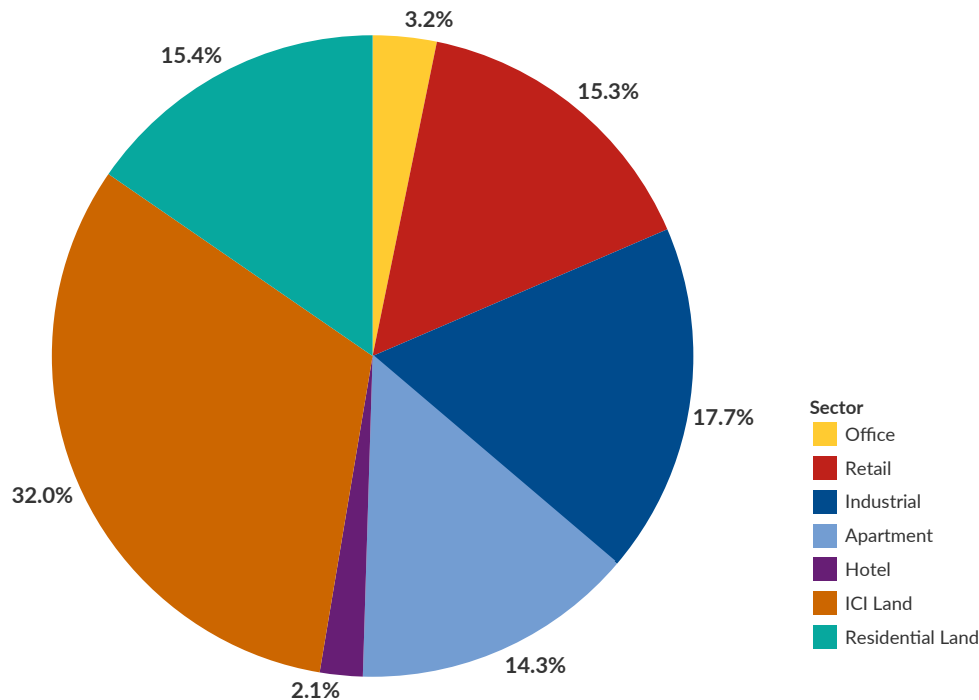

Greater Golden Horseshoe Commercial Q3 2024 Statistics



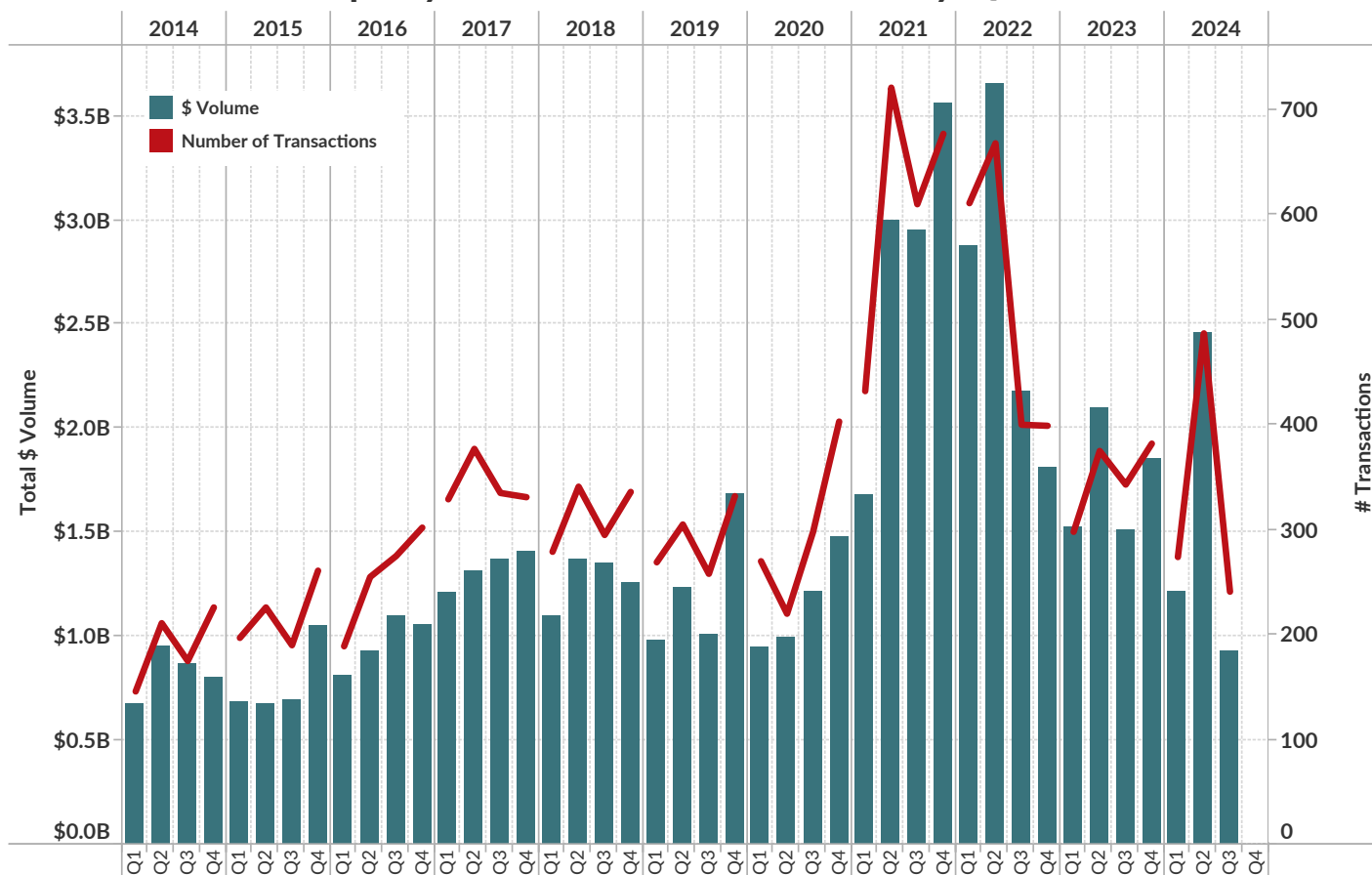
AltusGroup

Q3 2024 YTD Property Transactions - Total \$ Volume by Sector



Source: Altus Group

Property Transactions - All Sectors by Quarter



Source: Altus Group

Property Transactions - Total \$ Volume by Quarter & Sector



Source: Altus Group

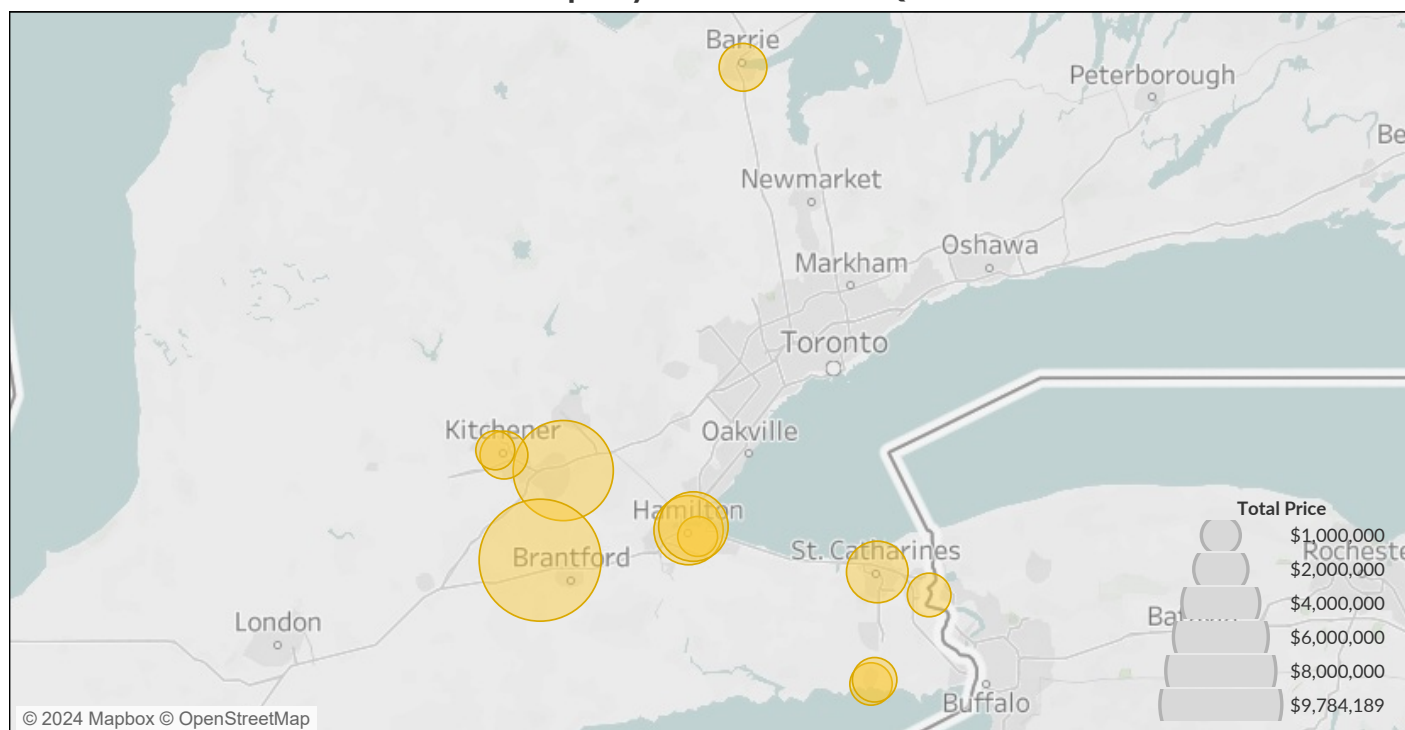
	Q3 2024 \$ Volume	#	YTD Volume		YoY - % Change	YTD - Avg \$/SF
			2023	2024		
East GGH			\$3.9M	\$5.6M	44.8%	\$139
North GGH	\$1.5M	1	\$20.9M	\$36.5M	74.5%	\$338
South GGH	\$23.4M	8	\$38.7M	\$52.8M	36.5%	\$306
West GGH	\$9.1M	3	\$113.0M	\$52.5M	-53.5%	\$403
Grand Total	\$34.0M	12	\$176.4M	\$147.4M	-16.5%	\$340

Office - Top 5 Transactions Q3 2024

First Address	Region	Municipality	Total Price	Building Size	Price/SF
25 Curtis Avenue North	County of Brant	Brant	\$9.8M	Null	Null
420 Sheldon Drive	Waterloo Region	Cambridge	\$6.6M	34,540	\$191
554 John Street North	Hamilton	Hamilton	\$3.2M	6,500	\$488
29 Harriet Street	Hamilton	Hamilton	\$3.2M	21,200	\$148
205 King Street	Niagara Region	St. Catharines	\$2.5M	9,300	\$268

Source: Altus Group

Office Property Transactions - Q3 2024



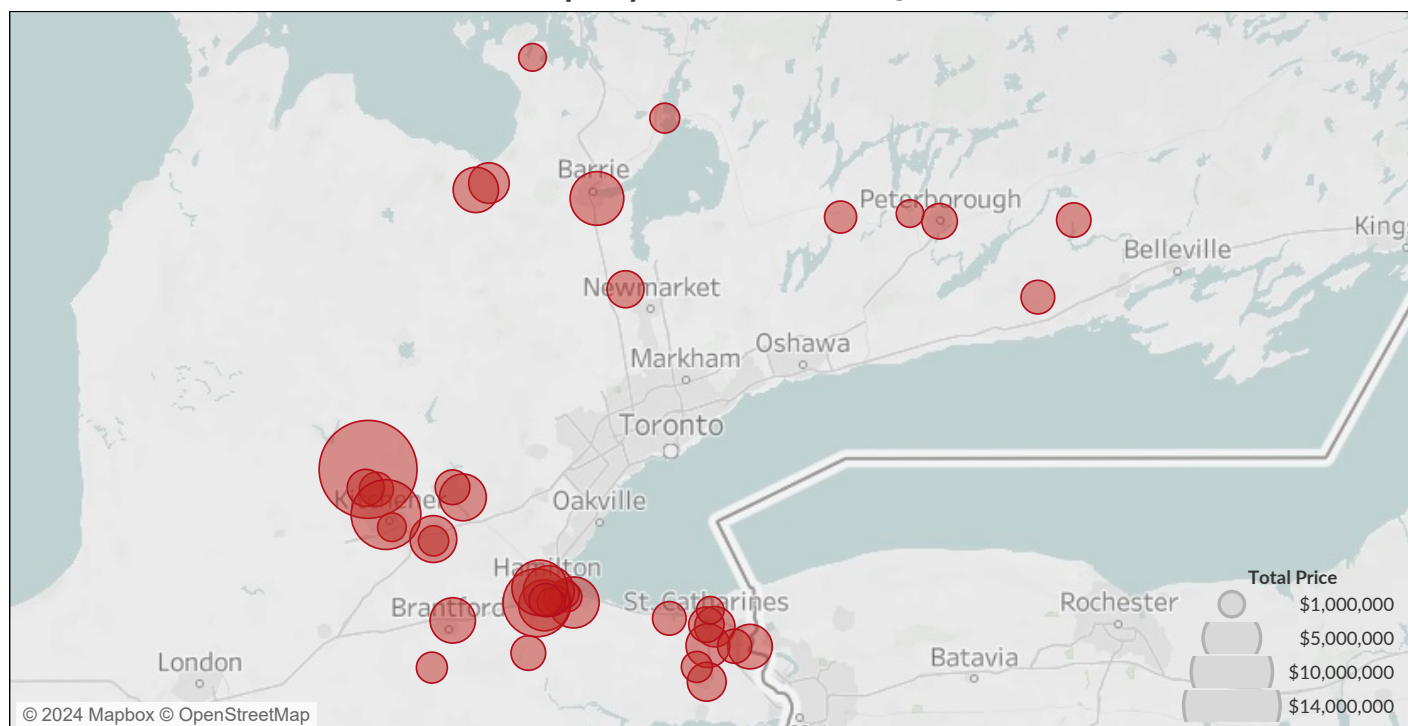
	Q3 2024 \$ Volume	#	YTD Volume		YoY - % Change	YTD - Avg \$/SF
			2023	2024		
East GGH	\$7.8M	5	\$42.4M	\$41.0M	-3.3%	\$288
North GGH	\$14.0M	6	\$123.0M	\$149.3M	21.4%	\$472
South GGH	\$53.0M	22	\$191.1M	\$245.7M	28.6%	\$394
West GGH	\$35.5M	9	\$402.1M	\$269.7M	-32.9%	\$479
Grand Total	\$110.3M	42	\$758.5M	\$705.7M	-7.0%	\$427

Retail - Top 5 Transactions Q3 2024

First Address	Region	Municipality	Total Price	Building Size	Price/SF
275 Church Street West	Waterloo Region	Woolwich	\$14.0M	64,700	\$216
114 Weber Street North	Waterloo Region	Waterloo	\$7.1M	Null	Null
889 Upper Paradise Road	Hamilton	Hamilton	\$6.8M	Null	Null
1038 King Street West	Hamilton	Hamilton	\$4.5M	8,500	\$529
170 Burton Avenue	Simcoe County	Barrie	\$4.2M	Null	Null

Source: Altus Group

Retail Property Transactions - Q3 2024



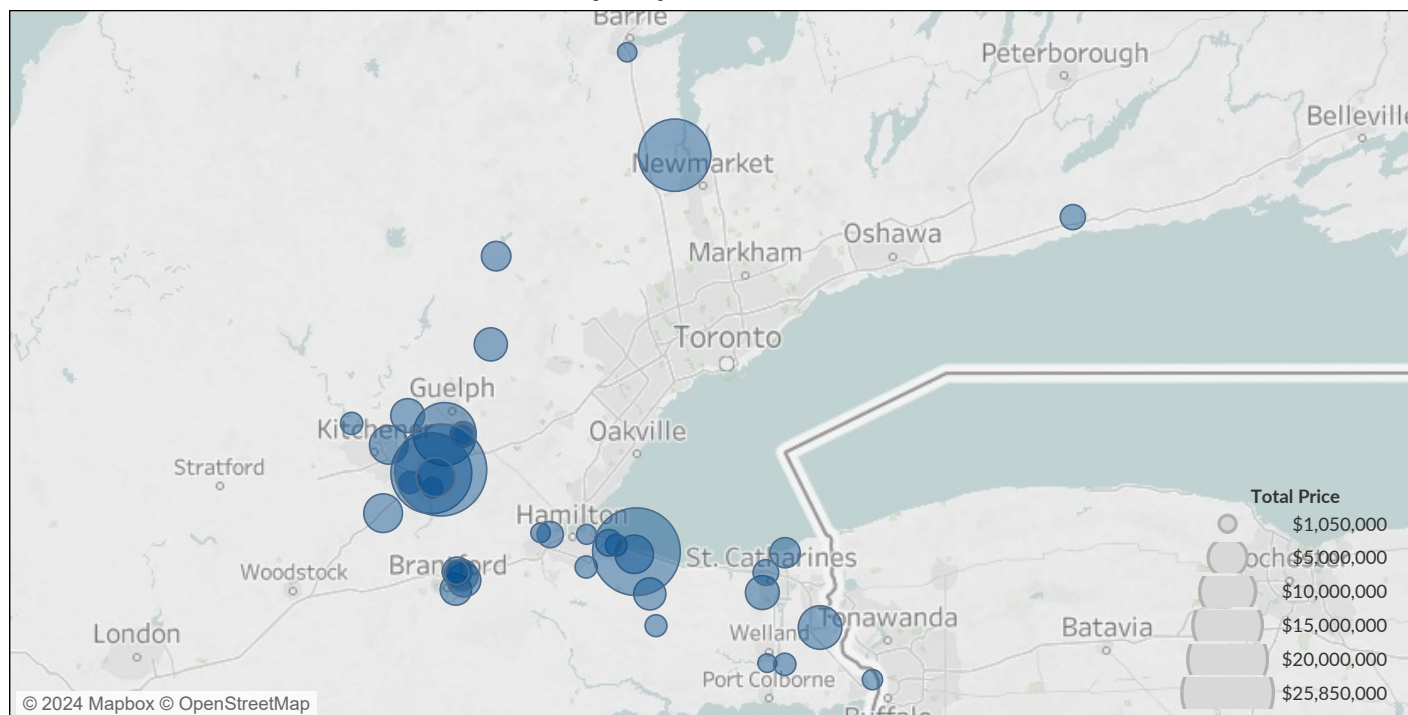
	Q3 2024 \$ Volume	#	YTD Volume		YoY - % Change	YTD - Avg \$/SF
			2023	2024		
East GGH	\$1.9M	1	\$98.3M	\$24.4M	-75.2%	\$263
North GGH	\$19.8M	3	\$100.3M	\$137.8M	37.4%	\$352
South GGH	\$74.0M	22	\$366.1M	\$308.3M	-15.8%	\$259
West GGH	\$86.2M	13	\$337.6M	\$343.0M	1.6%	\$275
Grand Total	\$181.8M	39	\$902.3M	\$813.5M	-9.8%	\$281

Industrial - Top 5 Transactions Q3 2024

First Address	Region	Municipality	Total Price	Building Size	Price/SF
415 Thompson Drive	Waterloo Region	Cambridge	\$25.9M	140,000	\$185
924 South Service Road	Hamilton	Hamilton	\$23.5M	30,980	\$759
549 Conestoga Boulevard	Waterloo Region	Cambridge	\$20.0M	95,495	\$209
60 Industrial Road	Simcoe County	West Gwillimbury	\$16.0M	Null	Null
7067 Wellington Road 124	Wellington County	Guelph/Eramosa	\$12.1M	Null	Null

Source: Altus Group

Industrial Property Transactions - Q3 2024



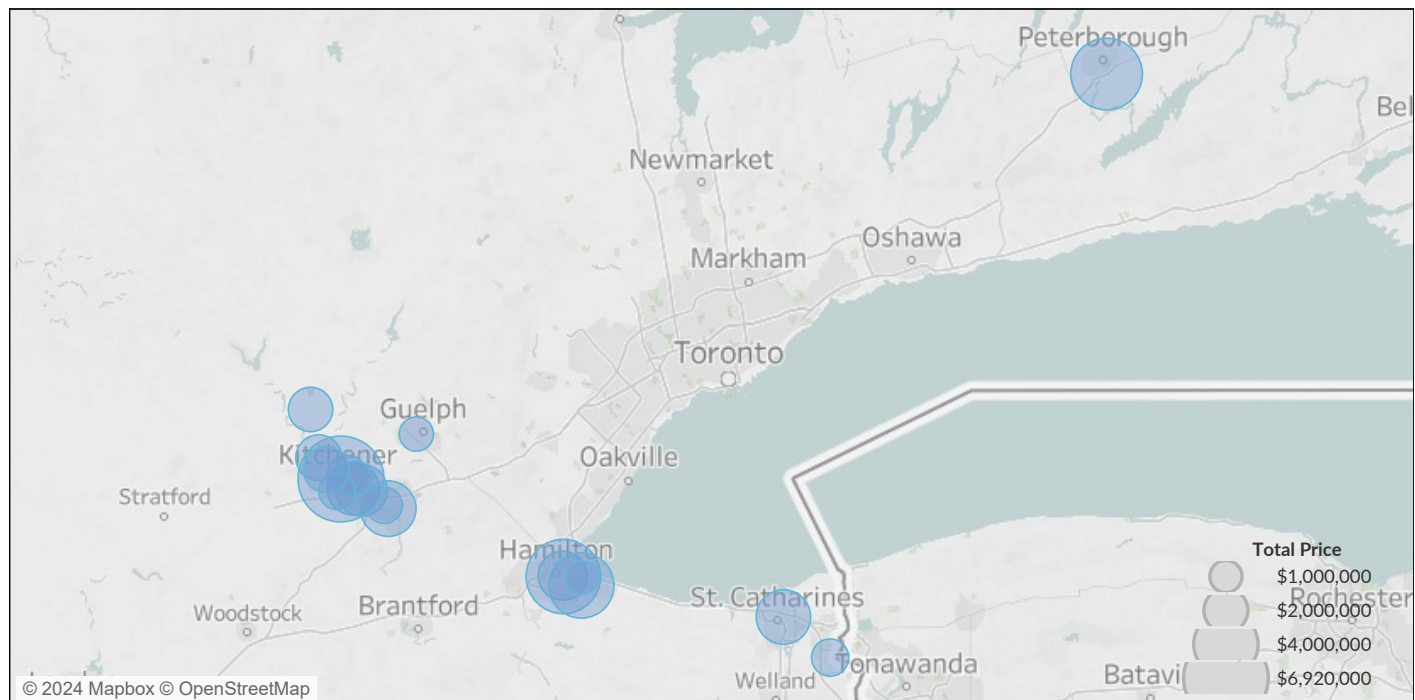
	Q3 2024 \$ Volume	#	YTD Volume		YoY - % Change	YTD - Avg \$/Unit
			2023	2024		
East GGH	\$4.8M	1	\$13.1M	\$17.0M	29.8%	\$232,097
North GGH			\$93.6M	\$14.7M	-84.3%	\$172,024
South GGH	\$16.5M	6	\$91.6M	\$270.3M	195.0%	\$198,720
West GGH	\$26.8M	12	\$439.4M	\$355.0M	-19.2%	\$230,497
Grand Total	\$48.2M	19	\$637.8M	\$657.0M	3.0%	\$213,644

Apartment - Top 5 Transactions Q3 2024

First Address	Region	Municipality	Total Price	Number of Units	Price Per Unit
84 Frederick Street	Waterloo Region	Kitchener	\$6.9M	\N	Null
103 Emerald Street South	Hamilton	Hamilton	\$5.2M	30	\$173,333
224 Maxwell Avenue	Peterborough Cou..	Peterborough	\$4.8M	33	\$146,060
1986 King Street East	Hamilton	Hamilton	\$4.0M	15	\$266,667
1220 Hamilton Street	Waterloo Region	Cambridge	\$2.9M	15	\$193,333

Source: Altus Group

Apartment Property Transactions - Q3 2024



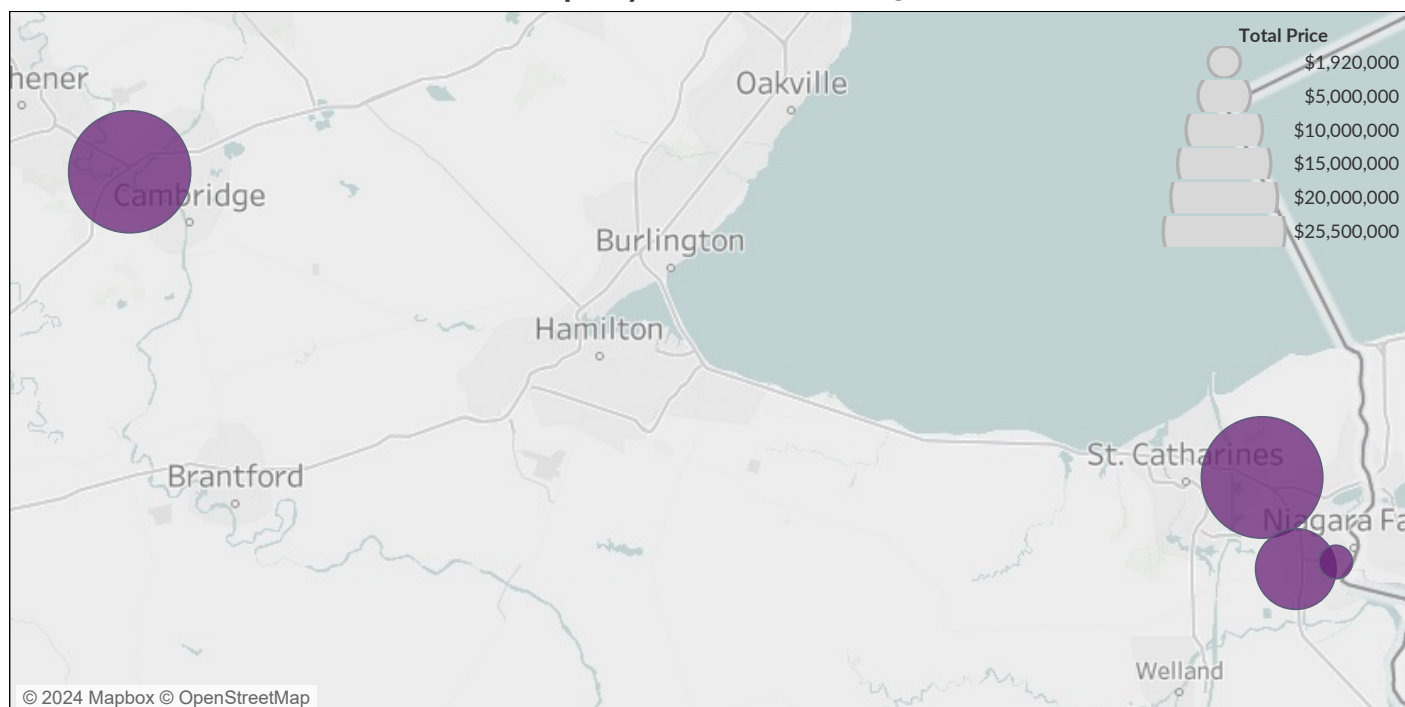
	Q3 2024 \$ Volume	#	YTD Volume		YoY - % Change	YTD - Avg \$/Room
			2023	2024		
East GGH				\$5.8M		\$123,437
North GGH			\$5.8M		-100.0%	
South GGH	\$38.3M	3	\$30.2M	\$67.4M	123.0%	\$147,342
West GGH	\$25.5M	1		\$25.5M		
Grand Total	\$63.8M	4	\$36.0M	\$98.6M	173.8%	\$144,354

Hotel - Top 5 Transactions Q3 2024

First Address	Region	Municipality	Total Price	Number of Rooms	Price Per Room
210 Preston Parkway	Waterloo Region	Cambridge	\$25.5M	\N	Null
500 York Road	Niagara Region	Niagara-on-the-Lake	\$25.2M	118	\$213,898
7737 Lundy's Lane	Niagara Region	Niagara Falls	\$11.1M	\N	Null
5384 Kitchener Street	Niagara Region	Niagara Falls	\$1.9M	16	\$120,000

Source: Altus Group

Hotel Property Transactions - Q3 2024



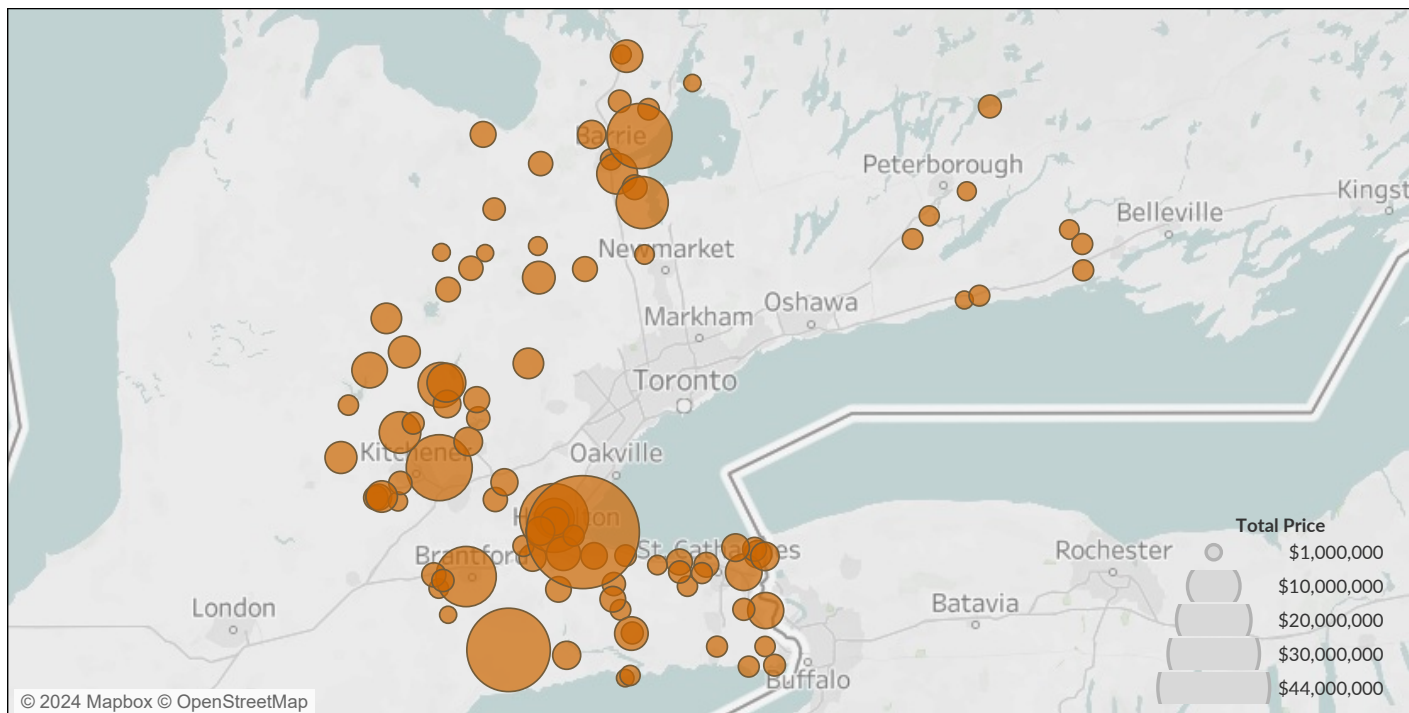
	Q3 2024 \$ Volume	#	YTD Volume		YoY - % Change	YTD - Avg \$/Acre
			2023	2024		
East GGH	\$12.7M	9	\$103.1M	\$129.2M	25.4%	\$0.1M
North GGH	\$61.9M	21	\$573.5M	\$456.3M	-20.4%	\$0.3M
South GGH	\$188.4M	45	\$654.6M	\$461.9M	-29.4%	\$0.3M
West GGH	\$76.8M	21	\$393.3M	\$423.5M	7.7%	\$0.5M
Grand Total	\$339.8M	96	\$1,724.6M	\$1,470.9M	-14.7%	\$0.3M

ICI Land - Top 5 Transactions Q3 2024

First Address	Region	Municipality	Total Price	Lot Area	Price Per Acre
Null	Hamilton	Hamilton	\$44.0M	56.9	\$772,770
	Niagara Region	Niagara Falls	\$4.5M	47.5	\$94,827
		Lincoln	\$1.4M	57.1	\$24,513
	Northumberland County	Brighton	\$1.5M	175.7	\$8,535
	Simcoe County	Barrie	\$5.7M	35.6	\$160,729

Source: Altus Group

ICI Land Property Transactions - Q3 2024



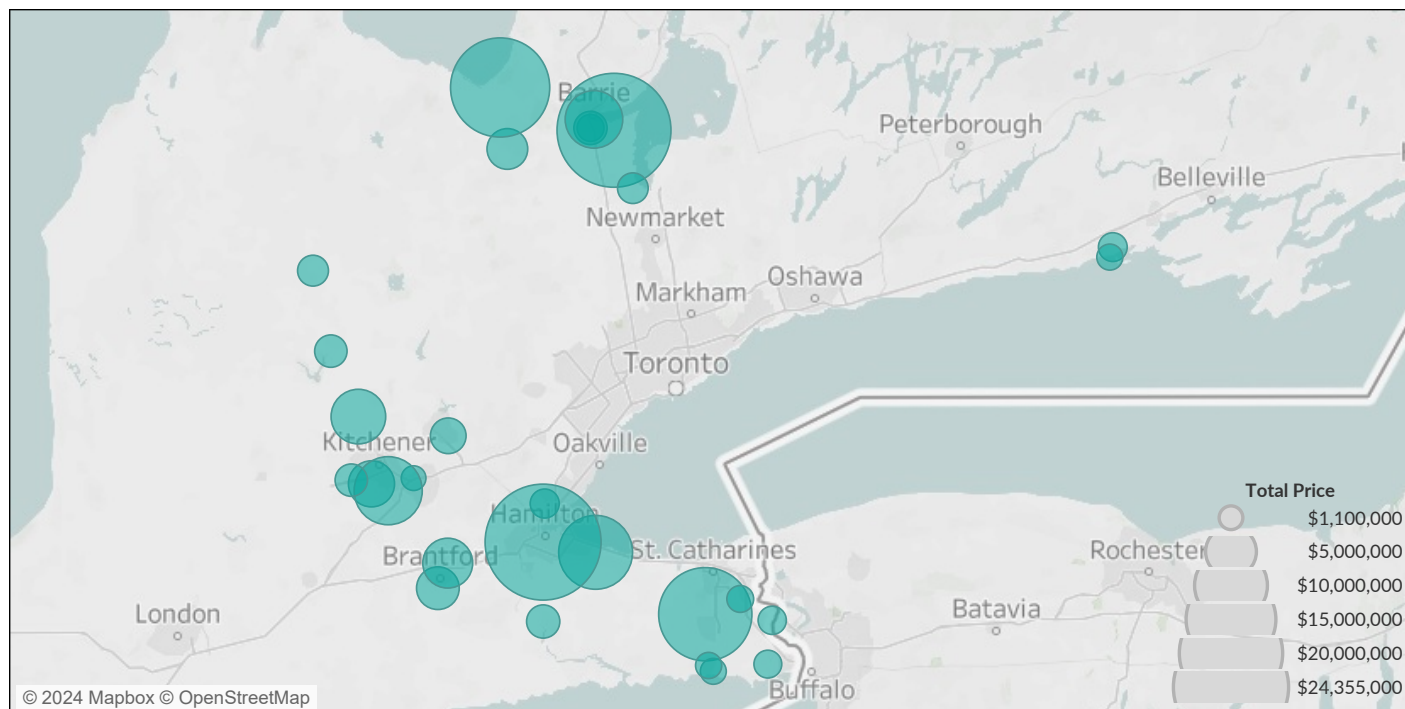
	Q3 2024 \$ Volume	#	YTD Volume		YoY - % Change	YTD - Avg \$/Acre
			2023	2024		
East GGH	\$2.7M	2	\$22.5M	\$9.1M	-59.7%	\$0.1M
North GGH	\$55.3M	7	\$252.2M	\$143.6M	-43.1%	\$0.5M
South GGH	\$67.9M	12	\$468.3M	\$301.6M	-35.6%	\$0.8M
West GGH	\$26.6M	8	\$149.6M	\$253.6M	69.6%	\$0.5M
Grand Total	\$152.5M	29	\$892.6M	\$707.9M	-20.7%	\$0.6M

Residential Land - Top 5 Transactions Q3 2024

First Address	Region	Municipality	Total Price	Lot Area	Price Per Acre
100 West 5th Street	Hamilton	Hamilton	\$24.4M	Null	Null
43 Pelham Town Square	Niagara Region	Pelham	\$15.8M	10.9	\$1,447,610
829 Highway 8	Hamilton	Hamilton	\$9.9M	7.1	\$1,400,000
500 Stauffer Drive	Waterloo Region	Kitchener	\$8.4M	15.6	\$538,669
145 Bradford Street	Simcoe County	Barrie	\$6.0M	3.0	\$1,981,505

Source: Altus Group

Residential Land Property Transactions - Q3 2024





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