



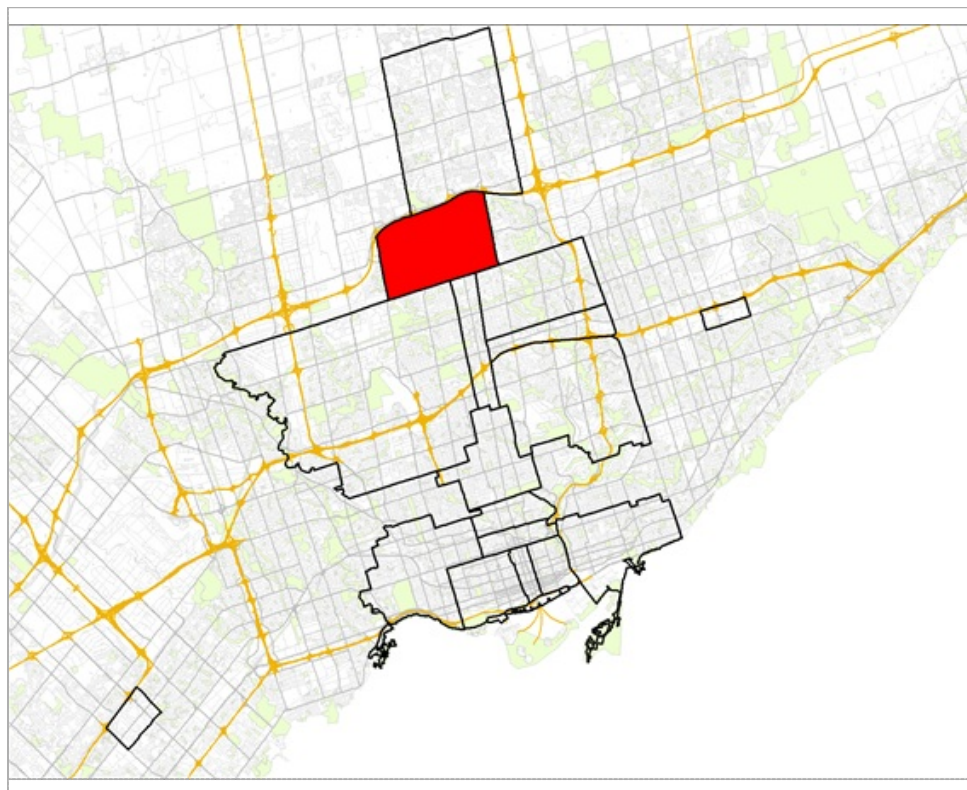
Greater Toronto Area | Thornhill

New Homes High Rise Submarket Report

Data as of May 2025

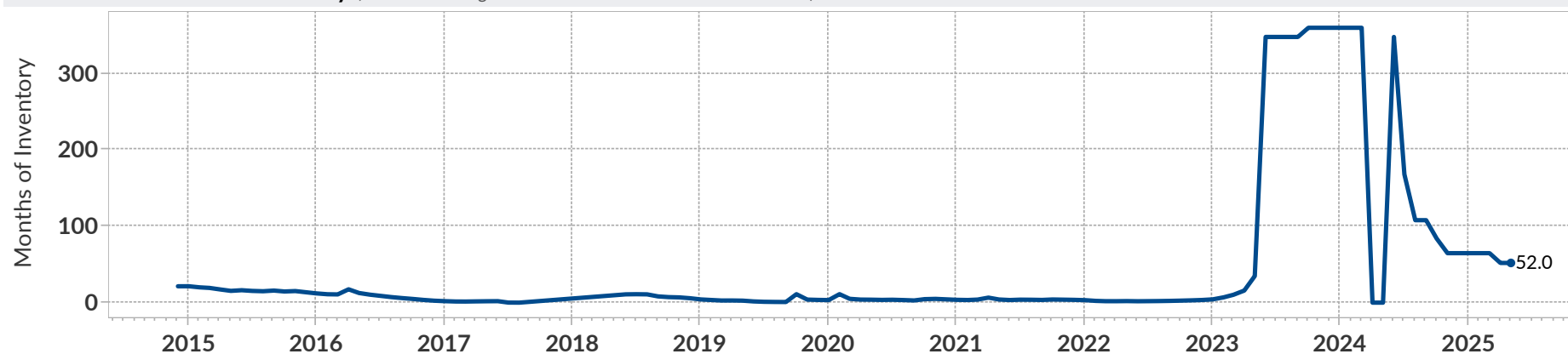


Thornhill Submarket Report - May 2025



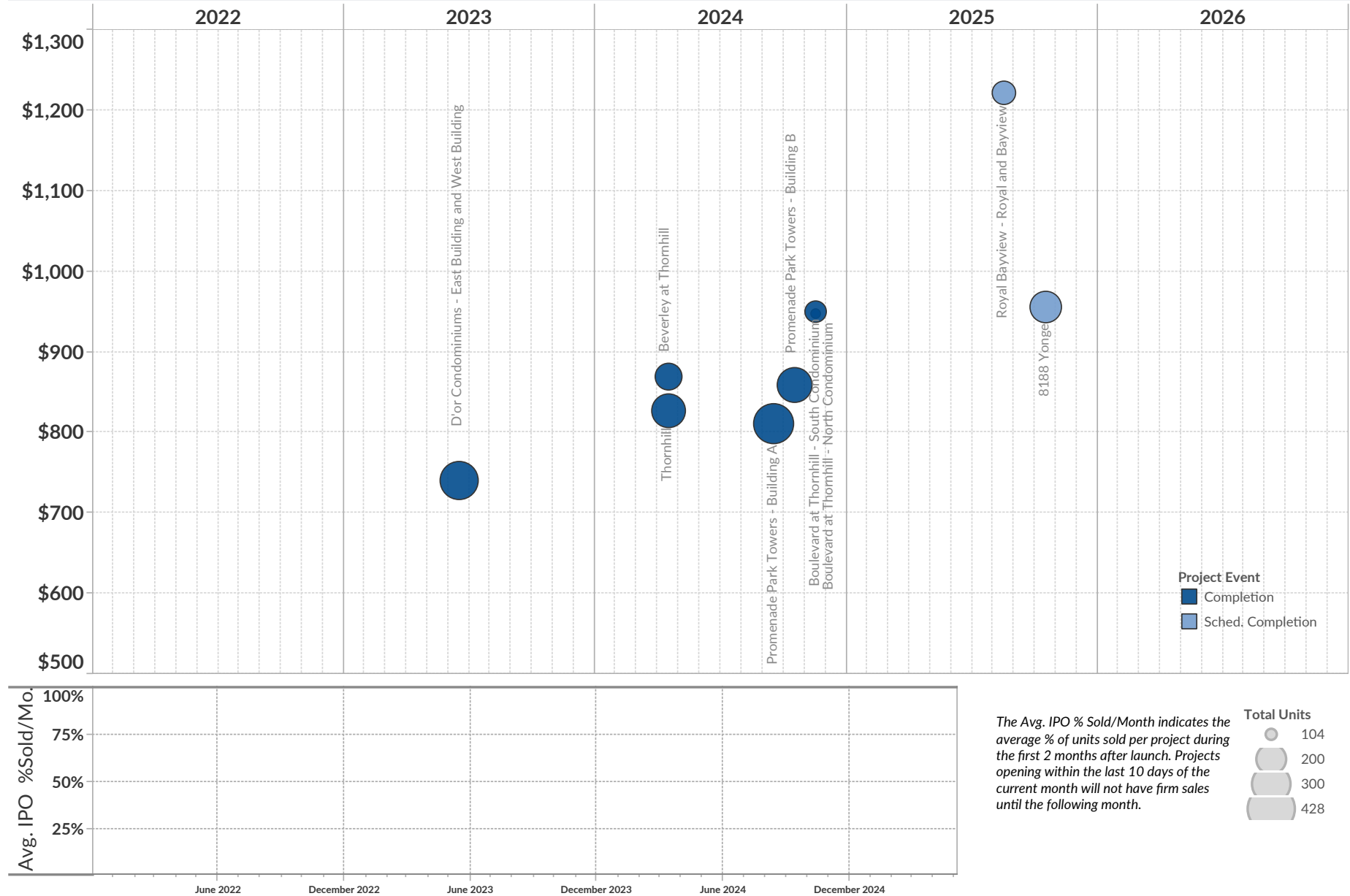
Thornhill		GTA
Distinct count of Site Name	2	329
No. of Units	443	84,006
Total Sales	417	67,622
Act Inv	26	16,384
Avg. \$/sf		\$1,388
Avg. Project \$/SF		\$1,310
Avg. SF		780
Avg. \$		\$1,082,883
Current Month Sales		137

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



Thornhill Submarket Report - May 2025

Recent Project Openings, Completions & Scheduled Completions



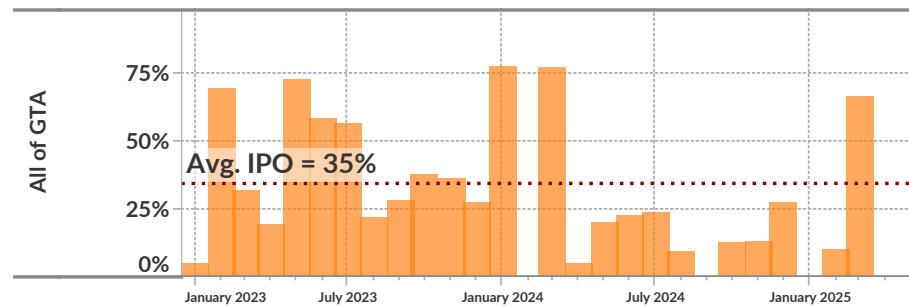
Thornhill Submarket Report - May 2025

Project Data by Unit Type

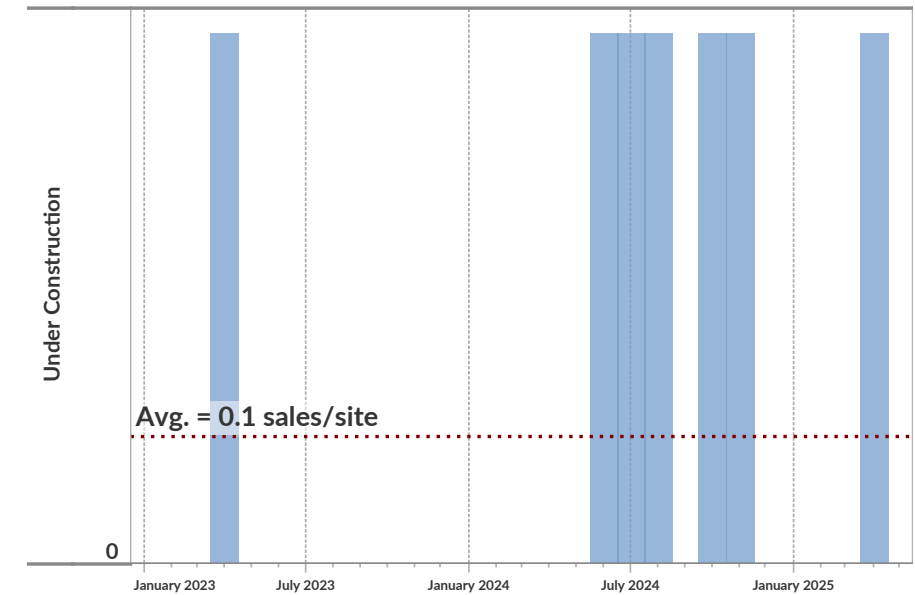
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio				
1 Bedroom	26	0	25	1
1 Bedroom + Den	146	0	146	0
2 Bedroom	96	0	86	10
2 Bedroom + Den	132	0	117	15
3 Bedroom & Up	21	0	21	0
Penthouse	15	0	15	0
Other	7	0	7	0

*				
Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,415	1,159	1,159	\$1,640,000	\$1,640,000
\$1,659	1,023	1,677	\$1,830,000	\$2,650,000
\$1,505	1,470	2,375	\$2,295,000	\$3,490,000

IPO Launch Performance (first 2 months)

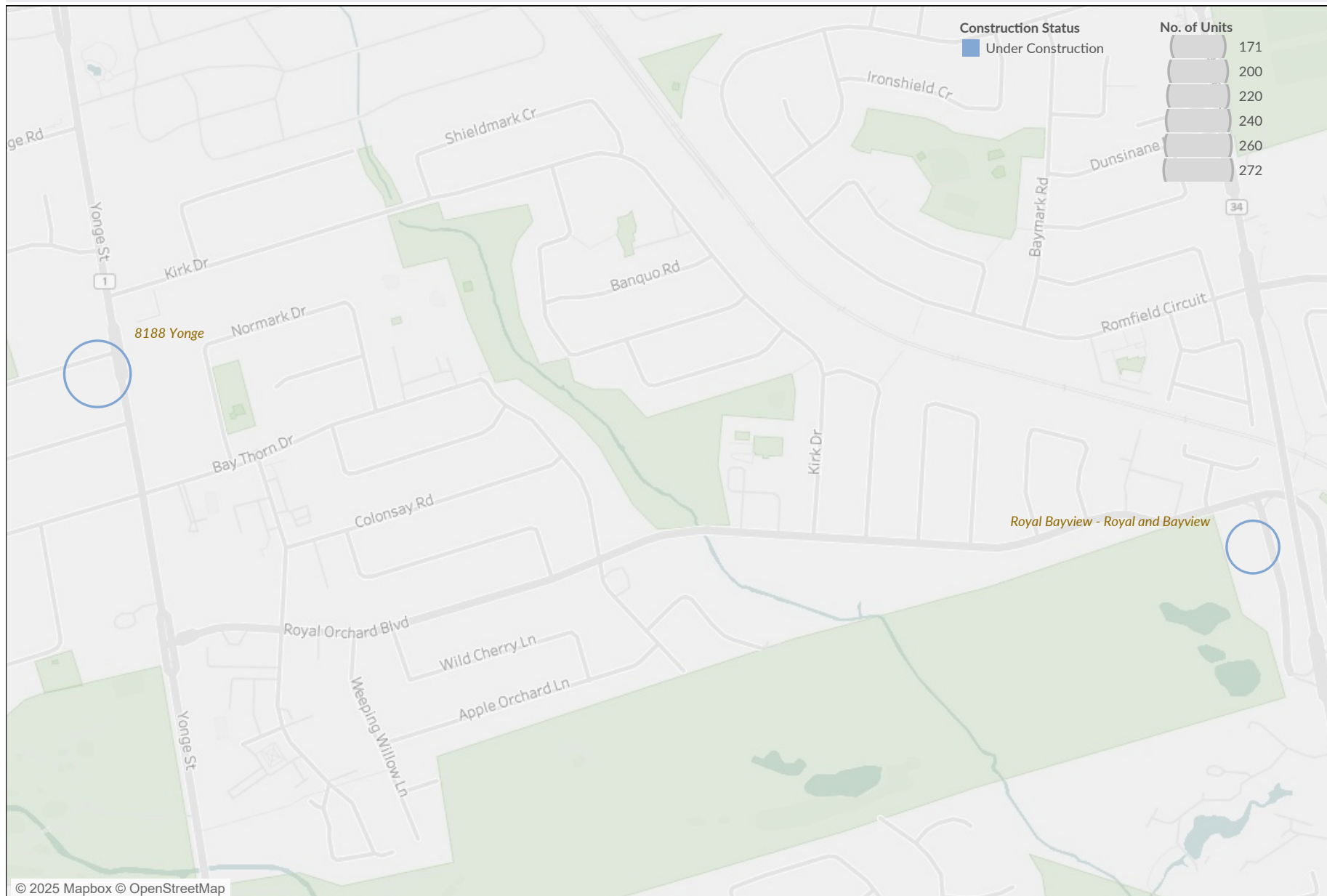


Post Launch Absorption: Thornhill



Thornhill Submarket Report - May 2025

Current Active Projects



Thornhill Submarket Report - May 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
8188 Yonge - Trulife Developments Inc. and Constantine Ente..	Apartment	October 2025	0	0	0	272	\$956	\$956
Royal Bayview - Royal and Bayview - Tridel and Arkfield Devel..	Apartment	August 2025	0	1	26	171	\$1,222	\$1,553

Thornhill Submarket Report - May 2025

Monthly Sales

Sub Market	Current Month Sales	Distinct count of Site Name
Bloor - Yorkville	● 6	● 16
Central Waterfront	● 2	● 4
Don Mills - York Mills	● 0	● 8
Downtown Core	● 0	● 6
Downtown East	● 4	● 18
Downtown West	● 3	● 22
Etobicoke Waterfront	● 0	● 1
Highway7 - Yonge	● 0	● 4
Mississauga City Centre	● 0	● 9
North Toronto	● 1	● 16
North Yonge Corridor	● 0	● 7
North York East		
North York West	● 2	● 10
Not Applicable	● 111	● 168
Scarborough City Centre		
Sheppard Corridor	● 0	● 9
Thornhill	● 0	● 2
Toronto East	● 2	● 6
Toronto West	● 6	● 16
Yonge - St. Clair	● 0	● 7

Current GTA Active Projects

Total Sales	Act Inv	Avg. \$/sf	Avg. SF	Avg. \$
● 2,987	● 436	● \$2,348	● 999	● \$2,347,045
● 1,832	● 809	● \$1,697	● 914	● \$1,551,898
● 1,797	● 233	● \$1,308	● 765	● \$1,000,872
● 3,681	● 440	● \$1,867	● 787	● \$1,468,986
● 5,339	● 1,135	● \$1,368	● 713	● \$975,664
● 6,516	● 1,213	● \$1,869	● 938	● \$1,753,501
● 554	● 11	● \$1,652	● 770	● \$1,271,832
● 889	● 203	● \$1,055	● 799	● \$842,676
● 4,576	● 654	● \$1,205	● 677	● \$816,191
● 2,559	● 340	● \$1,591	● 942	● \$1,498,452
● 1,965	● 776	● \$1,632	● 672	● \$1,097,489
● 1,208	● 619	● \$1,328	● 763	● \$1,012,970
● 26,776	● 8,431	● \$1,152	● 743	● \$855,963
● 1,913	● 413	● \$1,392	● 811	● \$1,128,514
● 417	● 26	● \$1,550	● 1,673	● \$2,593,365
● 905	● 167	● \$1,258	● 663	● \$833,339
● 2,600	● 324	● \$1,339	● 846	● \$1,132,645
● 1,108	● 154	● \$2,155	● 1,240	● \$2,672,197



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