

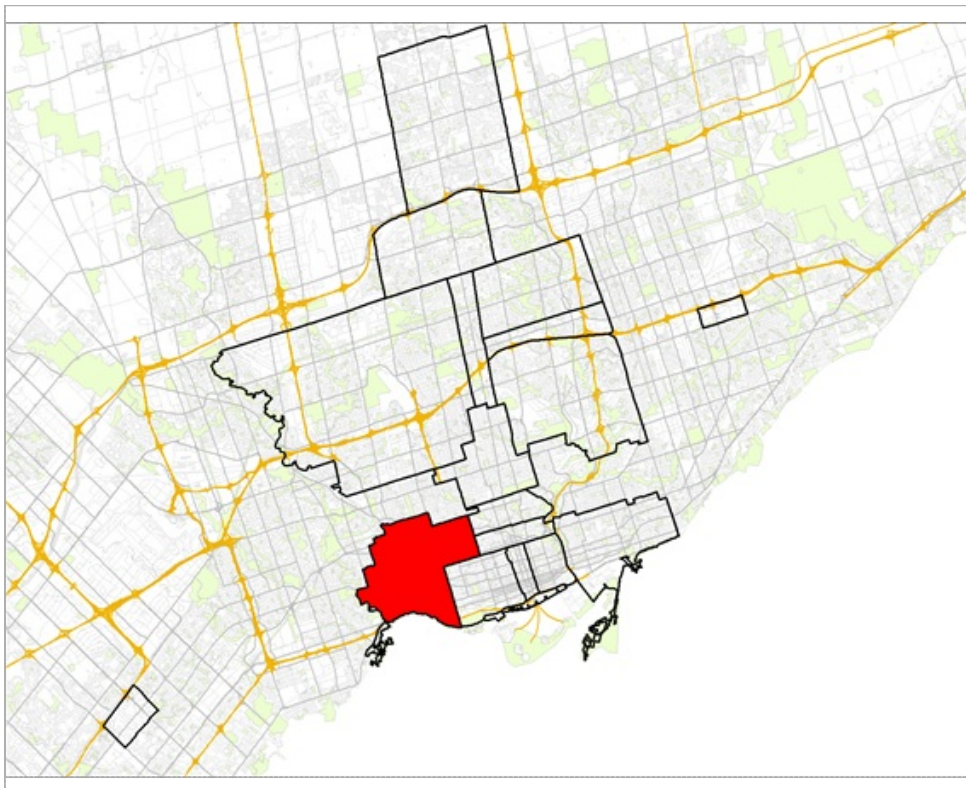


Greater Toronto Area | Toronto West New Homes High Rise Submarket Report

Data as of November 2025

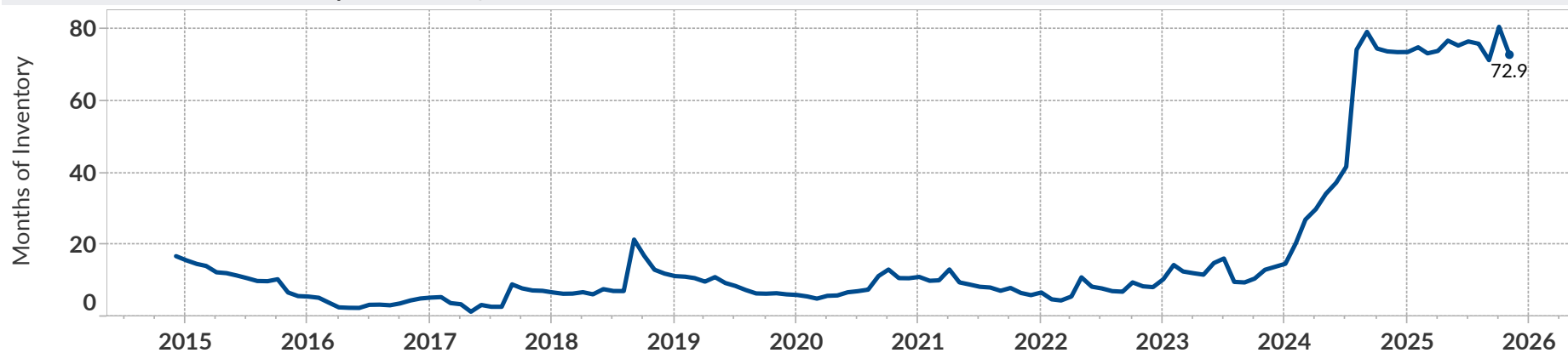


Toronto West Submarket Report - November 2025



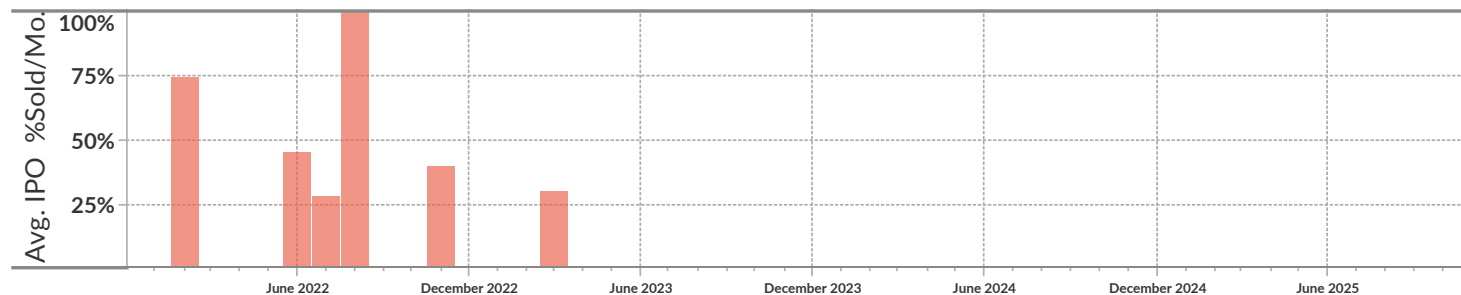
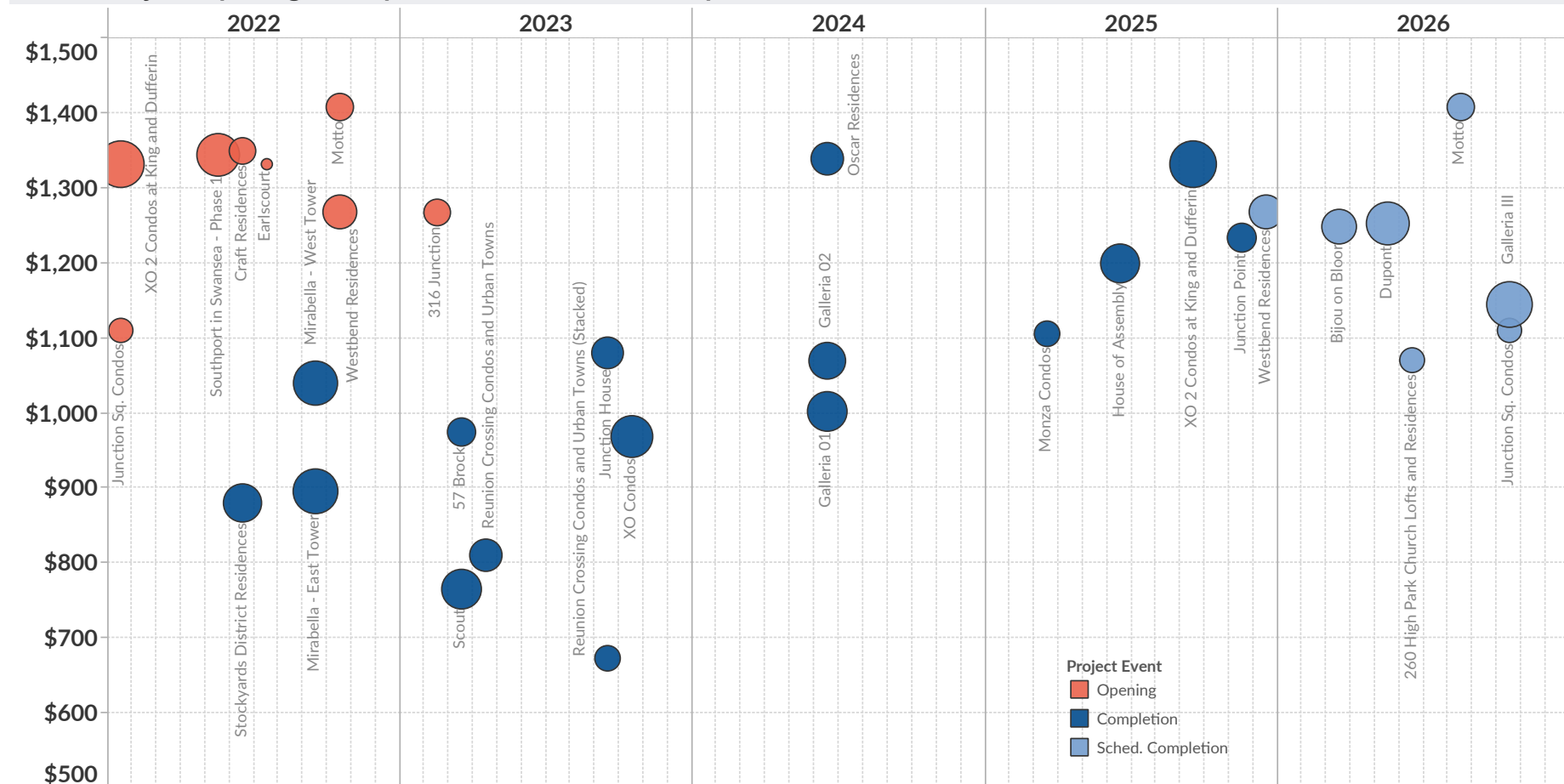
Toronto West		GTA
Distinct count of Site Name	16	317
No. of Units	2,928	81,810
Total Sales	2,600	66,418
Act Inv	328	15,392
Avg. \$/sf		\$1,375
Avg. Project \$/SF		\$1,290
Avg. SF		788
Avg. \$		\$1,083,722
Current Month Sales		165

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

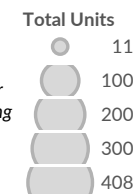


Toronto West Submarket Report - November 2025

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.



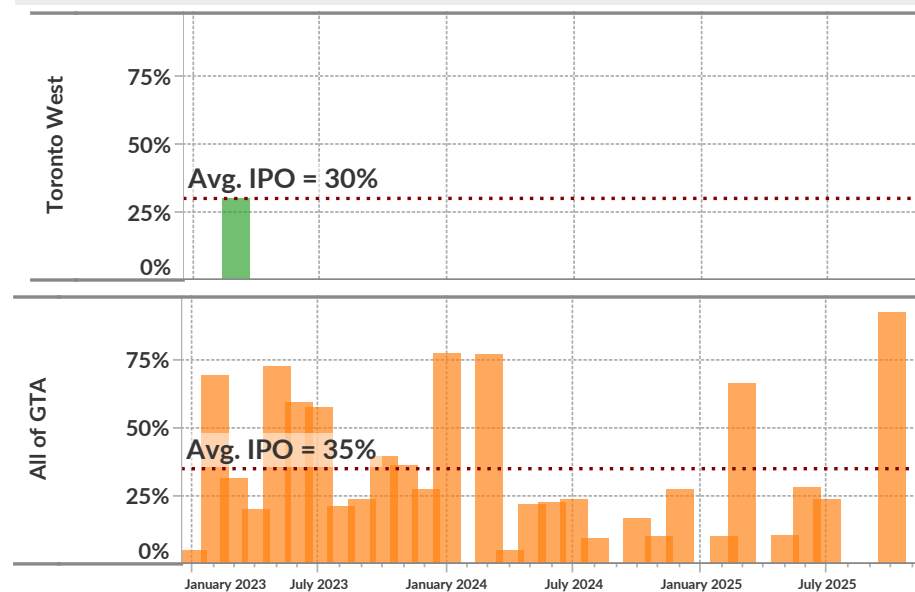
Toronto West Submarket Report - November 2025

Project Data by Unit Type

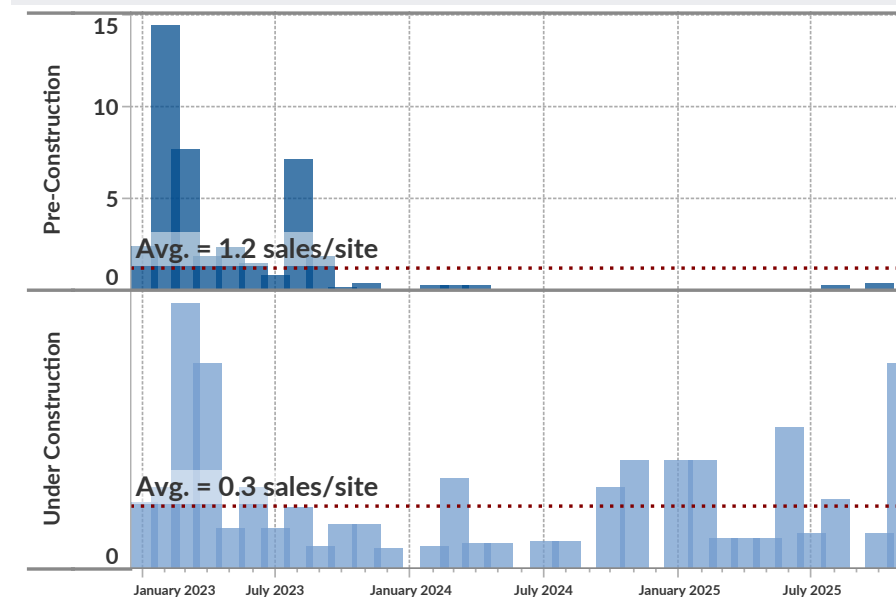
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	74	1	70	4
1 Bedroom	600	1	561	39
1 Bedroom + Den	817	1	762	55
2 Bedroom	767	5	677	90
2 Bedroom + Den	340	0	283	57
3 Bedroom & Up	281	0	204	77
Penthouse				
Other	49	0	43	6

*				
Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,216	350	442	\$350,990	\$639,000
\$1,372	362	749	\$489,900	\$849,900
\$1,248	489	699	\$500,990	\$996,900
\$1,355	606	1,573	\$600,990	\$2,550,000
\$1,306	711	1,654	\$750,990	\$2,845,000
\$1,260	769	1,992	\$825,000	\$2,800,000
\$1,223	1,031	1,444	\$1,249,800	\$1,745,900

IPO Launch Performance (first 2 months)

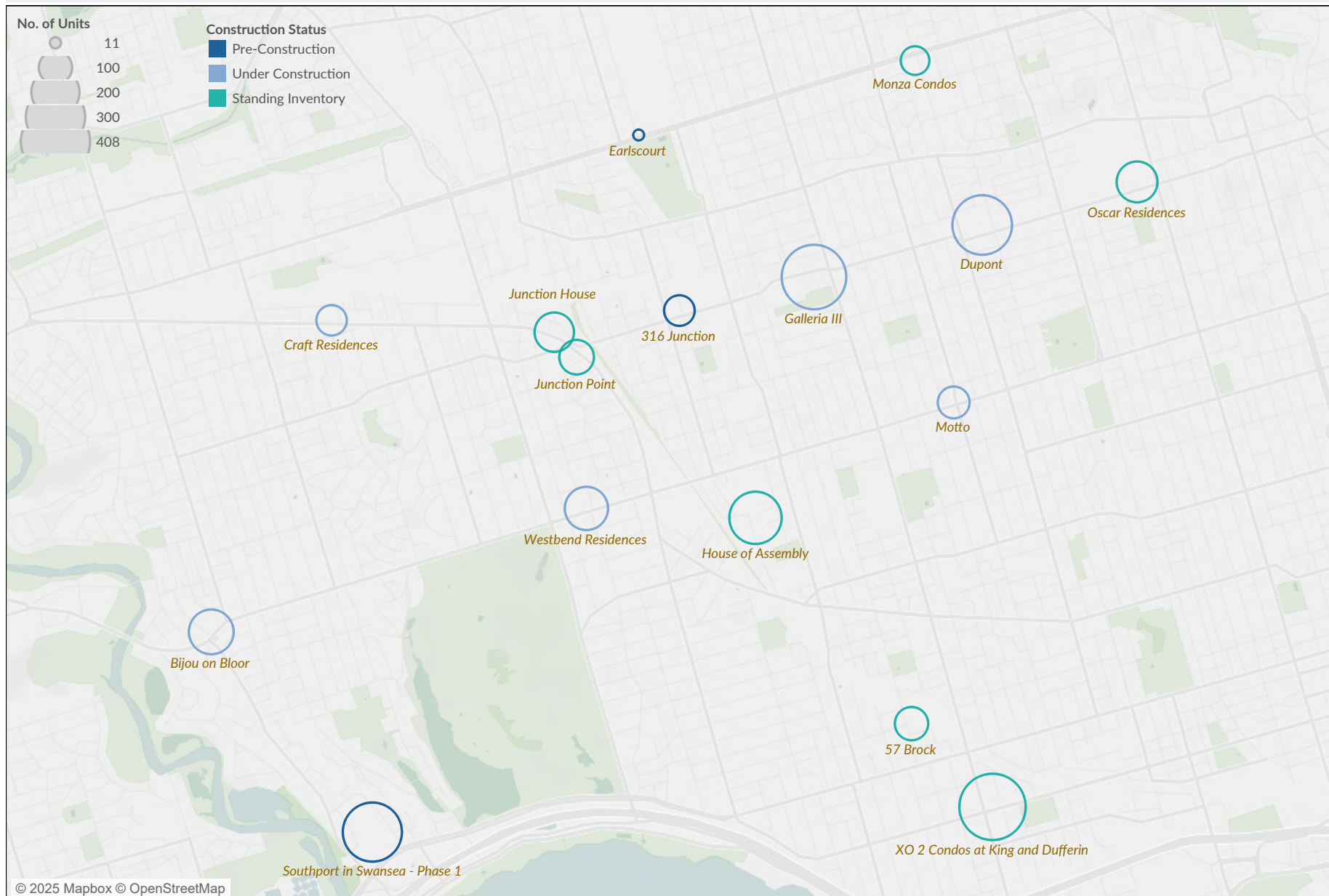


Post Launch Absorption: Toronto West



Toronto West Submarket Report - November 2025

Current Active Projects



Toronto West Submarket Report - November 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	April 2028	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	October 2027	0	0	39	86	\$1,350	\$1,425
Dupont - Tridel	Apartment	May 2026	0	0	32	329	\$1,253	\$1,268
Earlscourt - Format Group	Apartment	January 2028	0	0	0	11	\$1,332	\$1,331
Galleria III - Almadev	Apartment	October 2026	1	3	21	386	\$1,145	\$1,185
House of Assembly - Marlin Spring Developments	Apartment	June 2025	0	1	20	254	\$1,200	\$1,252
Junction House - Globizen Group	Apartment	September 2023	1	1	7	144	\$1,081	\$1,122
Junction Point - Gairloch	Apartment	November 2025	1	7	7	111	\$1,234	\$1,142
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	\$1,282
Oscar Residences - Lifetime Developments	Apartment	June 2024	0	4	25	155	\$1,339	\$1,031
Southport in Swansea - Phase 1 - State Building Group	Apartment	January 2028	0	2	74	324	\$1,344	\$1,464
Westbend Residences - Mattamy Homes	Apartment	December 2025	4	14	24	174	\$1,268	\$980
XO 2 Condos at King and Dufferin - Lifetime Developments a..	Apartment	September 2025	1	9	23	408	\$1,332	\$1,070

Toronto West Submarket Report - November 2025

Monthly Sales

Sub Market	Current Month Sales	Distinct count of Site Name
Bloor - Yorkville	• 3	• 16
Central Waterfront	• 0	• 4
Don Mills - York Mills	• 3	• 10
Downtown Core	• 0	• 6
Downtown East	• 1	• 16
Downtown West	• 2	• 19
Etobicoke Waterfront	• 1	• 1
Highway7 - Yonge	• 0	• 4
Mississauga City Centre	• 0	• 9
North Toronto	• 1	• 14
North Yonge Corridor	• 1	• 8
North York East		
North York West	• 4	• 9
Not Applicable	• 138	• 164
Scarborough City Centre		
Sheppard Corridor	• 0	• 8
Thornhill	• 0	• 2
Toronto East	• 3	• 5
Toronto West	• 8	• 16
Yonge - St. Clair	• 0	• 6

Current GTA Active Projects

Total Sales	Act Inv	Avg. \$/sf	Avg. SF	Avg. \$
• 3,006	• 419	• \$2,348	• 996	• \$2,337,249
• 1,838	• 916	• \$1,642	• 905	• \$1,485,872
• 1,827	• 258	• \$1,426	• 912	• \$1,299,813
• 3,687	• 435	• \$1,865	• 785	• \$1,464,664
• 4,644	• 862	• \$1,378	• 737	• \$1,015,041
• 5,938	• 1,056	• \$1,875	• 941	• \$1,763,955
• 559	• 6	• \$1,636	• 782	• \$1,278,733
• 894	• 198	• \$1,056	• 798	• \$842,726
• 4,578	• 631	• \$1,223	• 661	• \$807,988
• 2,379	• 306	• \$1,596	• 912	• \$1,456,142
• 2,350	• 712	• \$1,624	• 687	• \$1,115,830
• 1,133	• 535	• \$1,300	• 759	• \$986,752
• 26,687	• 8,050	• \$1,132	• 748	• \$847,048
• 1,917	• 346	• \$1,346	• 834	• \$1,123,103
• 419	• 24	• \$1,550	• 1,708	• \$2,647,813
• 888	• 158	• \$1,251	• 667	• \$833,914
• 2,600	• 328	• \$1,301	• 840	• \$1,092,905
• 1,074	• 152	• \$2,168	• 1,301	• \$2,819,861



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