



Altus Group



Greater Toronto Area Low Rise Projects

New Homes Monthly Report
January 2026

GTA Overview

Altus Data Solutions Monthly Market Report - GTA New Homes Overview

Monthly Sales	Jan-26		Jan-25		Change
High Rise	85		170		-50.0%
Low Rise	184		248		-25.8%
Total	269		418		-35.6%
Year to Date Sales	Jan.-Jan. 2026		Jan.-Jan. 2025		Y/Y Change
High Rise	85		170		-50.0%
Low Rise	184		248		-25.8%
Total	269		418		-35.6%
Year to Date Supply	Jan.-Jan. 2026		Jan.-Jan. 2025		Y/Y Change
High Rise	0		120		-100.0%
Low Rise	282		127		122.0%
Total	282		247		14.2%
Year to Date Completions	Jan.-Jan. 2026		Jan.-Jan. 2025		Y/Y Change
High Rise	1,716		2,179		-21.2%
Remaining Inventory	Jan-26	Dec-25	Jan-25	M/M Change	Y/Y Change
High Rise	14,731	14,798	15,745	-0.5%	-6.4%
Low Rise	5,826	5,728	4,877	1.7%	19.5%
Total	20,557	20,526	20,622	0.2%	-0.3%
Benchmark Price	Jan-26	Dec-25	Jan-25	M/M Change	Y/Y Change
High Rise	\$1,027,486	\$1,021,235	\$1,015,231	0.6%	1.2%
Low Rise	\$1,397,358	\$1,409,725	\$1,552,846	-0.9%	-10.0%
Projects	New Openings	All Active	Under Const.	Pre-Const.	
High Rise Projects	0	311	154	71	
High Rise Units	0	80,562	49,258	16,744	
% Sold*	#DIV/0!	82%	81%	49%	
Low Rise Projects	1	248			
Low Rise Units	31	31,778			
% Sold*	6%	82%			

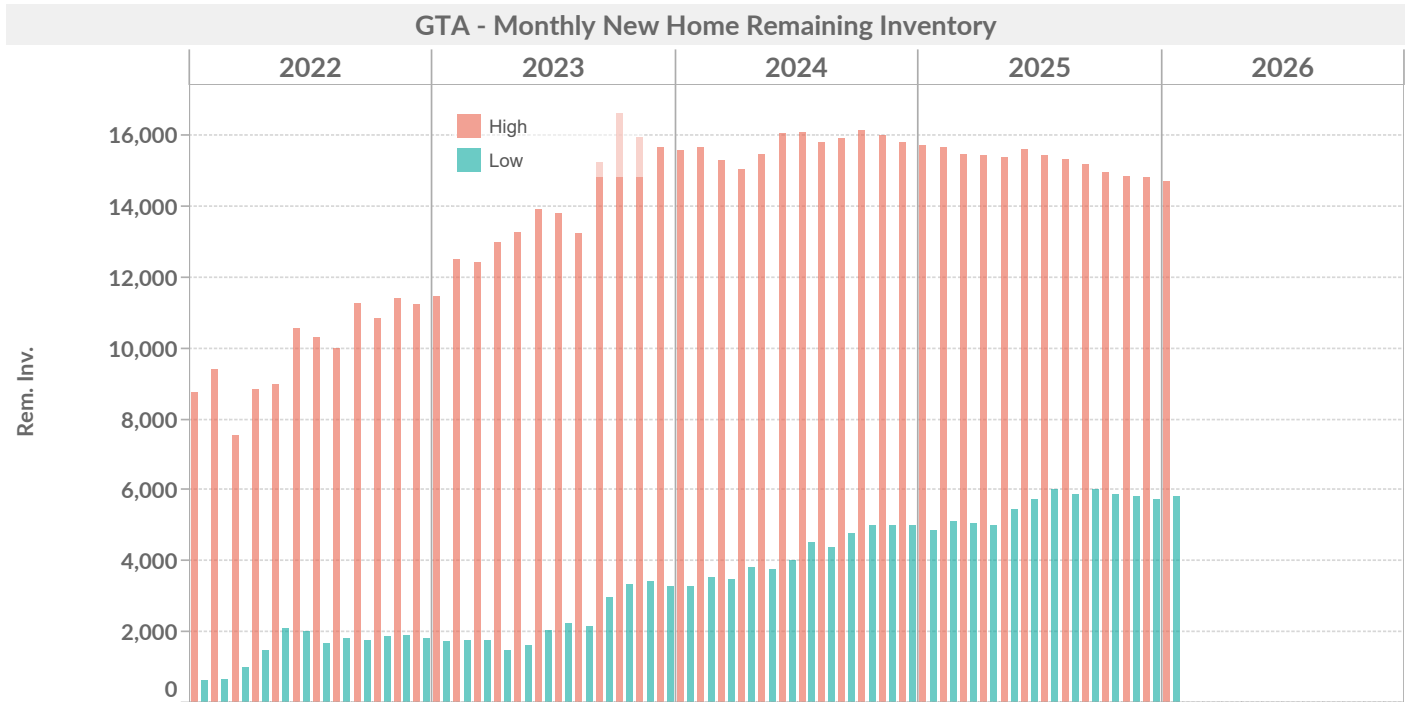
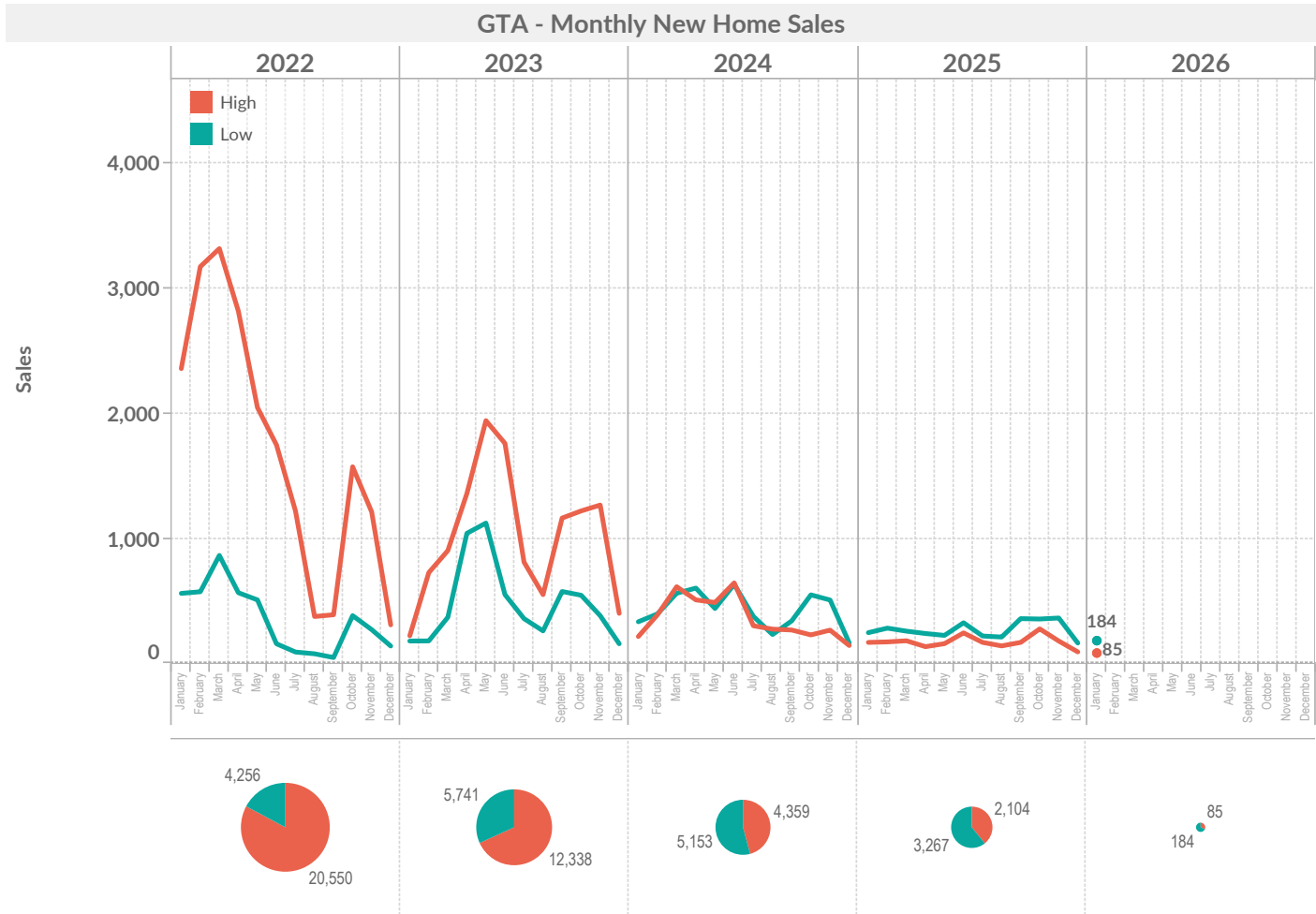
* Condominium projects opening within the last 10 days of the month cannot register firm sales. This calculation uses only those projects opening early enough to record firm sales.

All Active includes all projects actively marketing available remaining inventory regardless of their construction status.

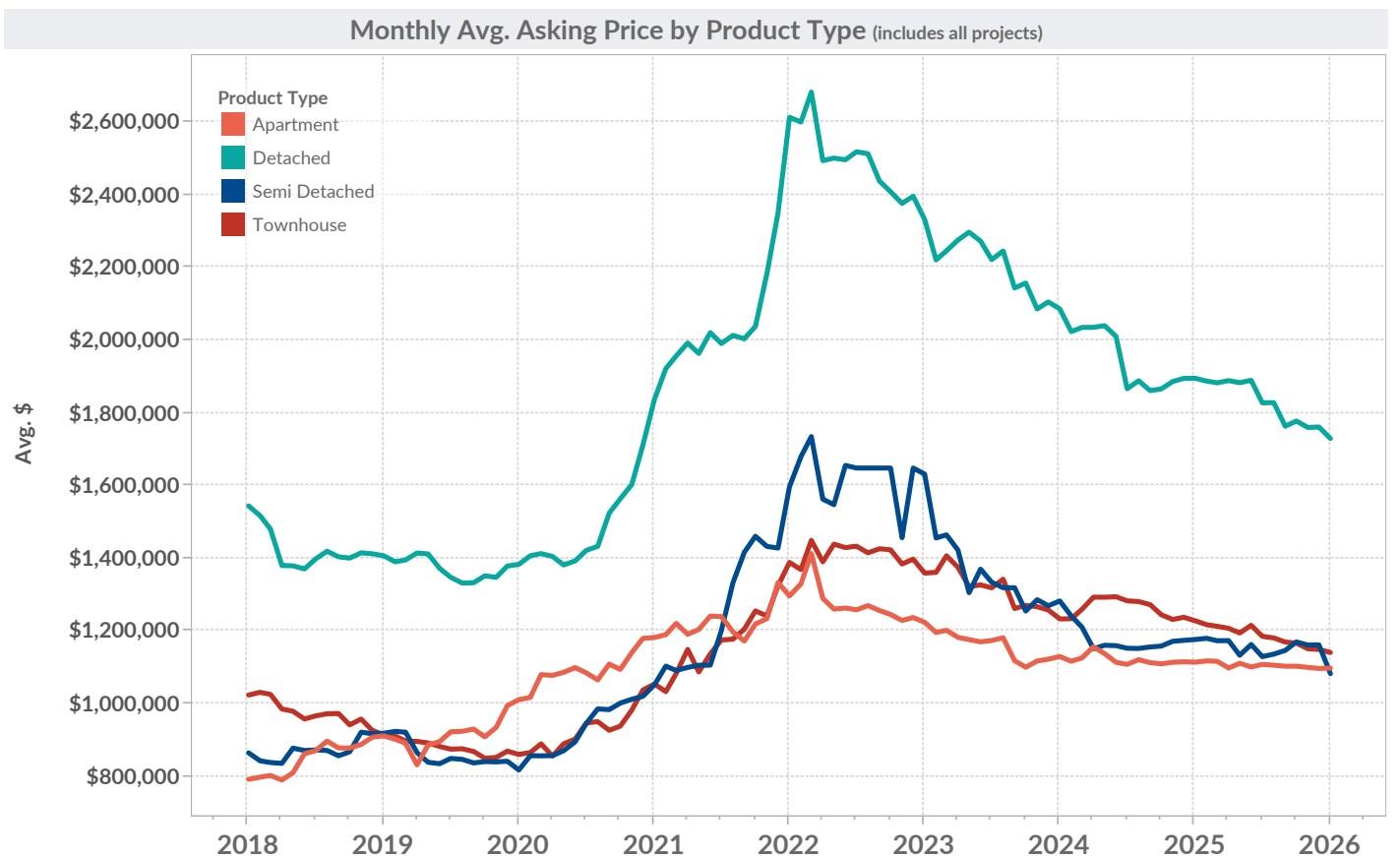
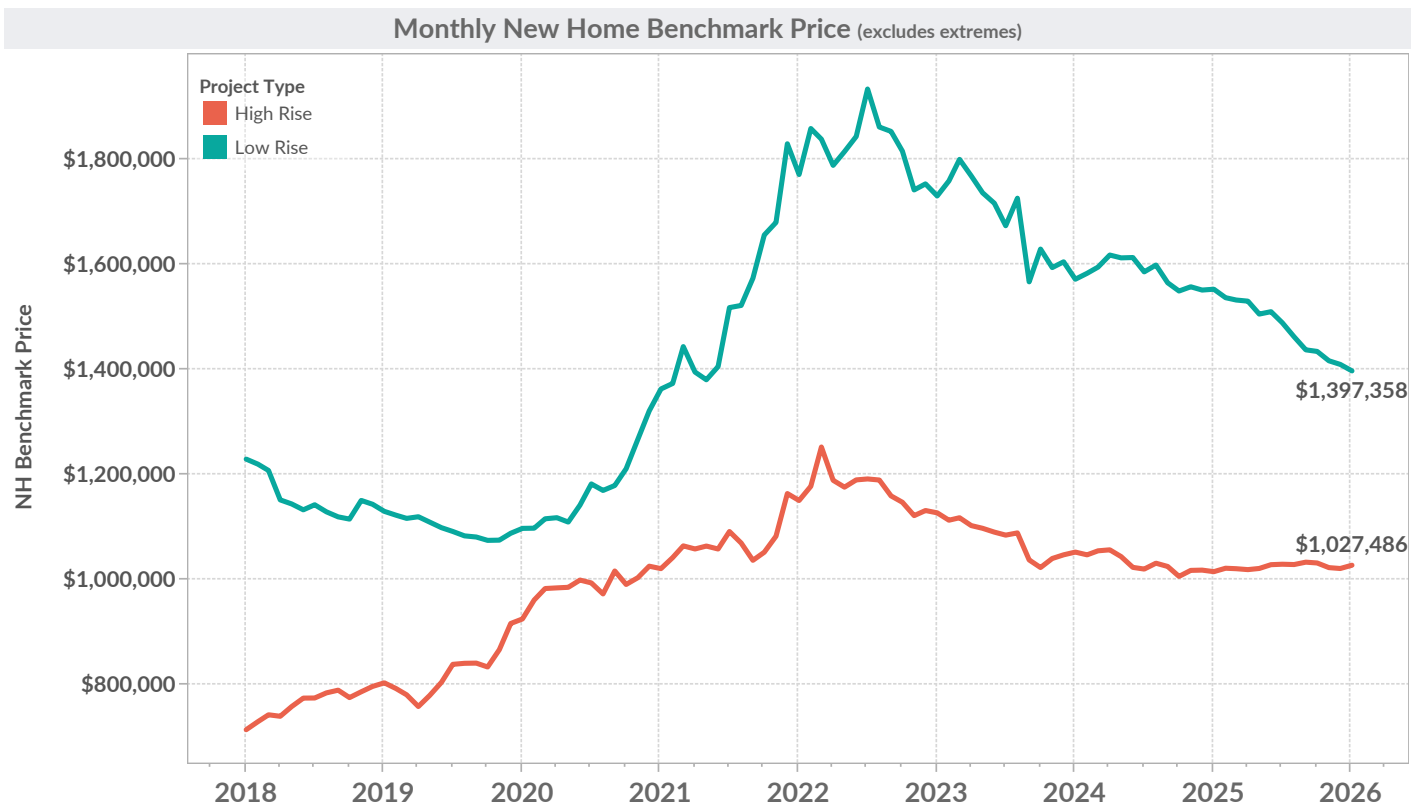
Under Construction includes all projects, regardless of whether sold out or not, that are currently under construction.

Pre-Construction includes all projects, regardless of whether sold out or not, that have not commenced construction.

Sales & Remaining Inventory

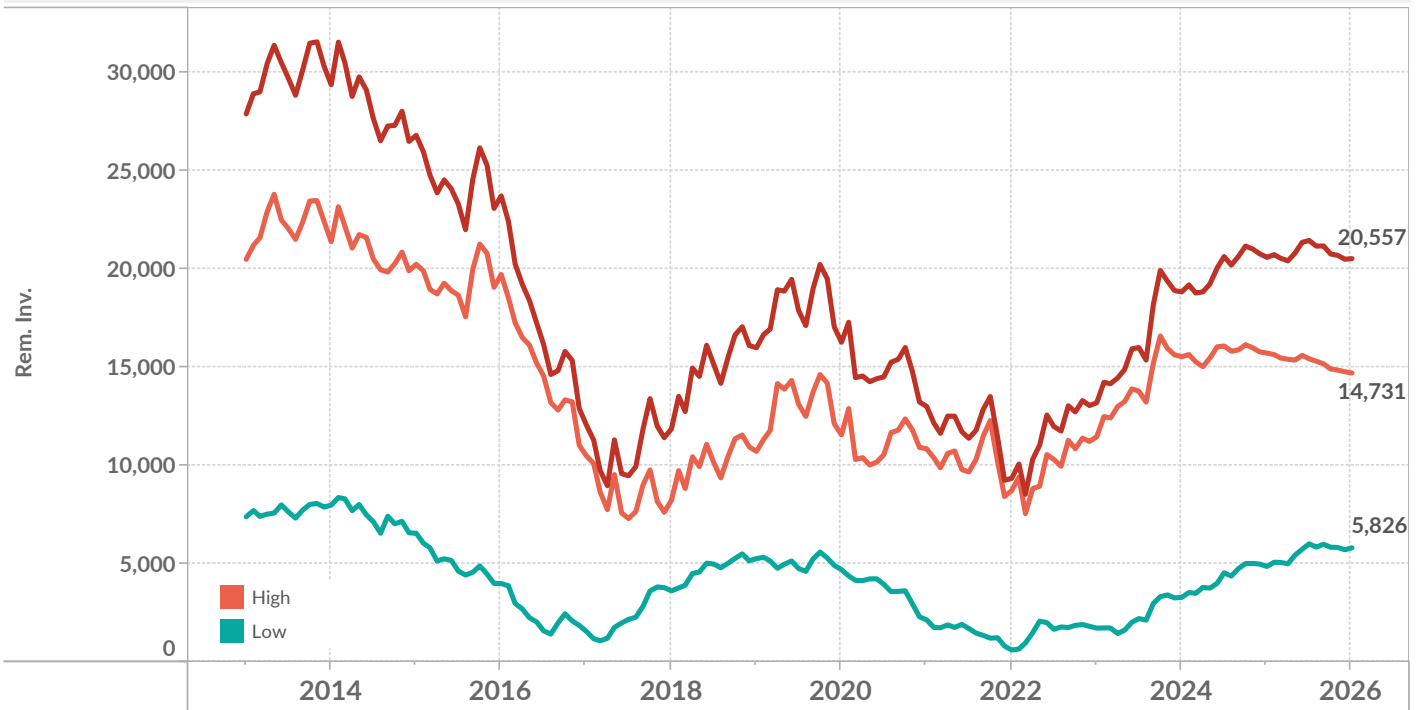


Pricing

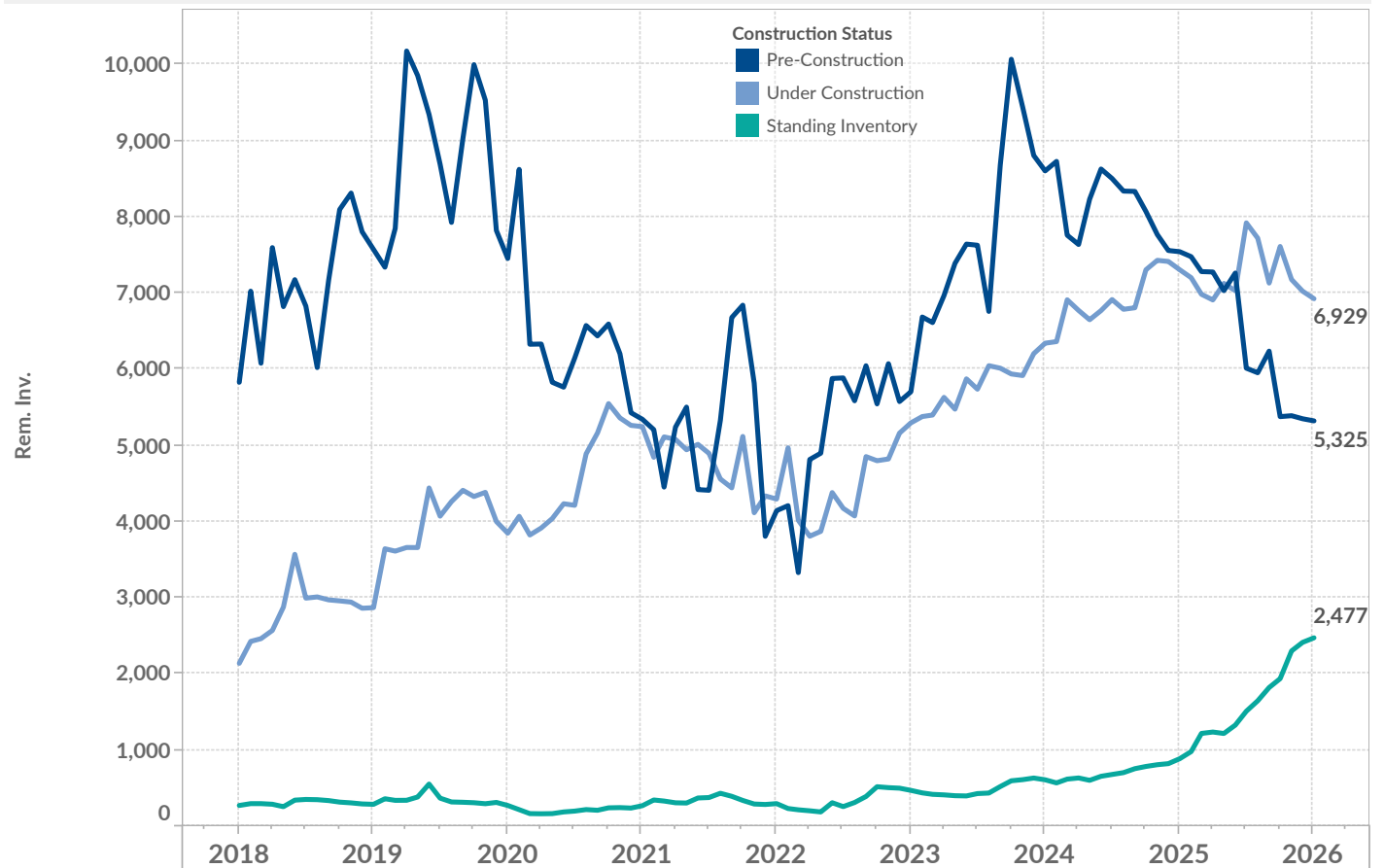


Remaining Inventory

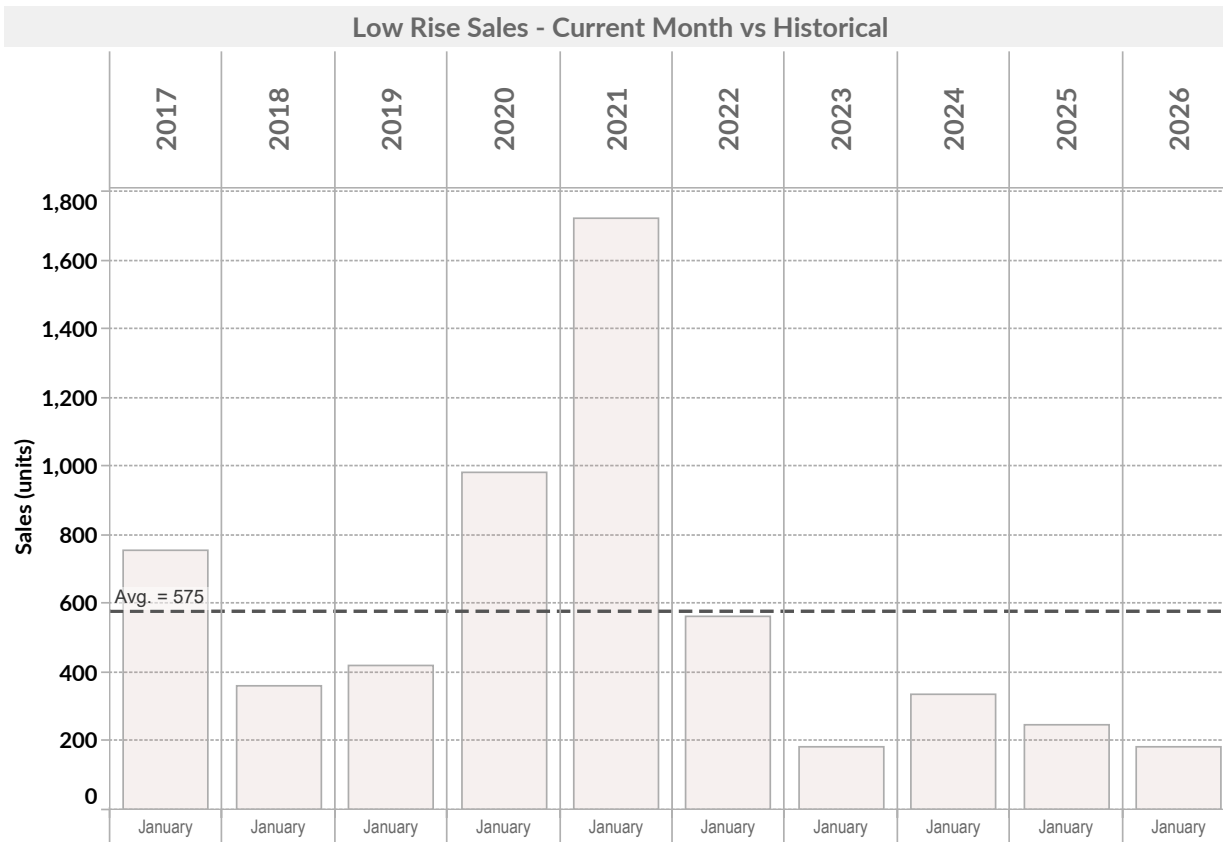
GTA - Monthly New Home Remaining Inventory



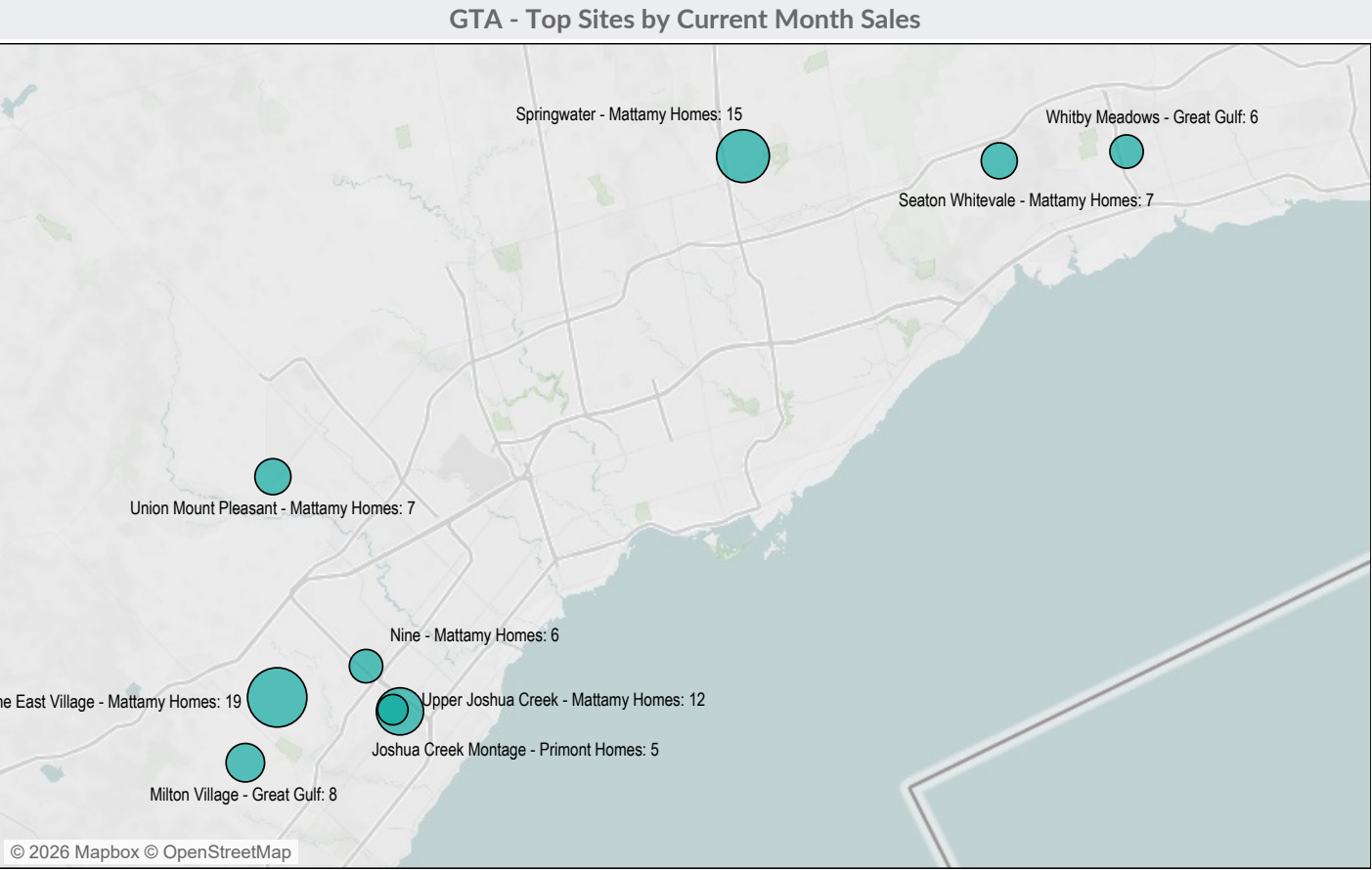
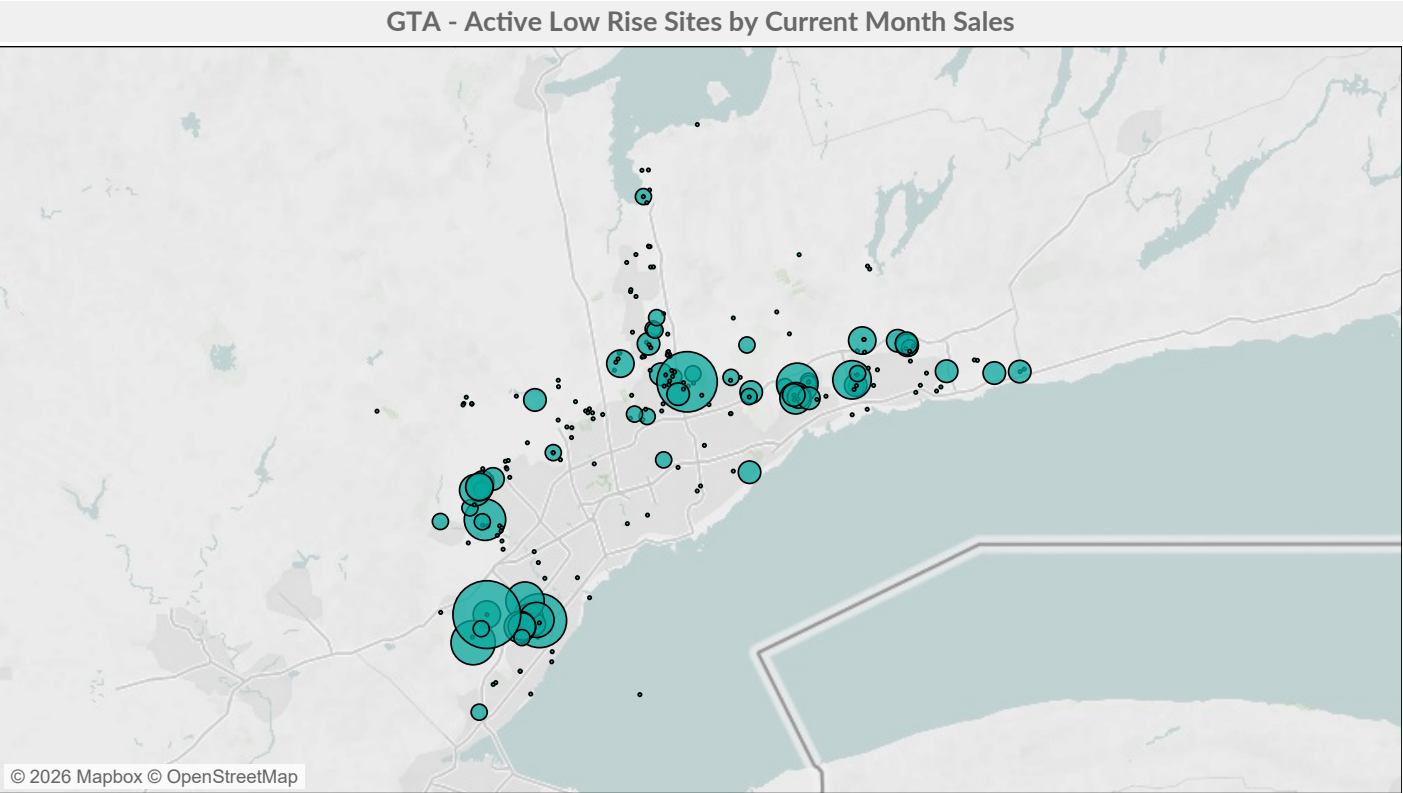
GTA - Monthly High Rise Rem. Inv. by Construction Status



Historical Sales Comparison



Current Sites

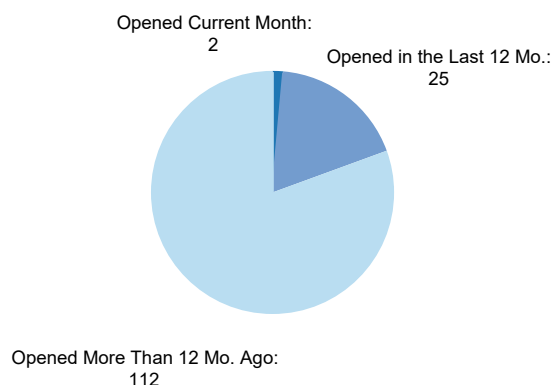


Monthly Sales Breakdown

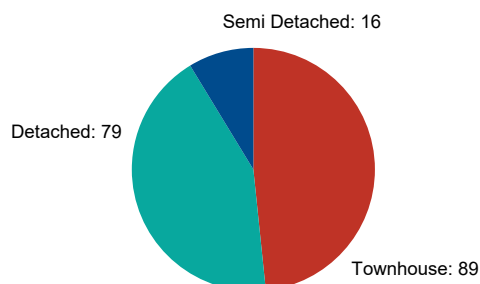


Current Month Low Rise Sales Breakdown

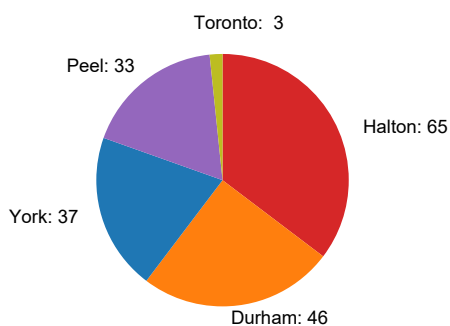
Sales by Opening Date (5 years)



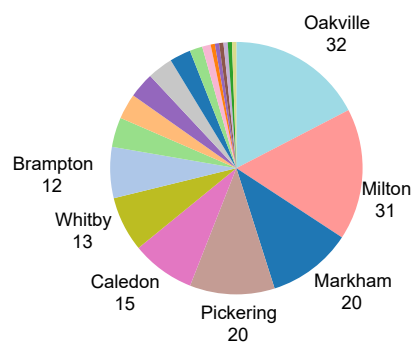
Sales by Product Type



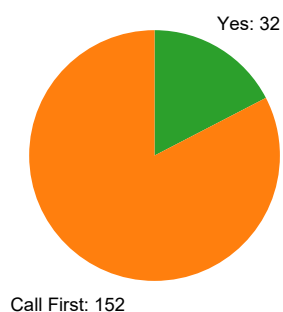
Sales by Region



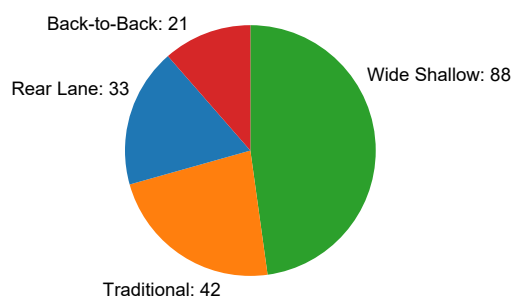
Sales by Municipality/Area



Sales by Sites with Broker Cooperation



Sales by Lot Type



New Openings

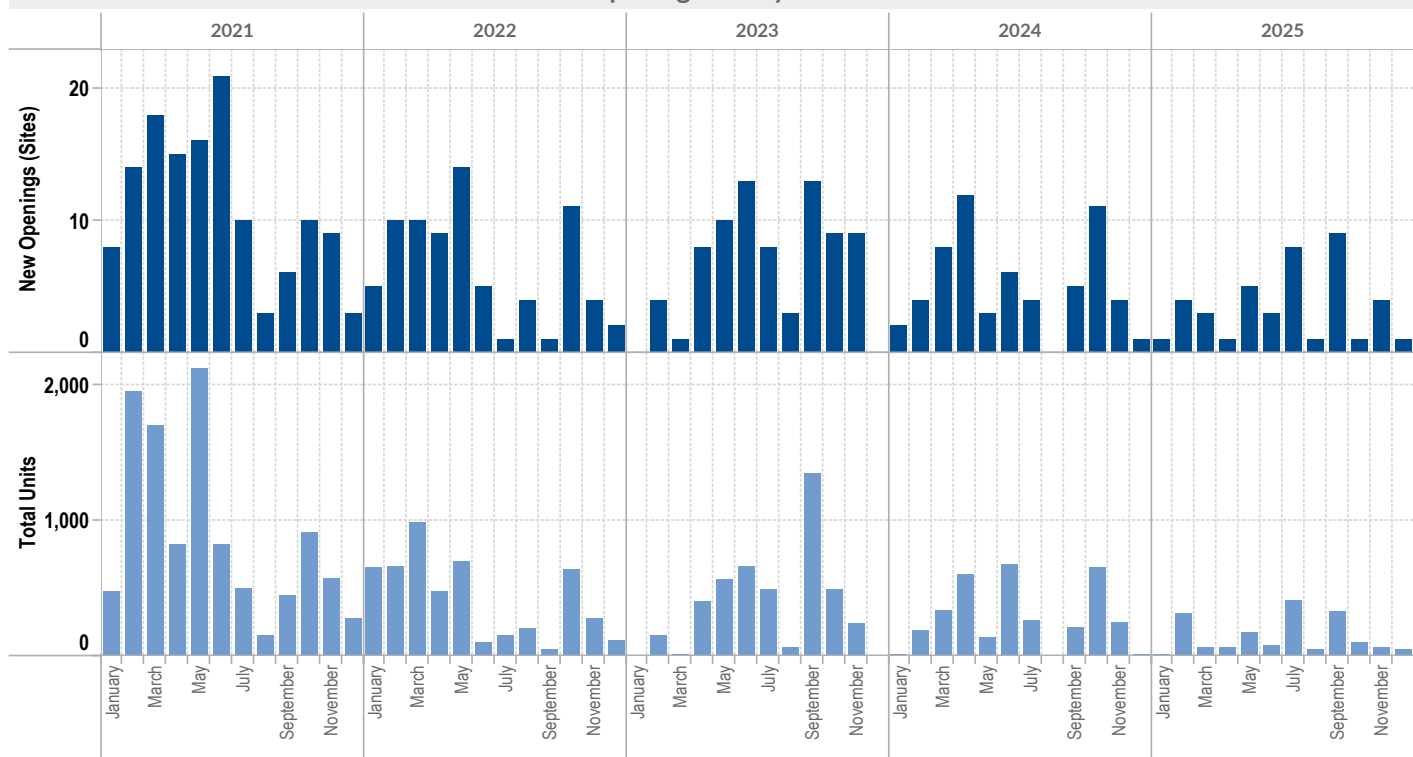


January 2026 - Low Rise Openings - New Projects & Product Offerings

Site Name	Tenure	Municipality	Opening Date	Current Month Sales *	Rem Inv	Avg. \$/SF	No. of Units **
Timber Trails - FarSight Homes	Freehold	Clarington	1/23/2026	2	29	\$476	31
Grand Total				2	29	\$476	31

* Condominium project openings within 10 days of month end are not able to record firm sales until the following month due to rescission period. ** Excludes unreleased units.

Low Rise Opening History - Sites & Lots



Top Builders - YTD



GTA - Top Low Rise Builders by YTD Sales

Builder	2026												Total	Market Share		Cum. Mkt. Share	
	January	February	March	April	May	June	July	August	September	October	November	December		%		%	
Mattamy Homes	67												67	36.4%		36.4%	
Great Gulf	14												14	7.6%		44.0%	
Primont Homes	8												8	4.3%		48.4%	
Treasure Hill	8												8	4.3%		52.7%	
Fieldgate Homes	5												5	2.7%		55.4%	
Opus Homes	5												5	2.7%		58.2%	
Paradise Developments	5												5	2.7%		60.9%	
Starlane Home Corporation	5												5	2.7%		63.6%	
Deco Homes	4												4	2.2%		65.8%	
Lebovic Homes	4												4	2.2%		67.9%	
Poetry Living	4												4	2.2%		70.1%	
Coscorp Inc.	3												3	1.6%		71.7%	
Fernbrook Homes	3												3	1.6%		73.4%	
Fifth Avenue Homes	3												3	1.6%		75.0%	
Insoho Developments	3												3	1.6%		76.6%	
Rosehaven Homes	3												3	1.6%		78.3%	
York Trafalgar Homes	3												3	1.6%		79.9%	
Zancor Homes	3												3	1.6%		81.5%	
Ambria Homes	2												2	1.1%		82.6%	
Arista Homes	2												2	1.1%		83.7%	
FarSight Homes	2												2	1.1%		84.8%	
Forest Hill Homes and State Building Group	2												2	1.1%		85.9%	
184													184				

Top Builders - Last 12 Months



GTA - Top Low Rise Builders by Last 12 Months' Sales

Builder	2025												2026	Total				
	February	March	April	May	June	July	August	September	October	November	December	January	Market Share %		Cum. Mkt. Share %			
Mattamy Homes	51	50	25	47	124	81	90	64	42	131	60	67	832		26.0%		26.0%	
Treasure Hill	31	30	15	19	18	17	27	39	108	34	21	8	367		11.5%		37.4%	
Fieldgate Homes	2	18	14	9	12	11	9	9	9	5	2	5	105		3.3%		40.7%	
Starlane Home Corporation	36	7	2	2	16	4	0	4	9	6	2	5	93		2.9%		43.6%	
Deco Homes	0	2	1	0	2	1	0	35	15	10	13	4	83		2.6%		46.2%	
Great Gulf	0	10	4	10	8	2	4	13	8	3	3	14	79		2.5%		48.7%	
Umbria Development Group	41	15	2	2	0	2	1	4	5	3	1	0	76		2.4%		51.0%	
Aspen Ridge Homes	9	9	20	13	7	3	1	0	6	0	1	0	69		2.2%		53.2%	
Caivan	4	4	10	14	17	2	2	2	4	6	0	0	65		2.0%		55.2%	
Paradise Developments	15	15	2	3	3	1	0	7	3	4	2	5	60		1.9%		57.1%	
Opus Homes	5	5	1	0	1	0	4	11	3	16	8	5	59		1.8%		58.9%	
Greenpark Group	0	3	5	1	7	5	4	14	12	2	3	2	58		1.8%		60.8%	
Arista Homes	4	1	1	4	2	4	4	19	7	5	2	2	55		1.7%		62.5%	
Zancor Homes	10	0	5	3	0	2	2	1	12	12	3	3	53		1.7%		64.1%	
Liberty Development Corporation	0	0	46	5	0	1	0	0	0	0	0	0	52		1.6%		65.8%	
Poetry Living	0	0	0	0	0	0	0	9	28	10	1	4	52		1.6%		67.4%	
Fernbrook Homes	2	4	4	1	4	3	4	5	5	11	5	3	51		1.6%		69.0%	
Rosehaven Homes	0	0	0	0	26	4	2	2	0	10	0	3	47		1.5%		70.4%	
Branthaven Homes	1	6	1	2	12	11	5	5	0	0	0	1	44		1.4%		71.8%	
Primont Homes	1	1	2	2	3	0	1	3	7	10	2	8	40		1.2%		73.1%	
Times Group Corporation	15	3	4	4	3	1	0	1	0	9	0	0	40		1.2%		74.3%	
Hallett Homes	0	0	0	0	6	6	1	5	6	8	6	0	38		1.2%		75.5%	
	284	260	241	226	327	221	213	360	357	365	165	184	3,203					

Top Sites



GTA - Top Low Rise Sites by Current Month Sales

Site Name	Municipality	Product Type	Lot Size	2026 January
Hawthorne East Village - Mattamy Homes	Milton	Detached	30	4
			34	0
			36	9
			43	0
		Townhouse	20	2
			21	4
			23	0
			Total	19
Springwater - Mattamy Homes	Markham	Detached	30	2
			38	0
		Townhouse	20	6
			22	7
			23	0
			Total	15
Upper Joshua Creek - Mattamy Homes	Oakville	Detached	34	3
			38	4
			45	0
		Townhouse	20	3
			23	2
			Total	12
Milton Village - Great Gulf	Milton	Detached	31	0
		Semi Detached	26	3
		Townhouse	21	5
		Total		8
Seaton Whitevale - Mattamy Homes	Pickering	Detached	30	6
			36	1
		Townhouse	23	0
			Total	7
Union Mount Pleasant - Mattamy Homes	Brampton	Townhouse	18	3
			21	4
		Total		7
Nine - Mattamy Homes	Mississauga	Townhouse	20	4
			21	2
		Total		6
Whitby Meadows - Great Gulf	Whitby	Detached	36	0
			40	0
		Semi Detached	25	6
			Total	6
Joshua Creek Montage - Primont Homes	Oakville	Detached	36	2
			38	1
			45	0
		Townhouse	20	2
			Total	5
Ellis Lane - Poetry Living	Caledon	Detached	30	0
			36	4
		Total		4

Yr. Over Yr. Sales Comparison



Current Month Sales & Same Month Last Year by Municipality

Region	Municipality	January 2025					January 2026				
		Detached	Link	Semi Detached	Townhouse	Total	Detached	Link	Semi Detached	Townhouse	Total
Durham	Ajax	0		0		0	0		0		0
	Brock										
	Clarington	7		0	1	8	2		0	4	6
	Oshawa	7		0	1	8	4			3	7
	Pickering	7		0	41	48	13		1	6	20
	Scugog	1	0		0	1	0	0		0	0
	Uxbridge	0			0	0	0			0	0
	Whitby	6		4	20	30	2	0	8	3	13
	Total	28	0	4	63	95	21	0	9	16	46
Halton	Burlington	0		0	0	0	0		0	1	1
	Halton Hills	0			0	0	1			0	1
	Milton	24			0	24	16		3	12	31
	Oakville	15	0		7	22	15	0	4	13	32
	Total	39	0	0	7	46	32	0	7	26	65
Peel	Brampton	2		0	30	32	4		0	8	12
	Caledon	2		0	0	2	11			4	15
	Mississauga				0	0				6	6
	Total	4		0	30	34	15		0	18	33
Toronto	East York										
	Etobicoke										
	North York				0	0	0			1	1
	Old Toronto			0		0			0		0
	Scarborough	0			5	5	0			2	2
	York				1	1				0	0
	Total	0		0	6	6	0		0	3	3
York	Aurora	0			4	4	4			1	5
	East Gwillimbury	0		2	0	2	0		0	0	0
	Georgina	4				4	1				1
	King	2			1	3	0			3	3
	Markham	1		0	15	16	3		0	17	20
	Newmarket		0	0	1	1		0	0	0	0
	Richmond Hill	0		0	31	31	2		0	4	6
	Vaughan	0			6	6	0			1	1
	Whitchurch-Stouffville	0				0	1				1
	Total	7	0	2	58	67	11	0	0	26	37
Grand Total		78	0	6	164	248	79	0	16	89	184

Sales & Remaining Inventory



Last 12 Months' Sales & Remaining Inventory by Municipality

Last 12 Months - Sales							Remaining Inventory						
Region	Municipality	Detached	Link	Semi Detached	Townhouse	Total	Detached	Link	Quadraplex	Semi Detached	Townhouse	Total	
Durham	Ajax	7		0		7	32	0		4	0	36	
	Brock						0				0	0	
	Clarington	44		3	23	70	102	0		20	71	193	
	Oshawa	82		5	45	132	138	0		0	107	245	
	Pickering	101		10	178	289	121	0	0	12	142	275	
	Scugog	15	1		0	16	52	7		0	0	59	
	Uxbridge	5			1	6	22	0		0	20	42	
	Whitby	58	5	43	94	200	265	5		43	223	536	
	Total	312	6	61	341	720	732	12	0	79	563	1,386	
Halton	Burlington	14		0	9	23	7	0		5	11	23	
	Halton Hills	28			4	32	21	0		0	20	41	
	Milton	175		7	143	325	350	0		9	179	538	
	Oakville	178	0	13	194	385	348	39		17	595	999	
	Total	395	0	20	350	765	726	39		31	805	1,601	
Peel	Brampton	96		7	225	328	176	0		4	247	427	
	Caledon	194		1	69	264	262	0		0	85	347	
	Mississauga				94	94	0	0		0	142	142	
	Total	290		8	388	686	438	0		4	474	916	
Toronto	East York						0			0	0	0	
	Etobicoke						0			0	0	0	
	North York	2			17	19	4	0		0	38	42	
	Old Toronto			0		0	0	0		12	0	12	
	Scarborough	4			13	17	7	0		0	39	46	
	York				9	9	0			0	25	25	
	Total	6		0	39	45	11	0		12	102	125	
York	Aurora	29			3	32	106	0	0	0	52	158	
	East Gwillimbury	53		4	18	75	64			0	41	105	
	Georgina	70			50	120	135	0		0	0	135	
	King	47			12	59	111	0		0	55	166	
	Markham	116		0	154	270	162	0		0	318	480	
	Newmarket		1	0	4	5	0	0		2	12	14	
	Richmond Hill	81		10	71	162	213	0		7	220	440	
	Vaughan	39		2	118	159	90	0		0	205	295	
	Whitchurch-Stouffville	105				105	5			0	0	5	
	Total	540	1	16	430	987	886	0	0	9	903	1,798	
Grand Total		1,543	7	105	1,548	3,203	2,793	51	0	135	2,847	5,826	



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