

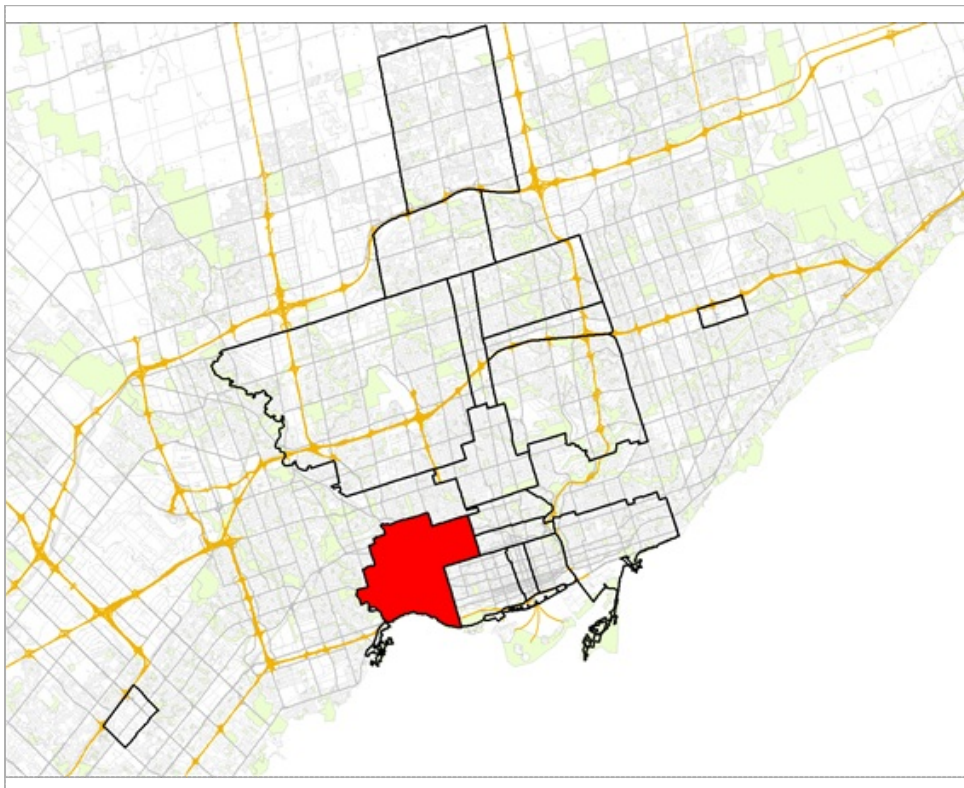


Greater Toronto Area | Toronto West New Homes High Rise Submarket Report

Data as of June 2024

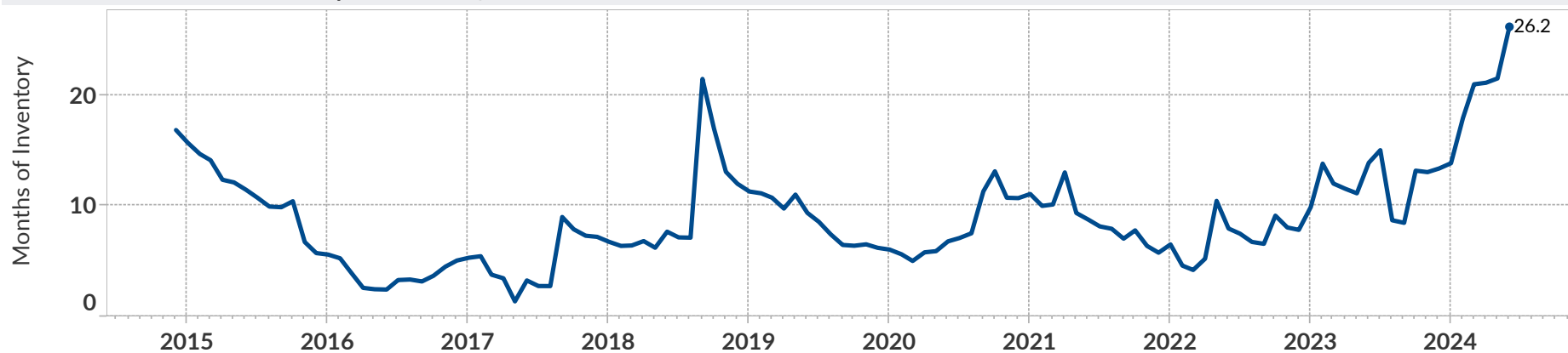


Toronto West Submarket Report - June 2024



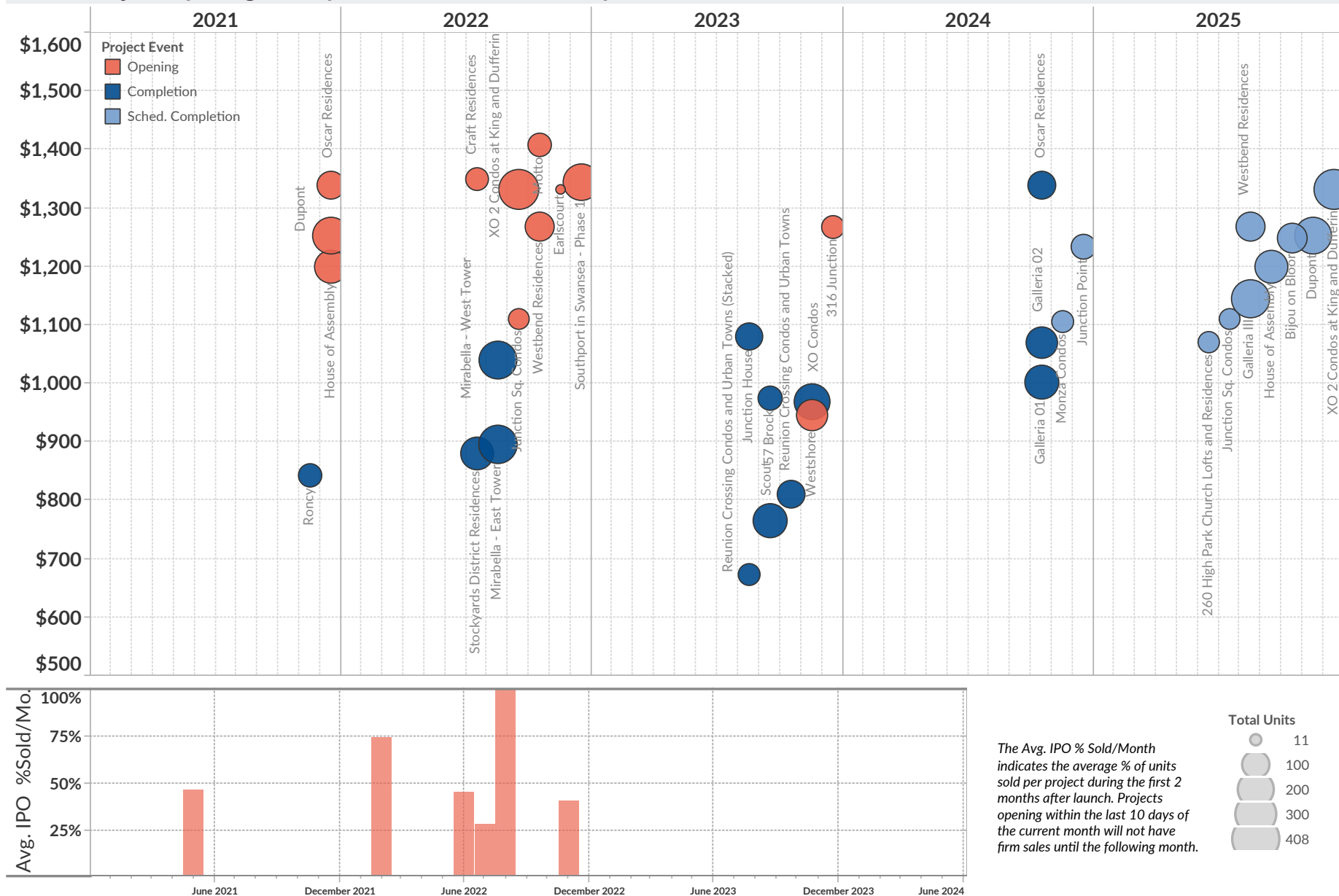
Toronto West		GTA
Distinct count of Site Name	19	352
No. of Units	3,702	91,271
Total Sales	3,242	73,880
Act Inv	460	17,391
Avg. \$/sf		\$1,402
Avg. Project \$/SF		\$1,314
Avg. SF		778
Avg. \$		\$1,091,457
Current Month Sales		732

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



Toronto West Submarket Report - June 2024

Recent Project Openings, Completions & Scheduled Completions



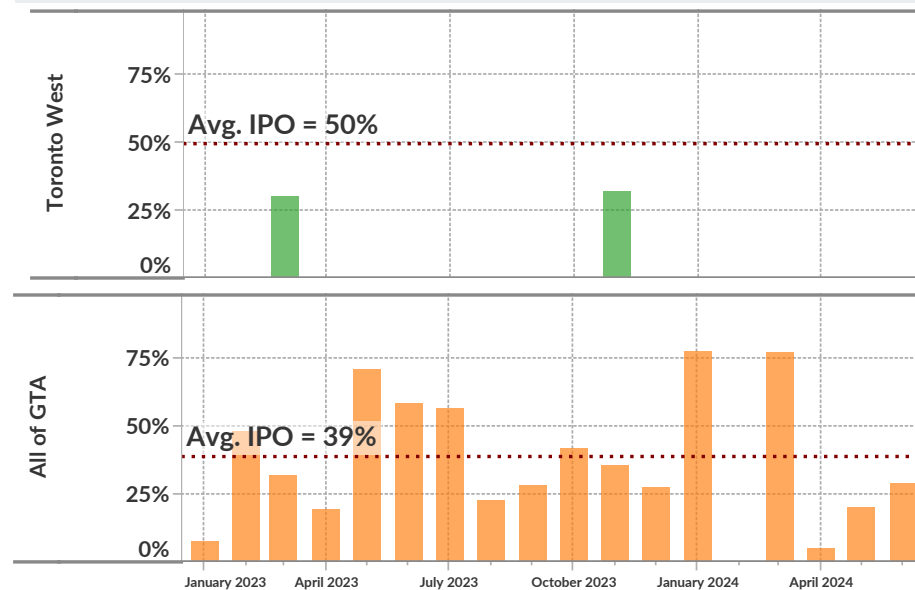
Toronto West Submarket Report - June 2024

Project Data by Unit Type

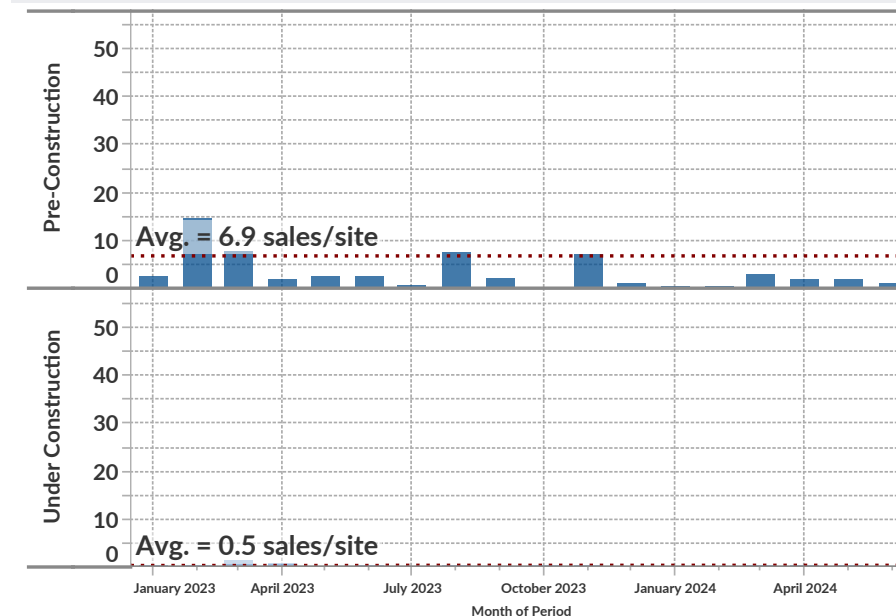
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	74	0	71	3
1 Bedroom	680	0	640	40
1 Bedroom + Den	1,068	6	1,020	48
2 Bedroom	916	0	806	110
2 Bedroom + Den	483	0	400	83
3 Bedroom & Up	421	0	256	165
Penthouse				
Other	60	0	49	11

Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,461	340	477	\$569,990	\$664,990
\$1,372	472	749	\$529,900	\$899,800
\$1,350	537	772	\$619,900	\$1,004,900
\$1,372	615	1,573	\$694,900	\$2,550,000
\$1,258	711	1,654	\$799,900	\$2,845,000
\$1,103	769	1,992	\$989,900	\$2,800,000
\$1,115	894	1,533	\$894,990	\$1,745,900

IPO Launch Performance (first 2 months)

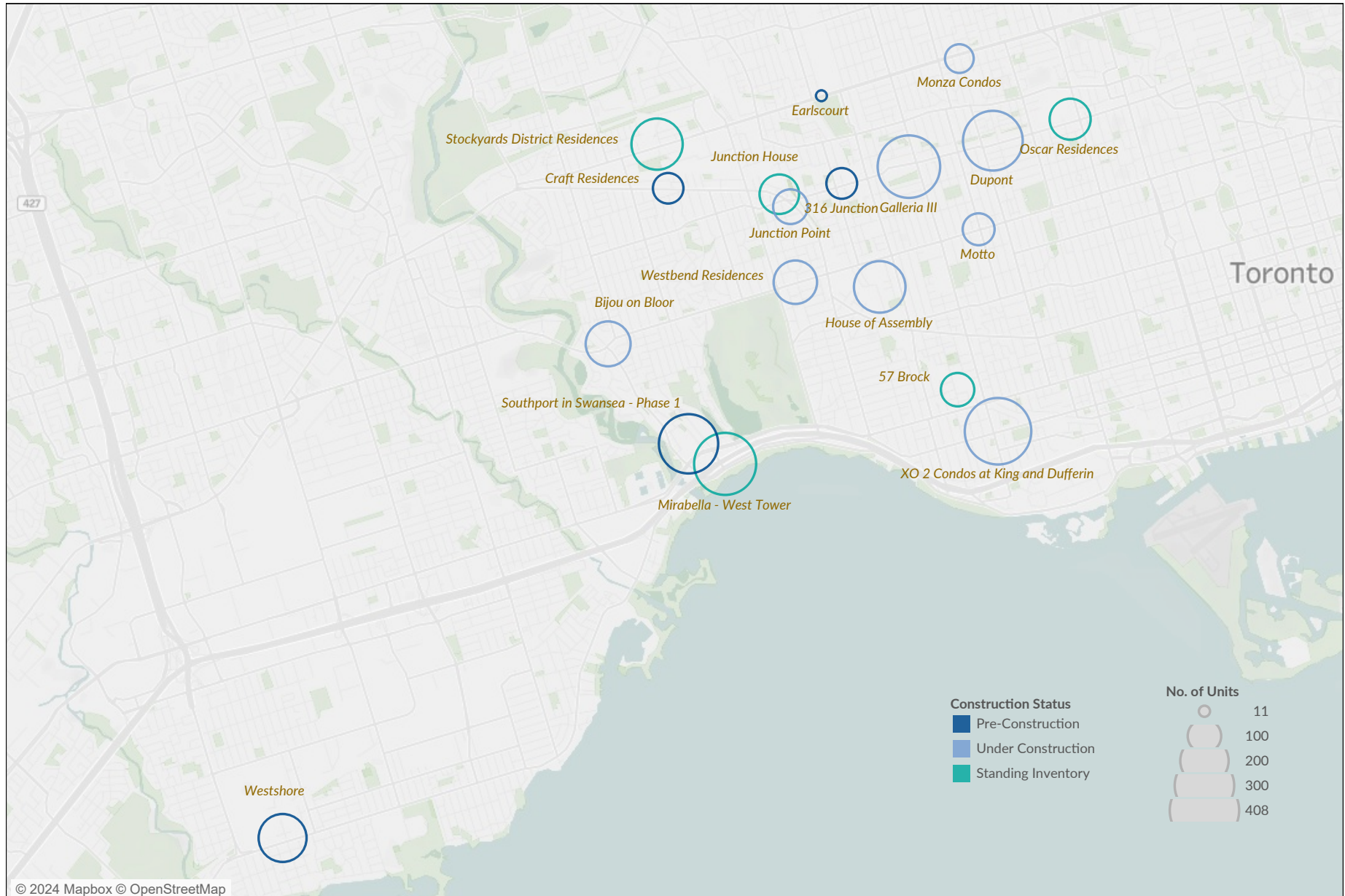


Post Launch Absorption: Toronto West



Toronto West Submarket Report - June 2024

Current Active Projects



Toronto West Submarket Report - June 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 SqFoot
57 Brock - Block Developments	Apartment	March 2023	0	0	8	103	\$975	\$1,314
316 Junction - Marlin Spring Developments	Apartment	September 2027	0	0	0	87	\$1,268	\$1,281
Bijou on Bloor - Plaza	Apartment	October 2025	0	0	20	186	\$1,249	\$1,601
Craft Residences - Gairloch	Apartment	August 2026	0	3	36	86	\$1,350	\$1,398
Dupont - Tridel	Apartment	May 2025	0	0	34	329	\$1,253	\$1,268
Earlscourt - Format Group	Apartment	November 2026	0	0	0	11	\$1,332	\$1,331
Galleria III - Almadev	Apartment	December 2025	0	0	0	360	\$1,145	\$1,280
House of Assembly - Marlin Spring Developments	Apartment	June 2025	0	0	0	245	\$1,200	\$1,196
Junction House - Globizen Group	Apartment	September 2023	0	3	8	144	\$1,081	\$1,190
Junction Point - Gairloch	Apartment	July 2024	0	2	16	111	\$1,234	\$1,367
Mirabella - West Tower - Diamante Development	Apartment	September 2022	0	5	22	355	\$1,040	\$1,058
Monza Condos - Benvenuto Group	Apartment	September 2024	0	3	10	76	\$1,106	\$1,483
Motto - Sierra Building Group	Apartment	April 2026	0	1	5	94	\$1,408	\$1,401
Oscar Residences - Lifetime Developments	Apartment	June 2024	0	1	18	155	\$1,339	\$1,392
Southport in Swansea - Phase 1 - State Building Group	Apartment	January 2027	0	3	76	324	\$1,344	\$1,468
Stockyards District Residences - Marlin Spring Developments	Apartment	June 2022	0	0	14	242	\$880	\$982
Westbend Residences - Mattamy Homes	Apartment	December 2025	0	0	38	174	\$1,268	\$1,293
Westshore - Minto Developments	Stacked	October 2027	6	34	124	212	\$946	\$925
XO 2 Condos at King and Dufferin - Lifetime Developments a..	Apartment	March 2025	0	1	31	408	\$1,332	\$1,454

Toronto West Submarket Report - June 2024

Monthly Sales

Sub Market	Current Month Sales	Distinct count of Site Name
Bloor - Yorkville	9	16
Central Waterfront	2	6
Don Mills - York Mills	4	10
Downtown Core	0	6
Downtown East	4	20
Downtown West	59	25
Etobicoke Waterfront	0	1
Highway7 - Yonge	145	6
Mississauga City Centre	6	9
North Toronto	38	16
North Yonge Corridor	0	9
North York East		
North York West	0	9
Not Applicable	447	176
Scarborough City Centre		
Sheppard Corridor	6	9
Thornhill	1	2
Toronto East	4	6
Toronto West	6	19
Yonge - St. Clair	1	7

Current GTA Active Projects

Total Sales	Act Inv	Avg. \$/sf	Avg. SF	Avg. \$
3,525	571	\$2,409	1,090	\$2,624,621
2,774	860	\$1,686	883	\$1,488,637
2,410	302	\$1,194	831	\$992,342
3,668	453	\$1,869	783	\$1,463,030
5,939	1,547	\$1,447	691	\$999,496
7,531	1,281	\$1,816	868	\$1,575,153
552	13	\$1,640	854	\$1,400,746
1,310	239	\$1,061	793	\$841,454
4,268	624	\$1,234	660	\$813,771
3,036	313	\$1,583	950	\$1,503,615
2,690	799	\$1,648	681	\$1,122,006
1,074	443	\$1,377	821	\$1,130,591
27,640	8,613	\$1,163	744	\$865,932
1,865	460	\$1,429	810	\$1,158,010
412	27	\$1,361	1,703	\$2,317,778
898	170	\$1,259	649	\$816,567
3,242	460	\$1,223	918	\$1,122,685
1,046	216	\$2,061	902	\$1,858,227



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