

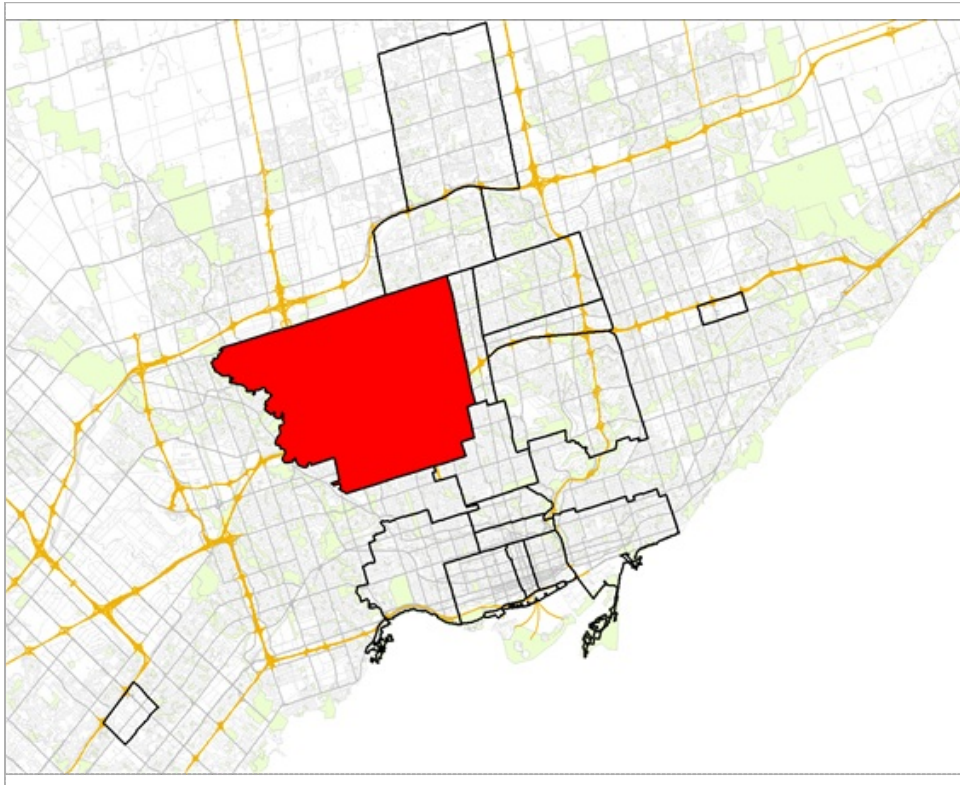


Greater Toronto Area | North York West New Homes High Rise Submarket Report

Data as of March 2025

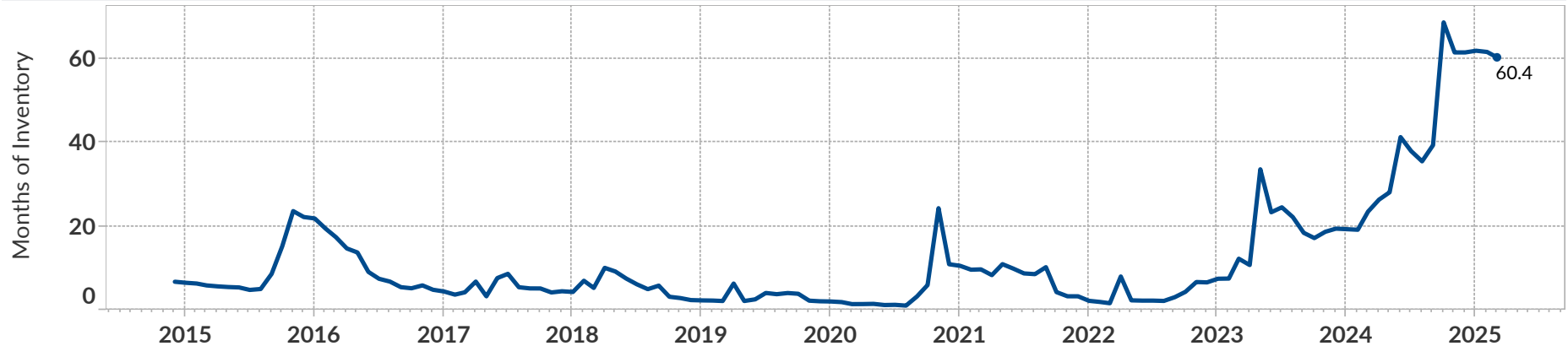


North York West Submarket Report - March 2025



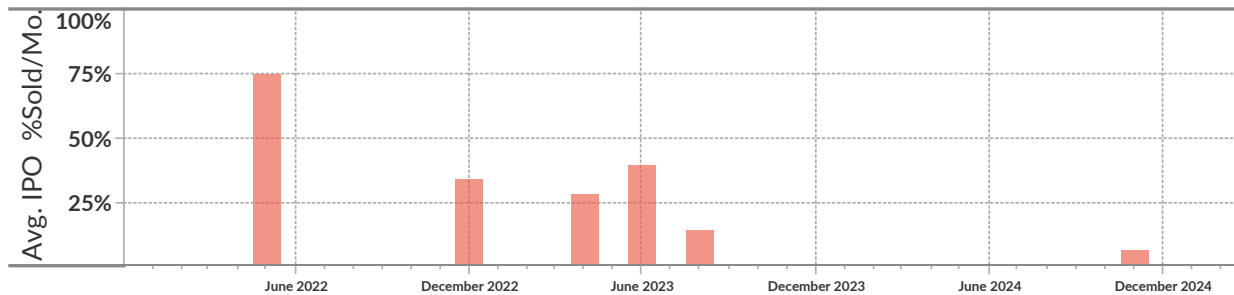
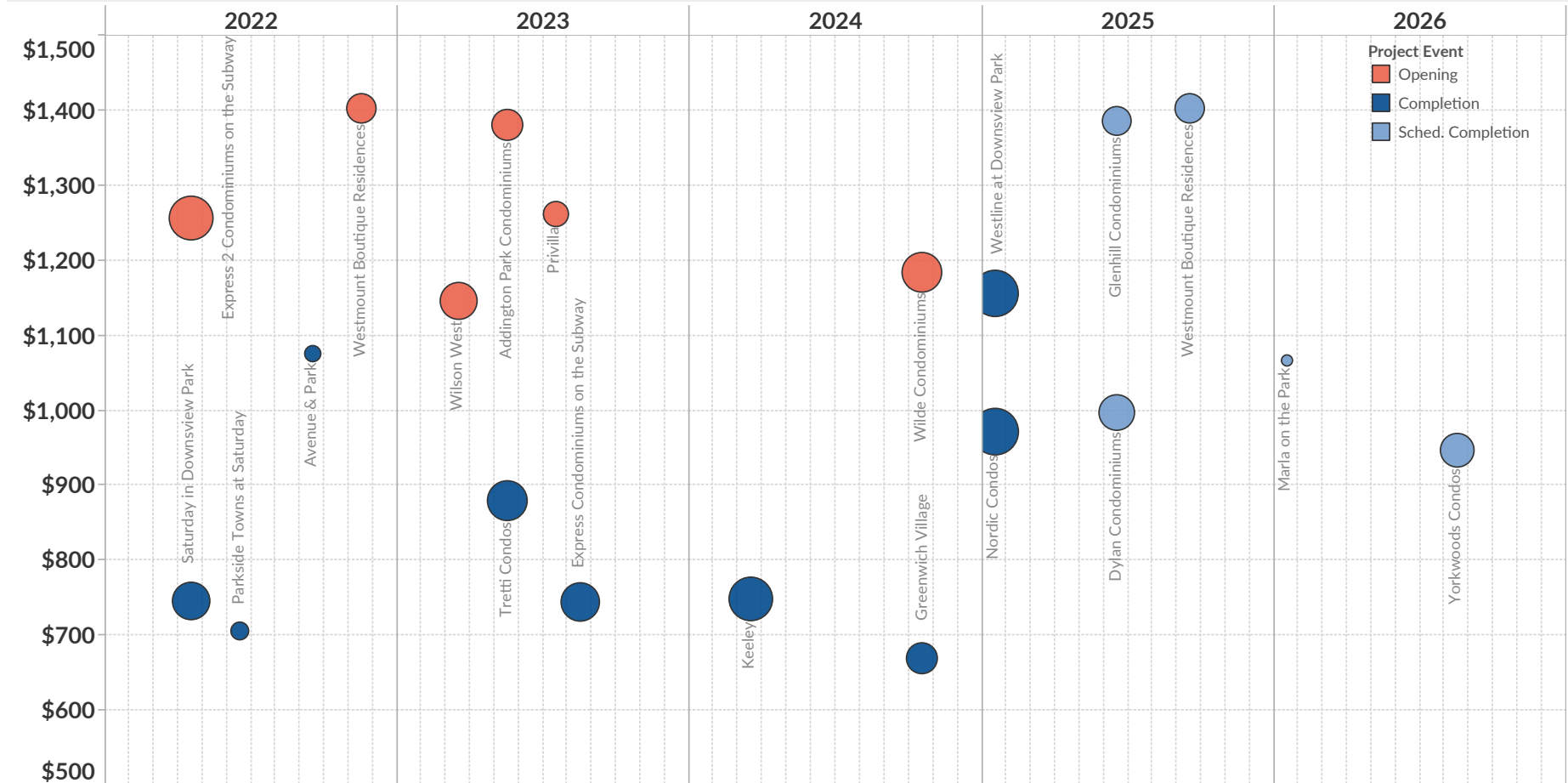
North York West		GTA
Distinct count of Site Name	10	334
No. of Units	1,827	85,947
Total Sales	1,203	69,144
Act Inv	624	16,803
Avg. \$/sf	\$1,325	\$1,401
Avg. Project \$/SF	\$1,326	\$1,311
Avg. SF	763	780
Avg. \$	\$1,010,661	\$1,092,679
Current Month Sales	3	160

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

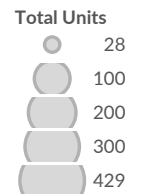


North York West Submarket Report - March 2025

Recent Project Openings, Completions & Scheduled Completions



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.



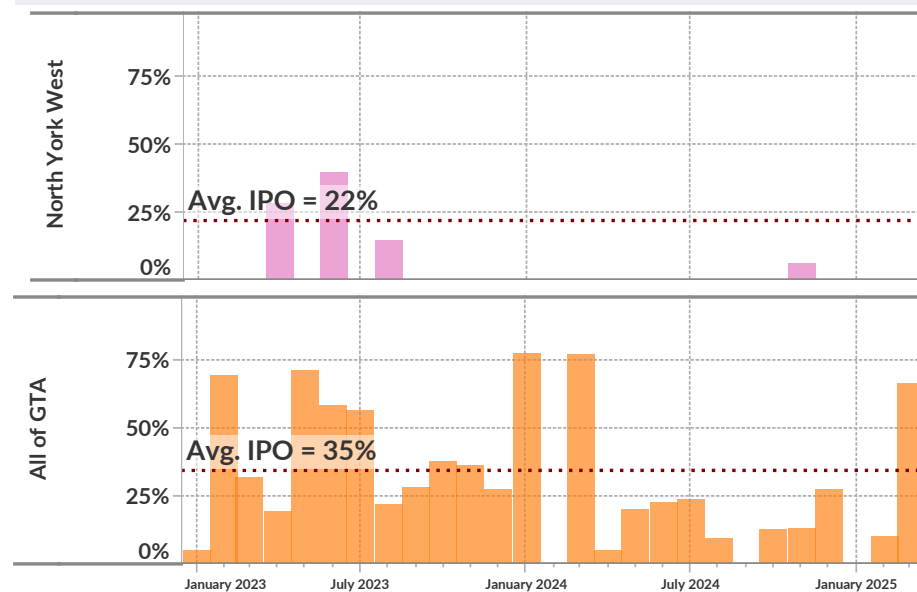
North York West Submarket Report - March 2025

Project Data by Unit Type

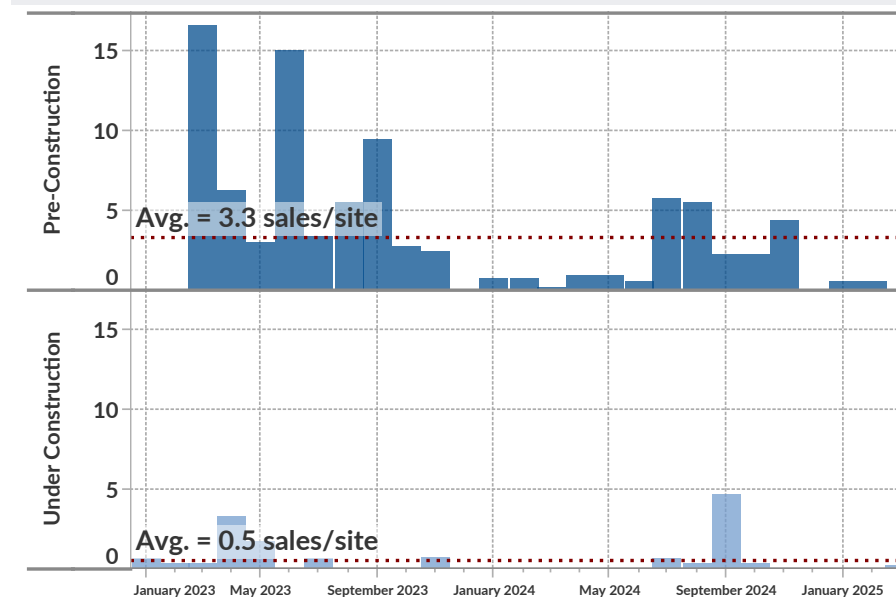
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	35	0	26	9
1 Bedroom	289	0	213	76
1 Bedroom + Den	690	1	427	263
2 Bedroom	519	0	348	171
2 Bedroom + Den	181	2	117	64
3 Bedroom & Up	94	0	57	37
Penthouse	4	0	4	0
Other	15	0	11	4

*				
Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,301	365	505	\$538,900	\$594,900
\$1,278	455	765	\$568,900	\$861,900
\$1,273	486	965	\$499,900	\$1,506,900
\$1,280	623	1,499	\$693,600	\$2,329,900
\$1,465	740	3,739	\$729,000	\$6,499,900
\$1,420	813	3,777	\$931,900	\$6,657,800
\$1,433	1,184	2,477	\$1,258,900	\$3,949,900

IPO Launch Performance (first 2 months)

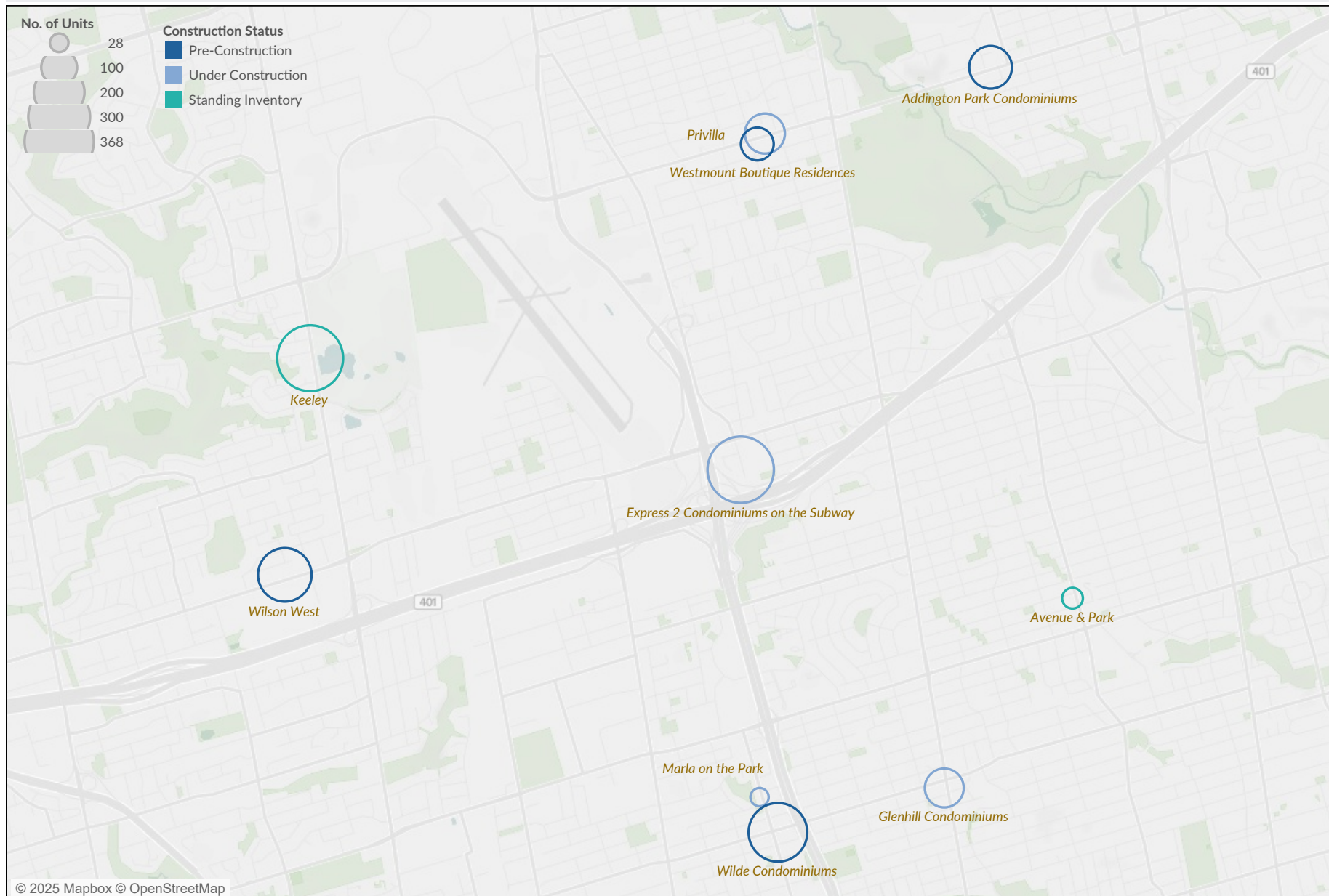


Post Launch Absorption: North York West



North York West Submarket Report - March 2025

Current Active Projects



North York West Submarket Report - March 2025

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 \$/SF
Addington Park Condominiums - Addington Developments	Apartment	April 2027	0	0	58	153	\$1,381	\$1,405
Avenue & Park - Stafford Homes	Apartment	September 2022	0	0	4	36	\$1,076	\$1,552
Express 2 Condominiums on the Subway - Malibu Investments..	Apartment	March 2027	1	1	16	368	\$1,257	\$1,327
Glenhill Condominiums - Lanterra Developments	Apartment	June 2025	0	0	30	127	\$1,386	\$1,701
Keeley - TAS DesignBuild	Apartment	March 2024	2	3	12	363	\$749	\$894
Marla on the Park - Kultura	Apartment	January 2026	0	0	6	28	\$1,067	\$1,348
Privilla - 719 Sheppard Avenue West Ltd.	Apartment	November 2027	0	0	40	90	\$1,262	\$1,255
Westmount Boutique Residences - Quadcam Development Gr..	Apartment	September 2025	0	0	76	134	\$1,403	\$1,401
Wilde Condominiums - Chestnut Hill Developments	Apartment	April 2029	0	4	266	288	\$1,184	\$1,228
Wilson West - First Avenue Properties	Apartment	June 2027	0	0	116	240	\$1,146	\$1,146

North York West Submarket Report - March 2025

Monthly Sales

Sub Market	Current Month Sales	Distinct count of Site Name
Bloor - Yorkville	● 8	● 15
Central Waterfront	● 2	● 4
Don Mills - York Mills	● 0	● 8
Downtown Core	● 2	● 6
Downtown East	● 9	● 18
Downtown West	● 6	● 23
Etobicoke Waterfront	● 0	● 1
Highway7 - Yonge	● 0	● 4
Mississauga City Centre	● 2	● 10
North Toronto	● 4	● 16
North Yonge Corridor	● 3	● 9
North York East		
North York West	● 3	● 10
Not Applicable	● 109	● 170
Scarborough City Centre		
Sheppard Corridor	● 2	● 9
Thornhill	● 0	● 2
Toronto East	● 1	● 6
Toronto West	● 8	● 16
Yonge - St. Clair	● 1	● 7

Current GTA Active Projects

Total Sales	Act Inv	Avg. \$/sf	Avg. SF	Avg. \$
● 2,978	● 502	● \$2,487	● 1,111	● \$2,762,801
● 1,823	● 818	● \$1,698	● 908	● \$1,541,892
● 1,797	● 282	● \$1,221	● 791	● \$966,545
● 3,679	● 442	● \$1,866	● 786	● \$1,466,658
● 5,338	● 1,136	● \$1,369	● 711	● \$973,636
● 7,133	● 1,255	● \$1,865	● 926	● \$1,727,951
● 553	● 12	● \$1,649	● 782	● \$1,289,608
● 889	● 203	● \$1,055	● 799	● \$842,676
● 4,801	● 648	● \$1,227	● 663	● \$813,191
● 2,558	● 341	● \$1,593	● 939	● \$1,495,930
● 2,723	● 781	● \$1,621	● 677	● \$1,097,116
● 1,203	● 624	● \$1,325	● 763	● \$1,010,661
● 26,739	● 8,671	● \$1,152	● 737	● \$848,497
● 1,915	● 411	● \$1,396	● 809	● \$1,130,235
● 416	● 27	● \$1,553	● 1,661	● \$2,580,278
● 903	● 169	● \$1,259	● 661	● \$831,439
● 2,589	● 326	● \$1,350	● 858	● \$1,158,951
● 1,107	● 155	● \$2,153	● 1,236	● \$2,661,060



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