

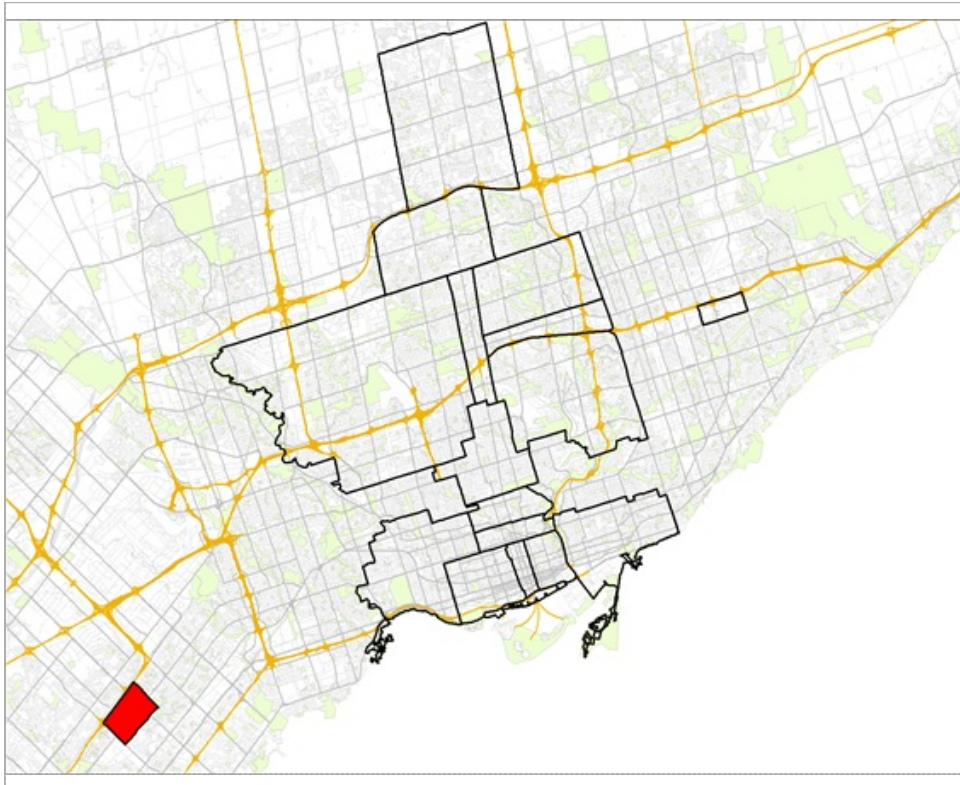


Greater Toronto Area | Mississauga City Centre New Homes High Rise Submarket Report

Data as of September 2025

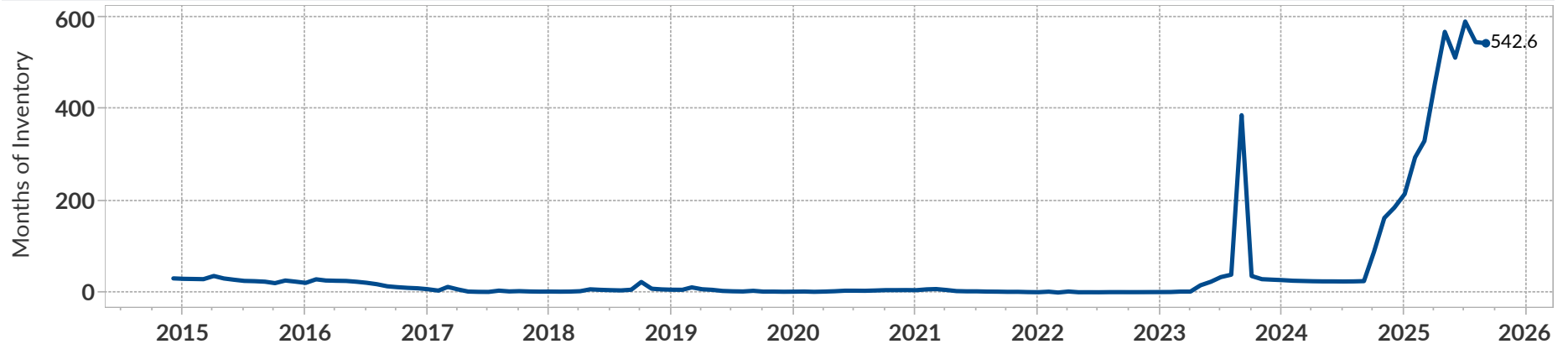


Mississauga City Centre Submarket Report - September 2025



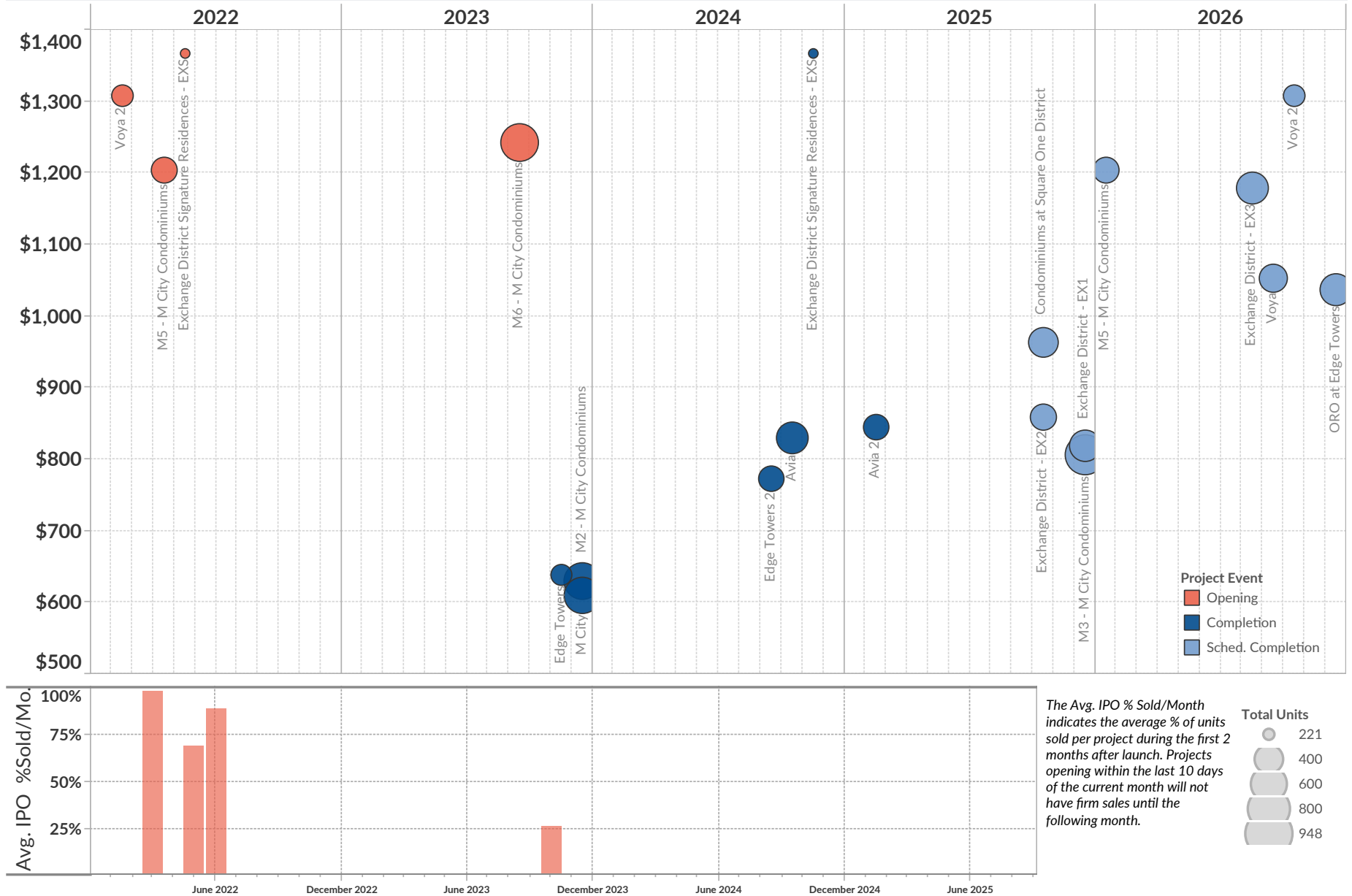
Mississauga City Centre		GTA
Distinct count of Site Name	9	326
No. of Units	5,209	83,117
Total Sales	4,576	67,242
Act Inv	633	15,875
Avg. \$/sf		\$1,378
Avg. Project \$/SF		\$1,298
Avg. SF		793
Avg. \$		\$1,092,524
Current Month Sales		155

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



Mississauga City Centre Submarket Report - September 2025

Recent Project Openings, Completions & Scheduled Completions



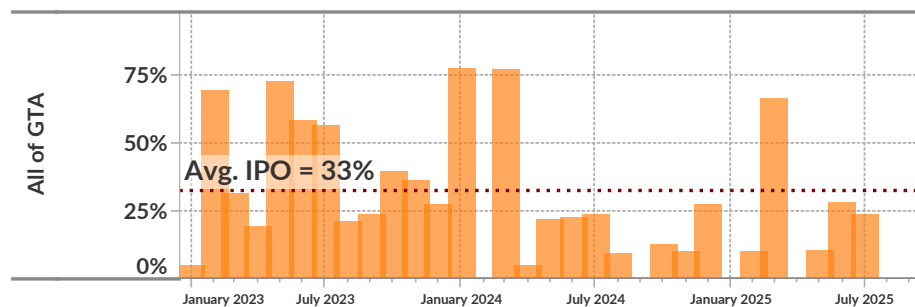
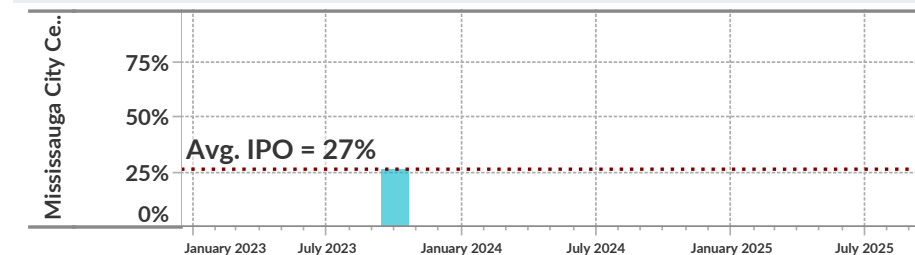
Mississauga City Centre Submarket Report - September 2025

Project Data by Unit Type

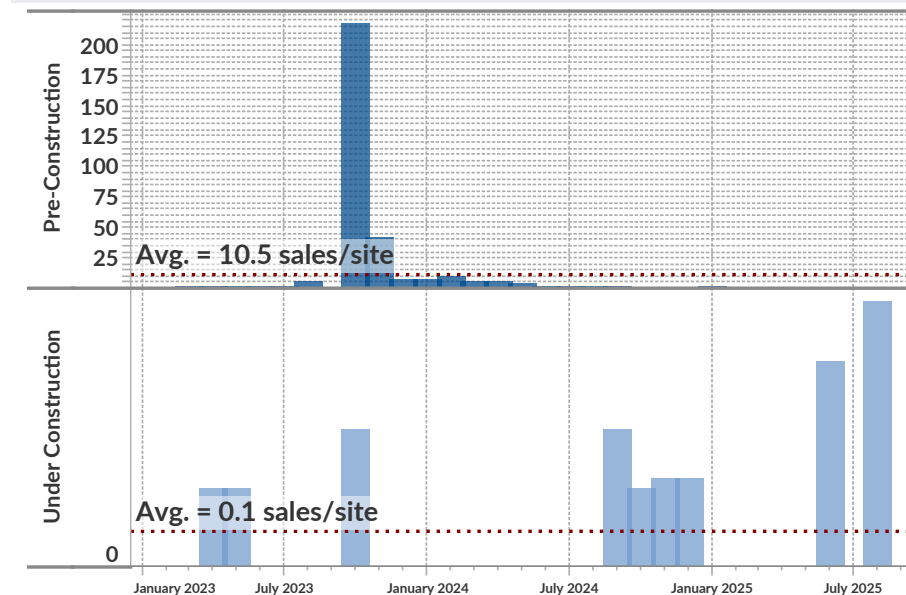
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	140	0	113	27
1 Bedroom	1,236	0	1,184	52
1 Bedroom + Den	1,538	1	1,362	176
2 Bedroom	1,786	1	1,589	197
2 Bedroom + Den	392	1	244	148
3 Bedroom & Up	99	0	69	30
Penthouse	18	0	15	3
Other				

Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,443	271	517	\$440,900	\$639,900
\$1,207	446	603	\$539,900	\$661,900
\$1,264	462	809	\$624,900	\$1,051,900
\$1,223	639	883	\$725,900	\$1,147,900
\$1,207	628	933	\$824,900	\$1,059,900
\$1,129	821	989	\$975,900	\$1,100,900
\$1,011	1,849	1,849	\$1,840,000	\$1,900,000

IPO Launch Performance (first 2 months)

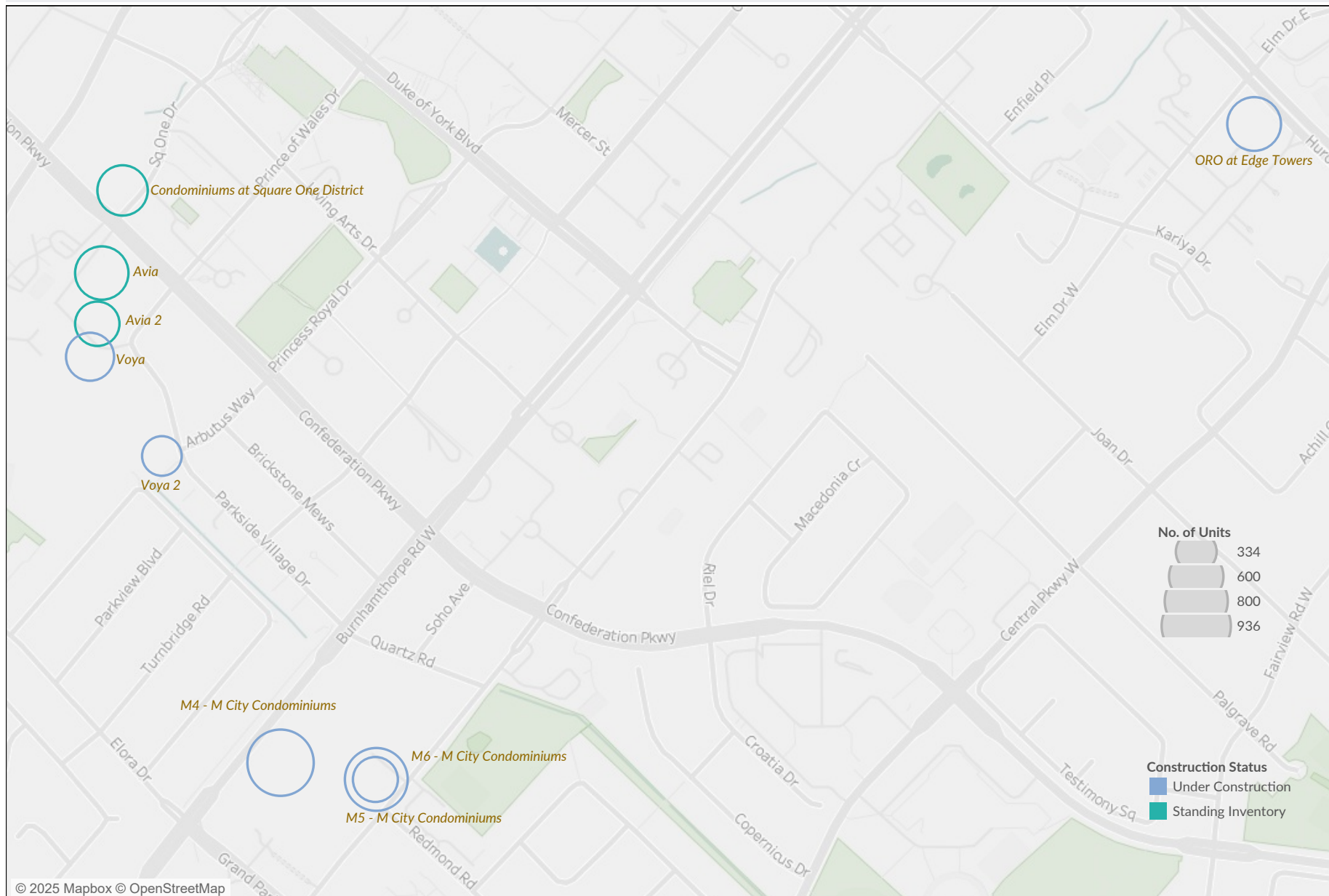


Post Launch Absorption: Mississauga City Centre



Mississauga City Centre Submarket Report - September 2025

Current Active Projects



Mississauga City Centre Submarket Report - September 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
Avia 2 - Amacon Developments	Apartment	February 2025	0	0	0	419	\$845	\$1,126
Avia - Amacon Developments	Apartment	October 2024	0	0	0	606	\$830	\$1,067
Condominiums at Square One District - Daniels Corporation a..	Apartment	October 2025	3	7	12	539	\$963	\$1,073
M4 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	December 2028	0	0	0	936	\$1,080	\$1,261
M5 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	January 2026	0	0	61	430	\$1,204	\$1,203
M6 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	January 2029	0	2	533	840	\$1,243	\$1,228
ORO at Edge Towers - Solmar Development Corp.	Apartment	December 2026	0	0	27	614	\$1,037	\$1,237
Voya 2 - Amacon Developments	Apartment	October 2026	0	0	0	334	\$1,308	\$1,372
Voya - Amacon Developments	Apartment	September 2026	0	0	0	491	\$1,053	\$1,161

Mississauga City Centre Submarket Report - September 2025

Monthly Sales

Sub Market	Current Month Sales	Distinct count of Site Name
Bloor - Yorkville	1	16
Central Waterfront	2	4
Don Mills - York Mills	1	9
Downtown Core	1	6
Downtown East	4	16
Downtown West	8	21
Etobicoke Waterfront	0	1
Highway7 - Yonge	0	4
Mississauga City Centre	3	9
North Toronto	1	15
North Yonge Corridor	1	8
North York East		
North York West	6	10
Not Applicable	115	168
Scarborough City Centre		
Sheppard Corridor	2	9
Thornhill	0	2
Toronto East	1	5
Toronto West	9	16
Yonge - St. Clair	0	7

Current GTA Active Projects

Total Sales	Act Inv	Avg. \$/sf	Avg. SF	Avg. \$
3,001	424	\$2,349	999	\$2,347,350
1,836	918	\$1,642	904	\$1,484,508
1,807	279	\$1,593	1,006	\$1,603,304
3,685	436	\$1,867	788	\$1,471,778
4,638	868	\$1,381	738	\$1,018,833
6,365	1,106	\$1,875	960	\$1,799,774
557	8	\$1,642	827	\$1,357,056
894	198	\$1,056	798	\$842,726
4,576	633	\$1,223	661	\$808,511
2,547	316	\$1,574	911	\$1,433,064
2,353	710	\$1,628	685	\$1,115,786
1,219	602	\$1,327	757	\$1,004,799
26,827	8,360	\$1,130	752	\$849,709
1,928	347	\$1,362	833	\$1,134,324
418	25	\$1,547	1,686	\$2,607,500
881	165	\$1,261	663	\$835,765
2,603	325	\$1,325	839	\$1,112,538
1,107	155	\$2,157	1,295	\$2,792,973



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