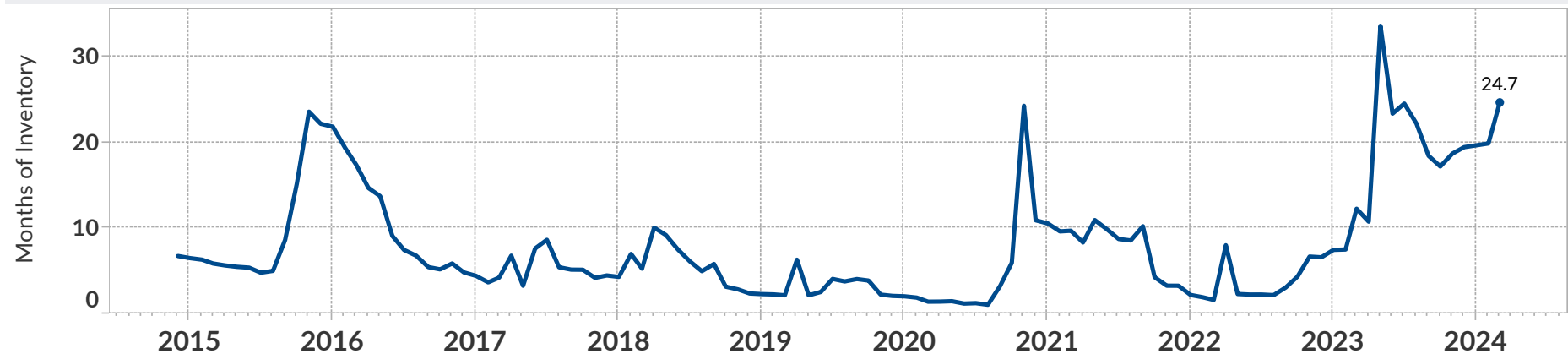


North York West Submarket Report - March 2024



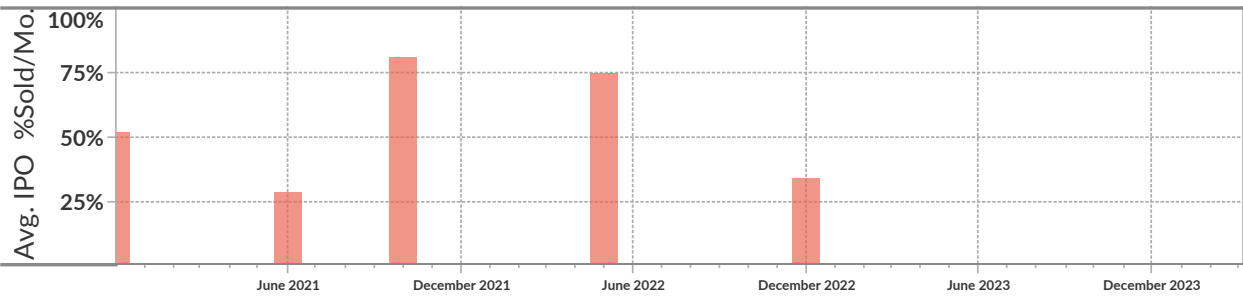
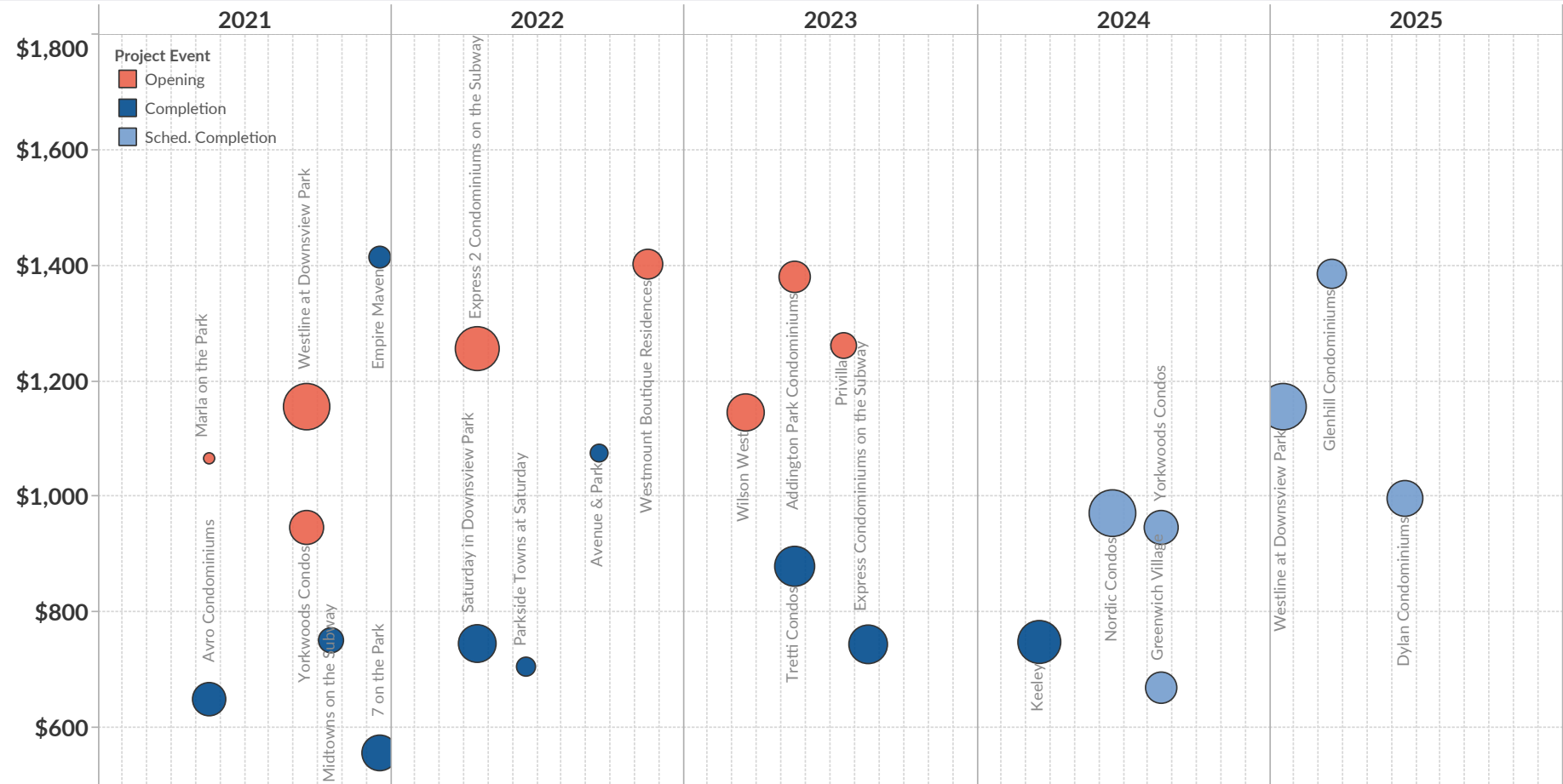
North York West		GTA
Distinct count of Site Name	9	352
No. of Units	1,517	90,798
Total Sales	1,072	74,480
Act Inv	445	16,318
Avg. \$/sf		\$1,409
Avg. Project \$/SF		\$1,315
Avg. SF		793
Avg. \$		\$1,117,379
Current Month Sales		601

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



North York West Submarket Report - March 2024

Recent Project Openings, Completions & Scheduled Completions



Total Units

- 22
- 100
- 200
- 300
- 429

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.

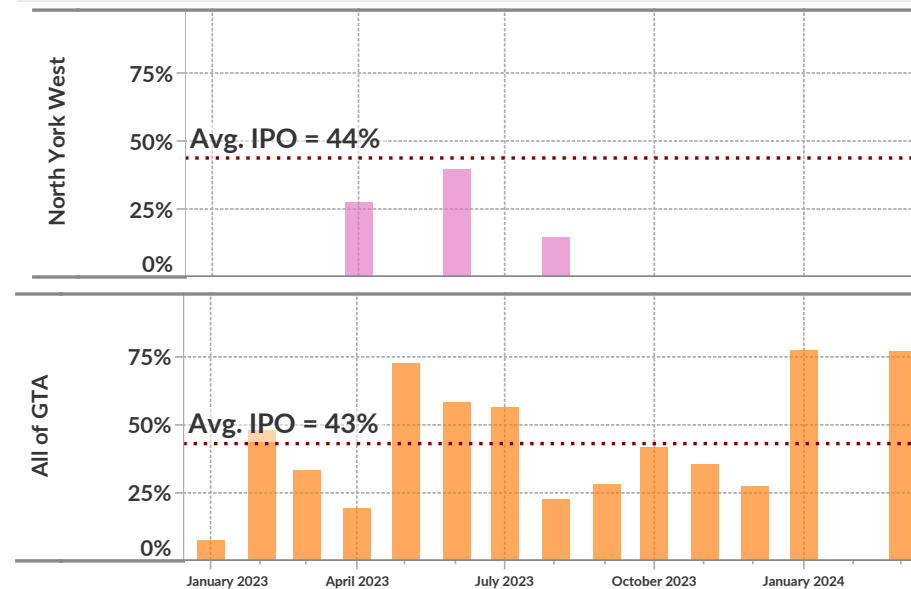
North York West Submarket Report - March 2024

Project Data by Unit Type

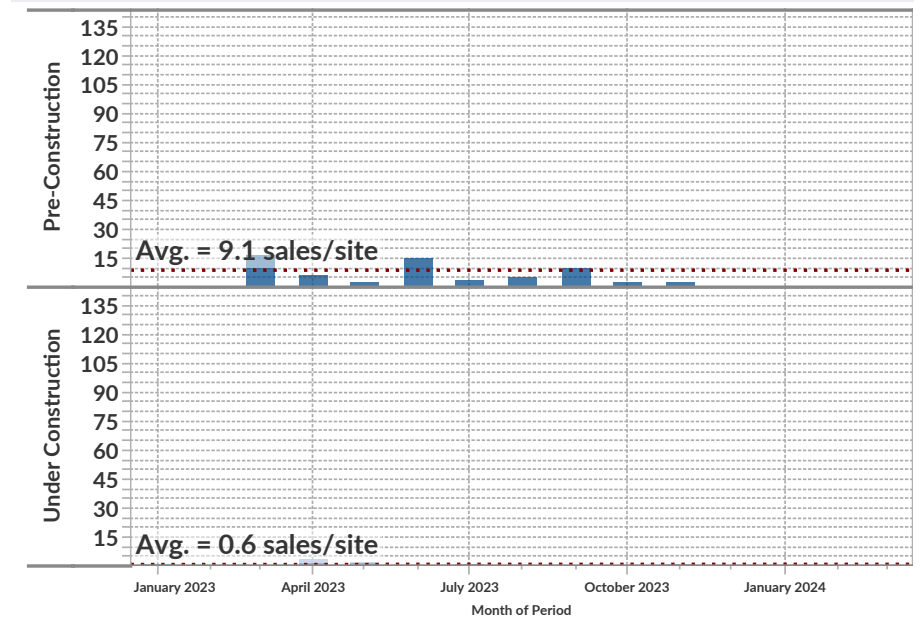
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	34	0	21	13
1 Bedroom	259	0	174	85
1 Bedroom + Den	519	0	383	136
2 Bedroom	439	0	327	112
2 Bedroom + Den	167	0	103	64
3 Bedroom & Up	82	0	50	32
Penthouse	4	0	4	0
Other	13	0	10	3

Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,435	340	480	\$538,900	\$594,900
\$1,296	460	765	\$629,900	\$823,880
\$1,311	548	965	\$684,900	\$1,506,900
\$1,328	623	1,499	\$759,990	\$2,329,900
\$1,502	723	2,568	\$837,990	\$4,289,900
\$1,435	813	2,804	\$931,900	\$4,689,900
\$1,581	2,455	2,546	\$3,948,900	\$3,956,900

IPO Launch Performance (first 2 months)

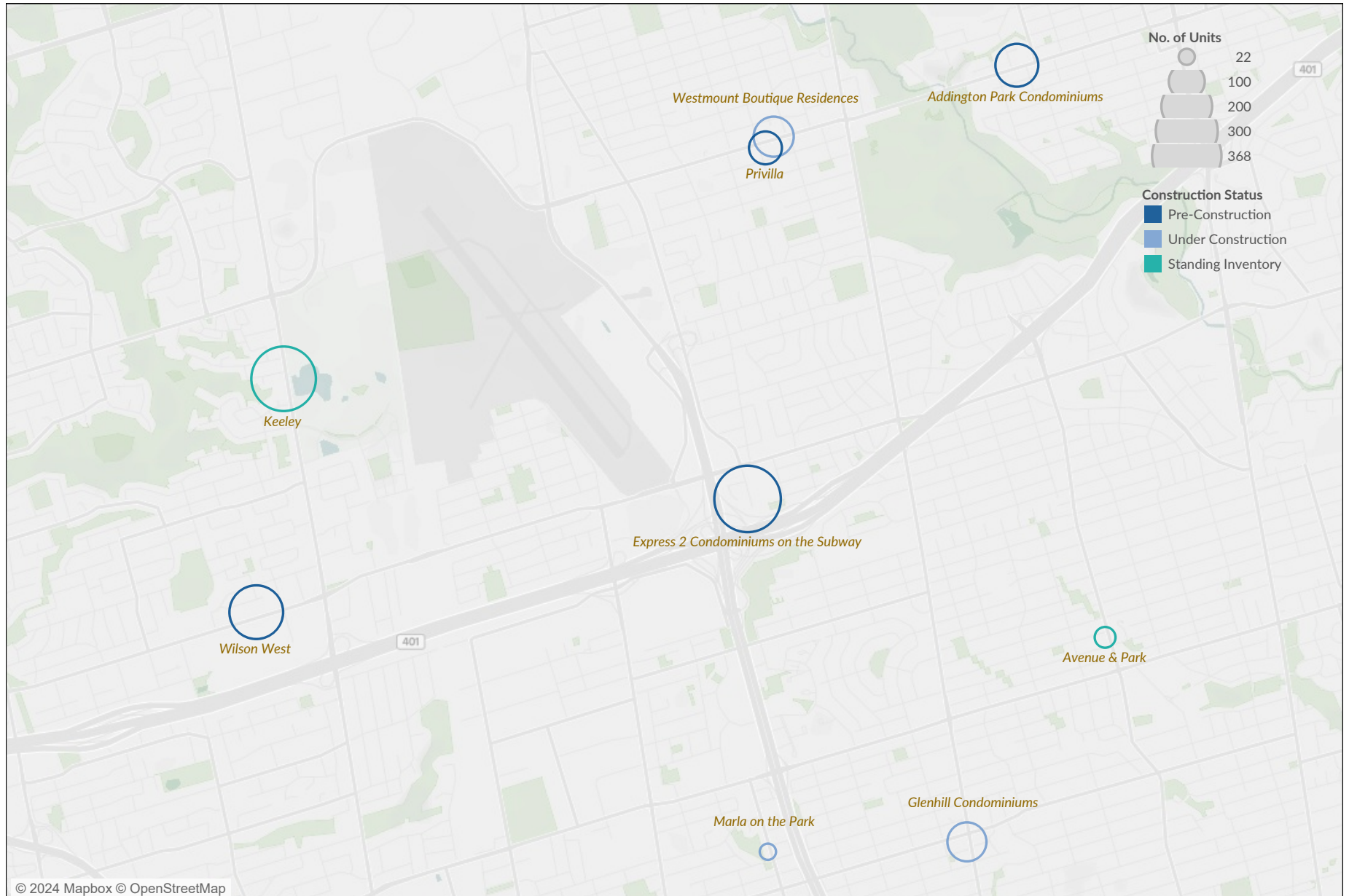


Post Launch Absorption: North York West



North York West Submarket Report - March 2024

Current Active Projects



North York West Submarket Report - March 2024

Current Active Project List

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
Addington Park Condominiums - Addington Developments	Apartment	April 2027	0	0	62	153	\$1,381	\$1,376
Avenue & Park - Stafford Homes	Apartment	September 2022	0	0	4	36	\$1,076	\$1,826
Express 2 Condominiums on the Subway - Malibu Investments..	Apartment	June 2028	0	0	64	368	\$1,257	\$1,311
Glenhill Condominiums - Lanterra Developments	Apartment	March 2025	0	0	44	127	\$1,386	\$1,645
Keeley - TAS DesignBuild	Apartment	March 2024	0	0	0	347	\$749	\$1,289
Marla on the Park - Kultura	Apartment	June 2026	0	0	1	22	\$1,067	\$1,348
Privilla - 719 Sheppard Avenue West Ltd.	Apartment	August 2026	0	0	75	90	\$1,262	\$1,263
Westmount Boutique Residences - Quadcam Development Gr..	Apartment	January 2026	0	0	79	134	\$1,403	\$1,401
Wilson West - First Avenue Properties	Apartment	June 2026	0	0	116	240	\$1,146	\$1,178

North York West 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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