

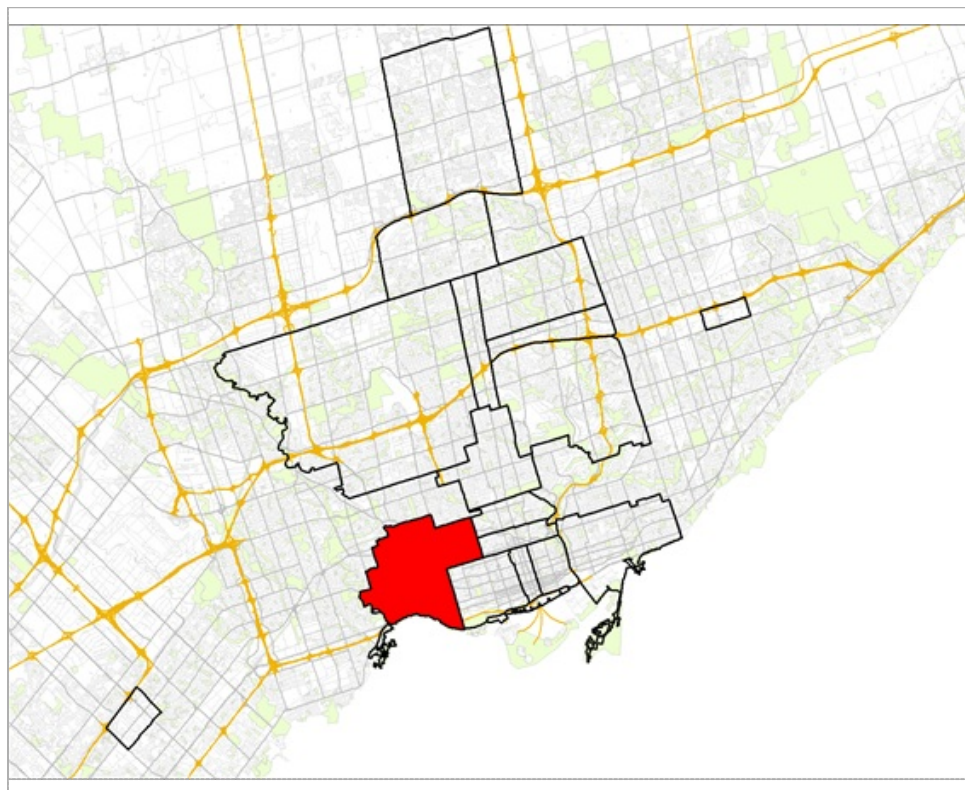


Greater Toronto Area | Toronto West New Homes High Rise Submarket Report

Data as of March 2025

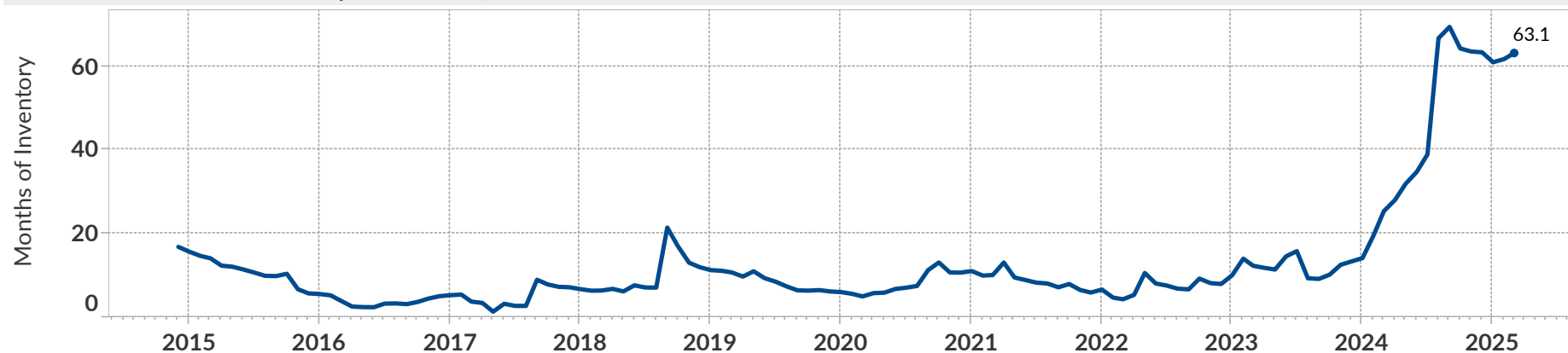


Toronto West Submarket Report - March 2025



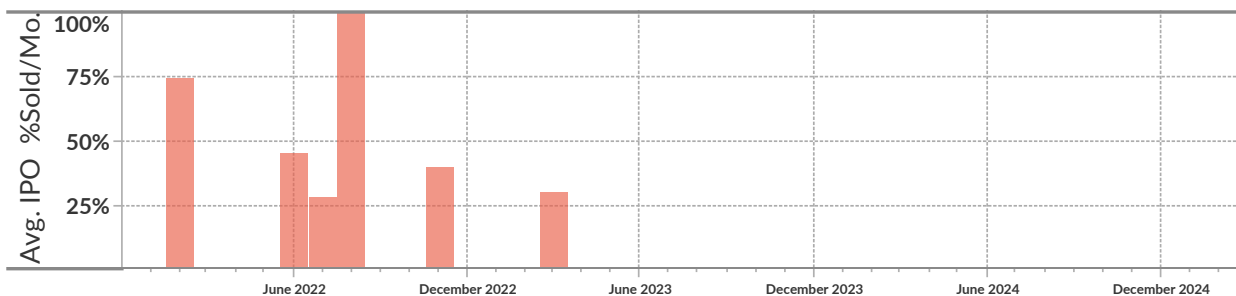
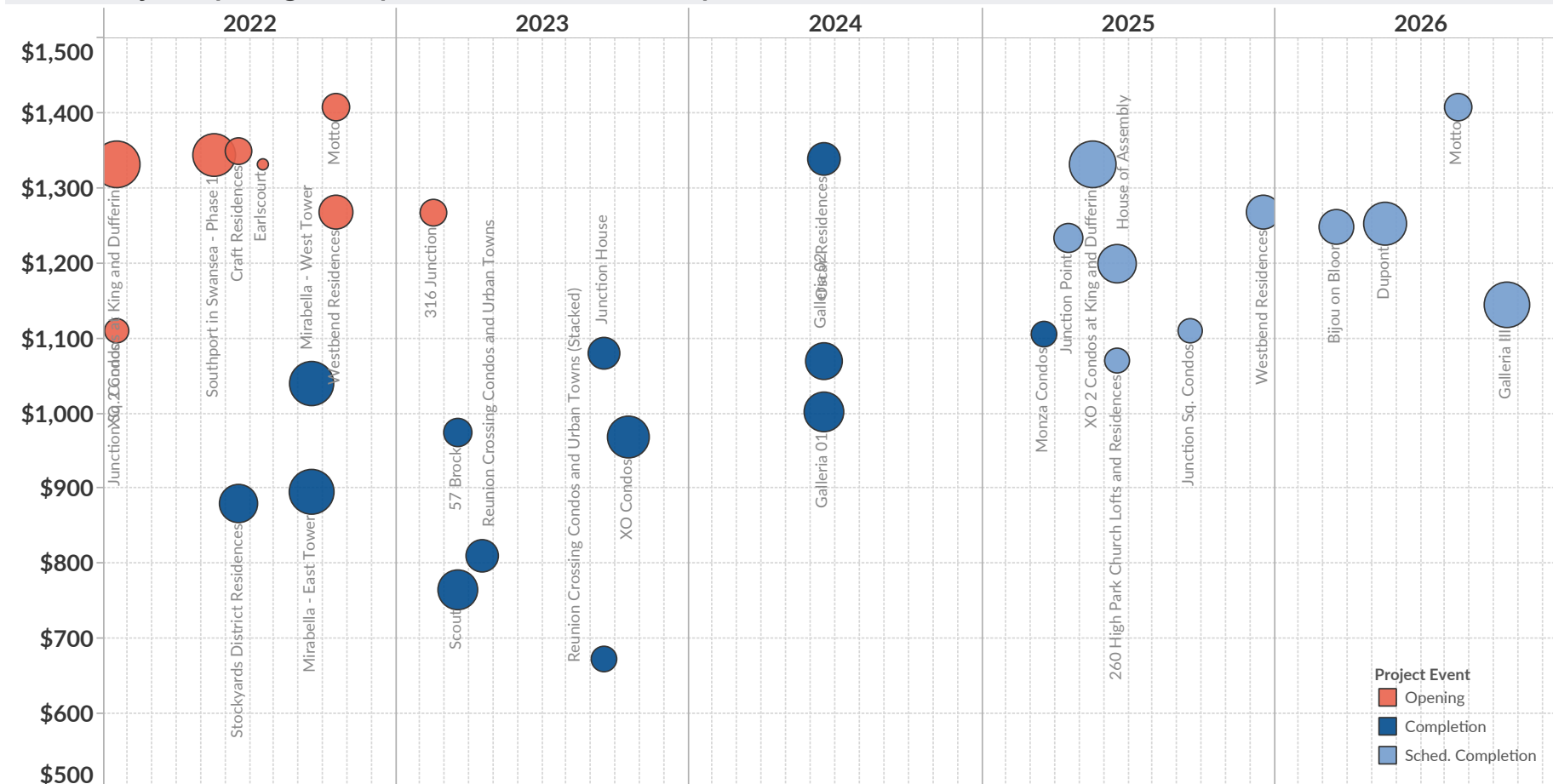
Toronto West		GTA
Distinct count of Site Name	16	334
No. of Units	2,915	85,947
Total Sales	2,589	69,144
Act Inv	326	16,803
Avg. \$/sf	\$1,350	\$1,401
Avg. Project \$/SF	\$1,302	\$1,311
Avg. SF	858	780
Avg. \$	\$1,158,951	\$1,092,679
Current Month Sales	8	160

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

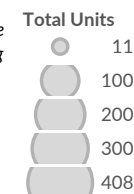


Toronto West Submarket Report - March 2025

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.



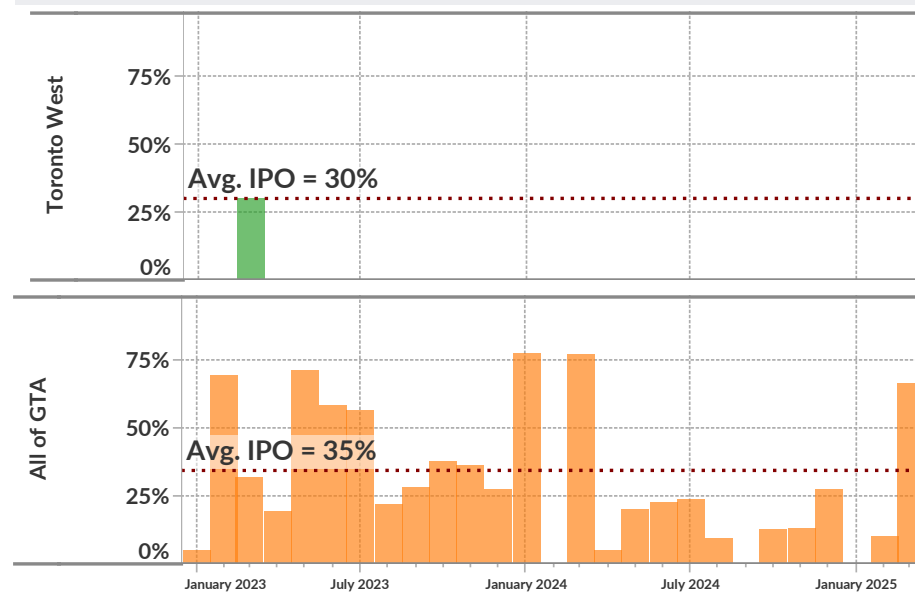
Toronto West Submarket Report - March 2025

Project Data by Unit Type

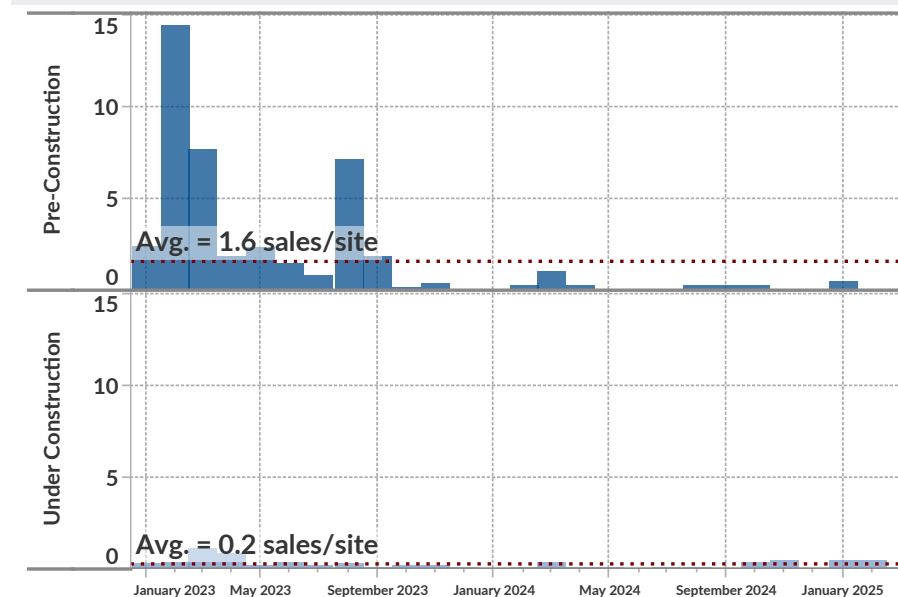
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	74	0	70	4
1 Bedroom	596	0	562	34
1 Bedroom + Den	808	0	762	46
2 Bedroom	767	1	668	99
2 Bedroom + Den	340	0	283	57
3 Bedroom & Up	281	0	201	80
Penthouse				
Other	49	0	43	6

*				
Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,409	350	507	\$375,990	\$799,000
\$1,415	362	749	\$489,900	\$849,900
\$1,412	489	699	\$660,900	\$996,900
\$1,382	612	1,573	\$763,900	\$2,550,000
\$1,346	711	1,654	\$893,900	\$2,845,000
\$1,298	769	1,992	\$988,990	\$2,800,000
\$1,245	1,031	1,444	\$1,369,800	\$1,745,900

IPO Launch Performance (first 2 months)

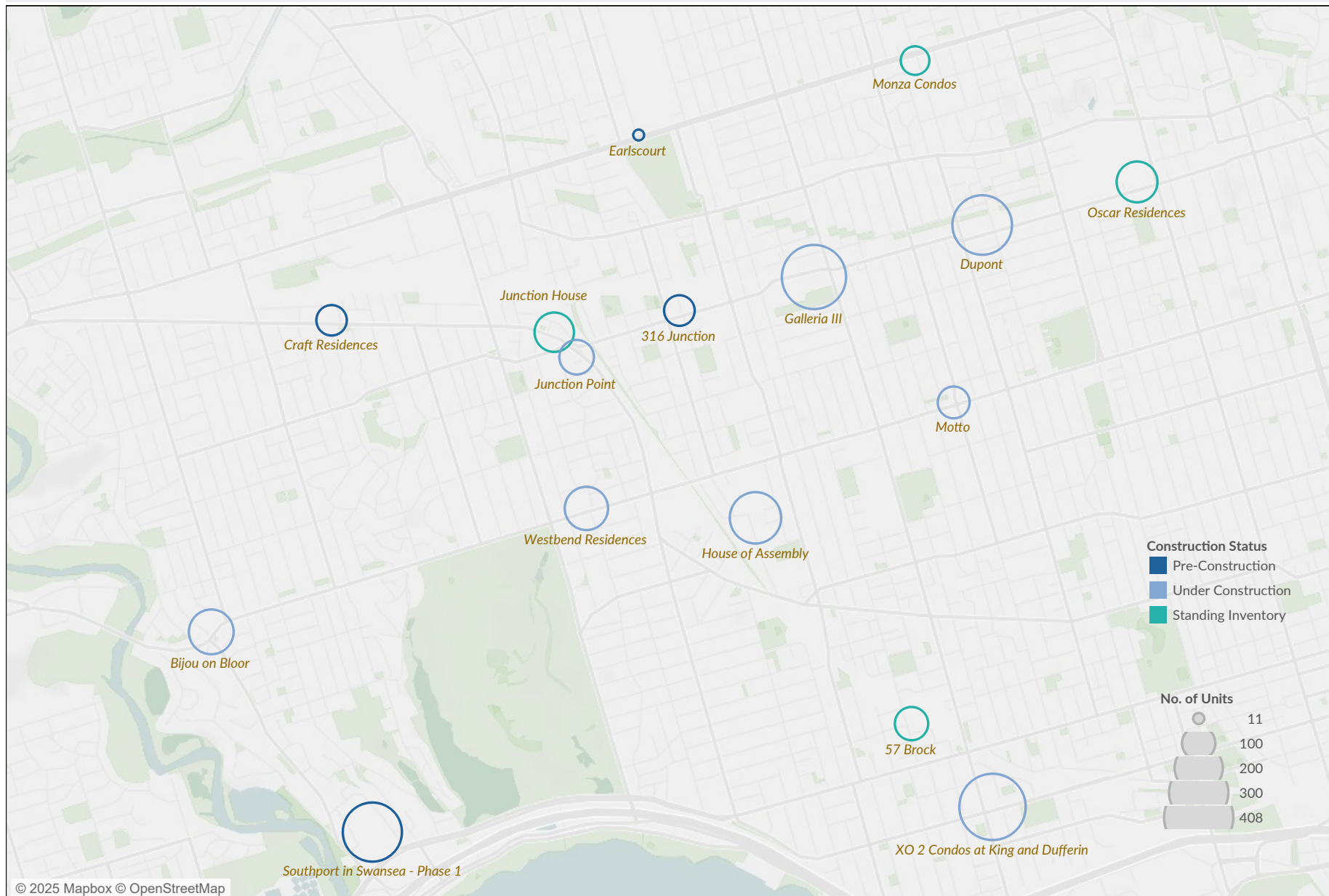


Post Launch Absorption: Toronto West



Toronto West Submarket Report - March 2025

Current Active Projects



Toronto 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
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	March 2026	0	0	20	186	\$1,249	\$1,601
Craft Residences - Gairloch	Apartment	January 2027	0	2	31	86	\$1,350	\$1,515
Dupont - Tridel	Apartment	May 2026	0	0	32	329	\$1,253	\$1,268
Earlscourt - Format Group	Apartment	April 2027	0	0	0	11	\$1,332	\$1,331
Galleria III - Almadev	Apartment	October 2026	0	0	20	382	\$1,145	\$1,246
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	0	7	144	\$1,081	\$1,158
Junction Point - Gairloch	Apartment	April 2025	1	6	8	111	\$1,234	\$1,155
Monza Condos - Benvenuto Group	Apartment	March 2025	0	0	13	76	\$1,106	\$1,264
Motto - Sierra Building Group	Apartment	August 2026	0	1	15	94	\$1,408	\$1,310
Oscar Residences - Lifetime Developments	Apartment	June 2024	0	0	28	155	\$1,339	\$1,155
Southport in Swansea - Phase 1 - State Building Group	Apartment	January 2028	0	0	76	324	\$1,344	\$1,465
Westbend Residences - Mattamy Homes	Apartment	December 2025	0	2	36	174	\$1,268	\$1,301
XO 2 Condos at King and Dufferin - Lifetime Developments a..	Apartment	May 2025	0	0	32	408	\$1,332	\$1,272

Toronto 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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