

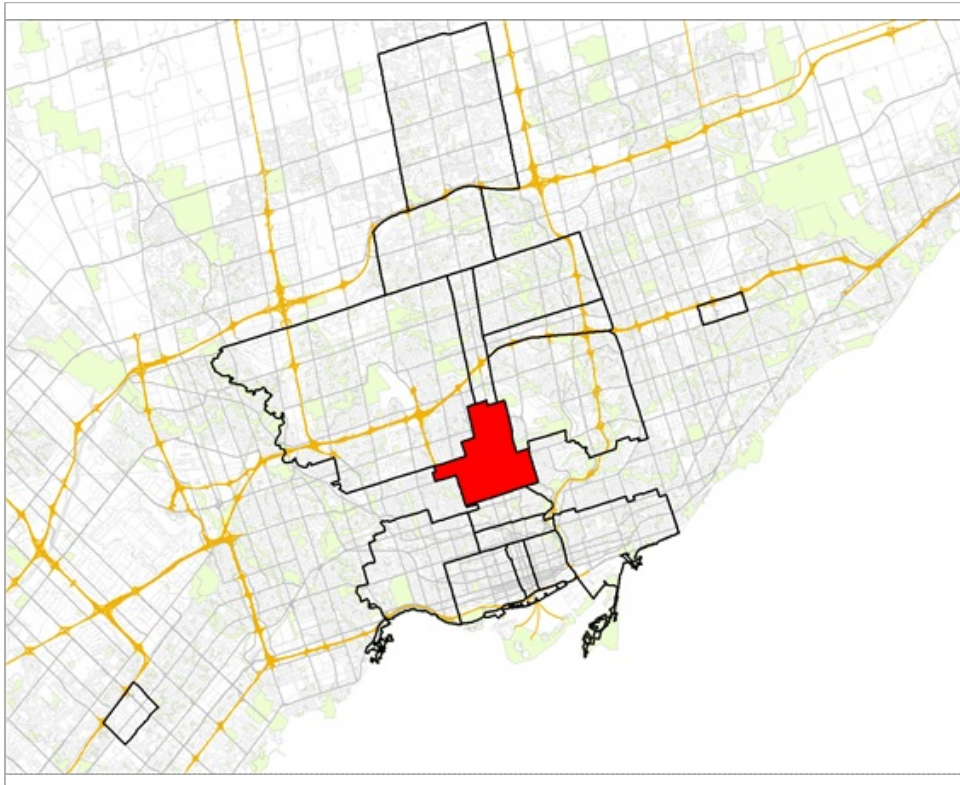


Greater Toronto Area | North Toronto New Homes High Rise Submarket Report

Data as of February 2026

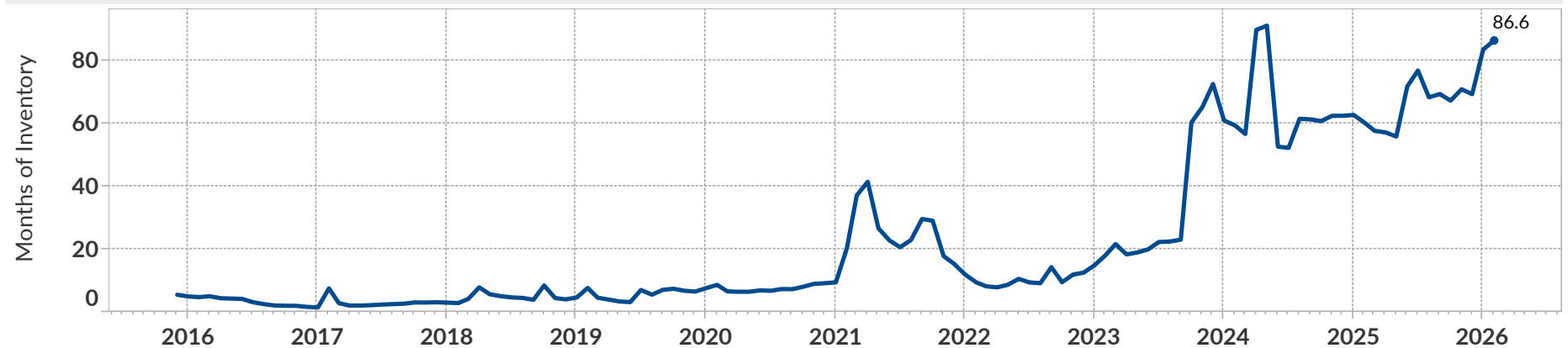


North Toronto Submarket Report - February 2026



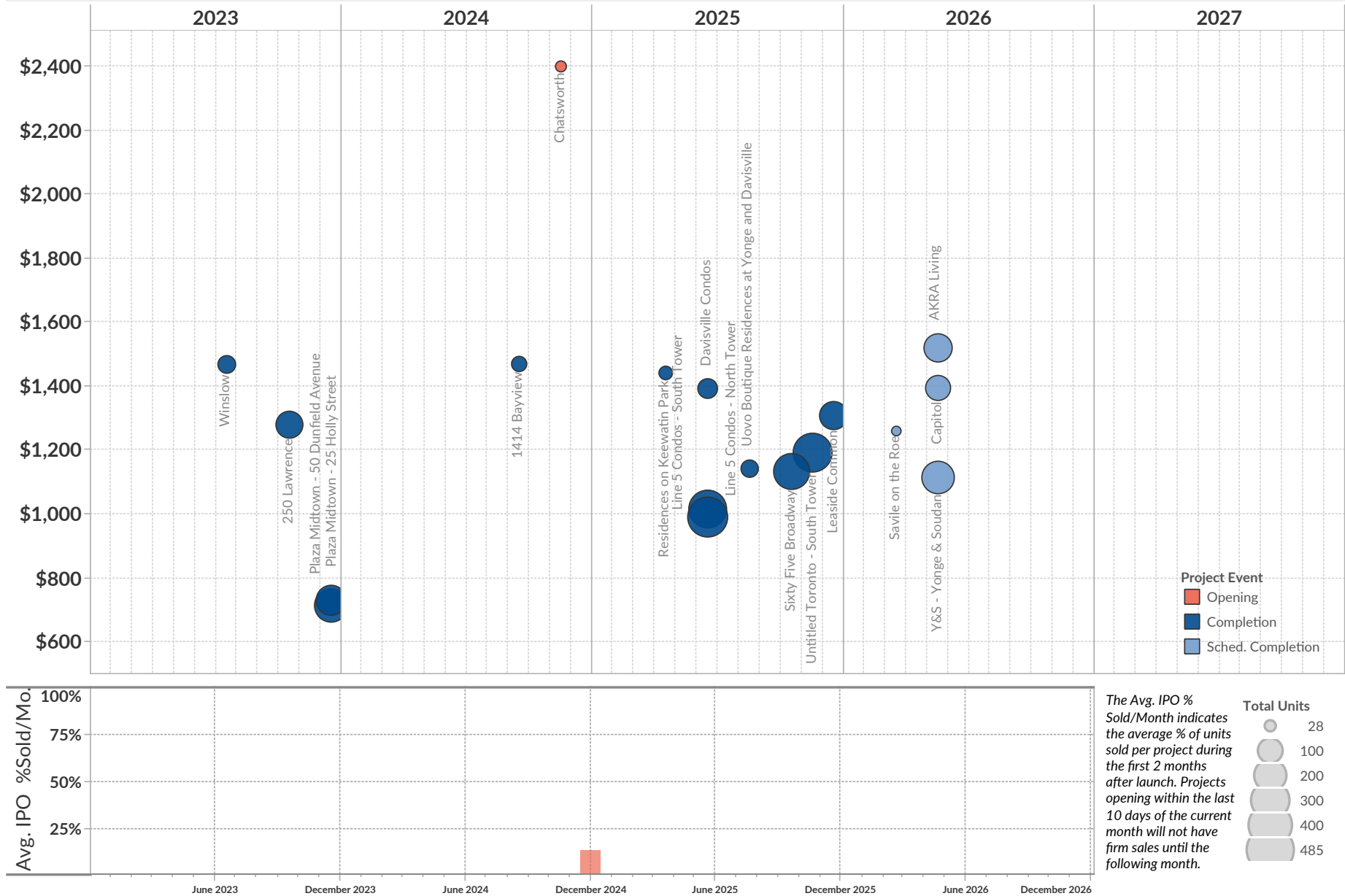
North Toronto		GTA
Distinct count of Site Name	14	307
No. of Units	2,675	79,810
Total Sales	2,379	65,519
Act Inv	296	14,291
Avg. \$/sf	\$1,603	\$1,357
Avg. Project \$/SF	\$1,596	\$1,289
Avg. SF	903	801
Avg. \$	\$1,447,806	\$1,087,250
Current Month Sales	1	171

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



North Toronto Submarket Report - February 2026

Recent Project Openings, Completions & Scheduled Completions



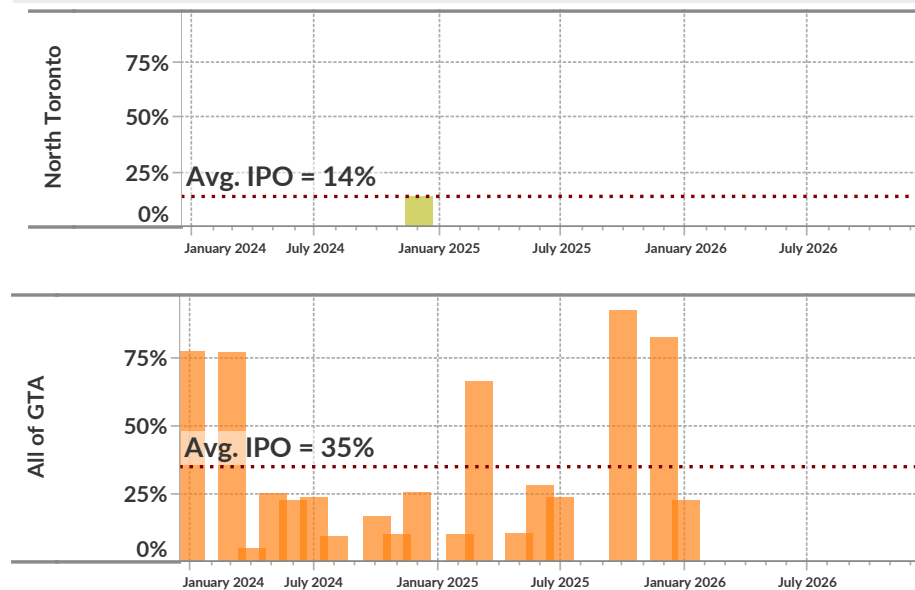
North Toronto Submarket Report - February 2026

Project Data by Unit Type

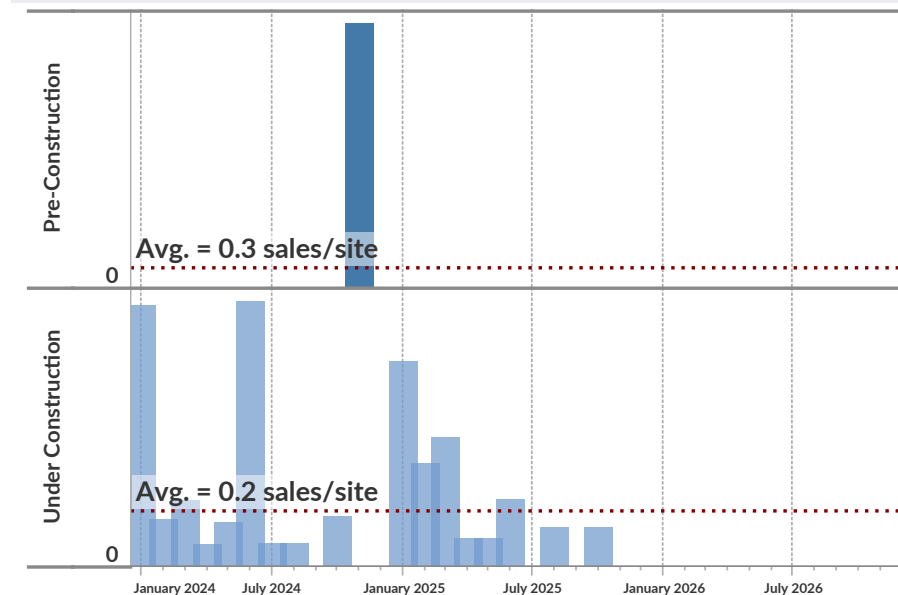
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	251	0	239	12
1 Bedroom	671	0	619	52
1 Bedroom + Den	580	0	537	43
2 Bedroom	657	0	575	82
2 Bedroom + Den	159	0	136	23
3 Bedroom & Up	303	0	232	71
Penthouse	28	0	24	4
Other	13	1	6	7

Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,722	302	452	\$588,900	\$749,900
\$1,587	321	975	\$633,900	\$1,449,900
\$1,532	476	782	\$759,900	\$1,399,900
\$1,577	633	1,425	\$988,900	\$2,399,900
\$1,785	770	1,440	\$1,050,900	\$2,999,900
\$1,578	815	2,405	\$1,254,900	\$4,980,000
\$1,902	522	2,253	\$1,025,900	\$4,199,900
\$1,512	1,111	2,364	\$1,696,900	\$3,495,000

IPO Launch Performance (first 2 months)

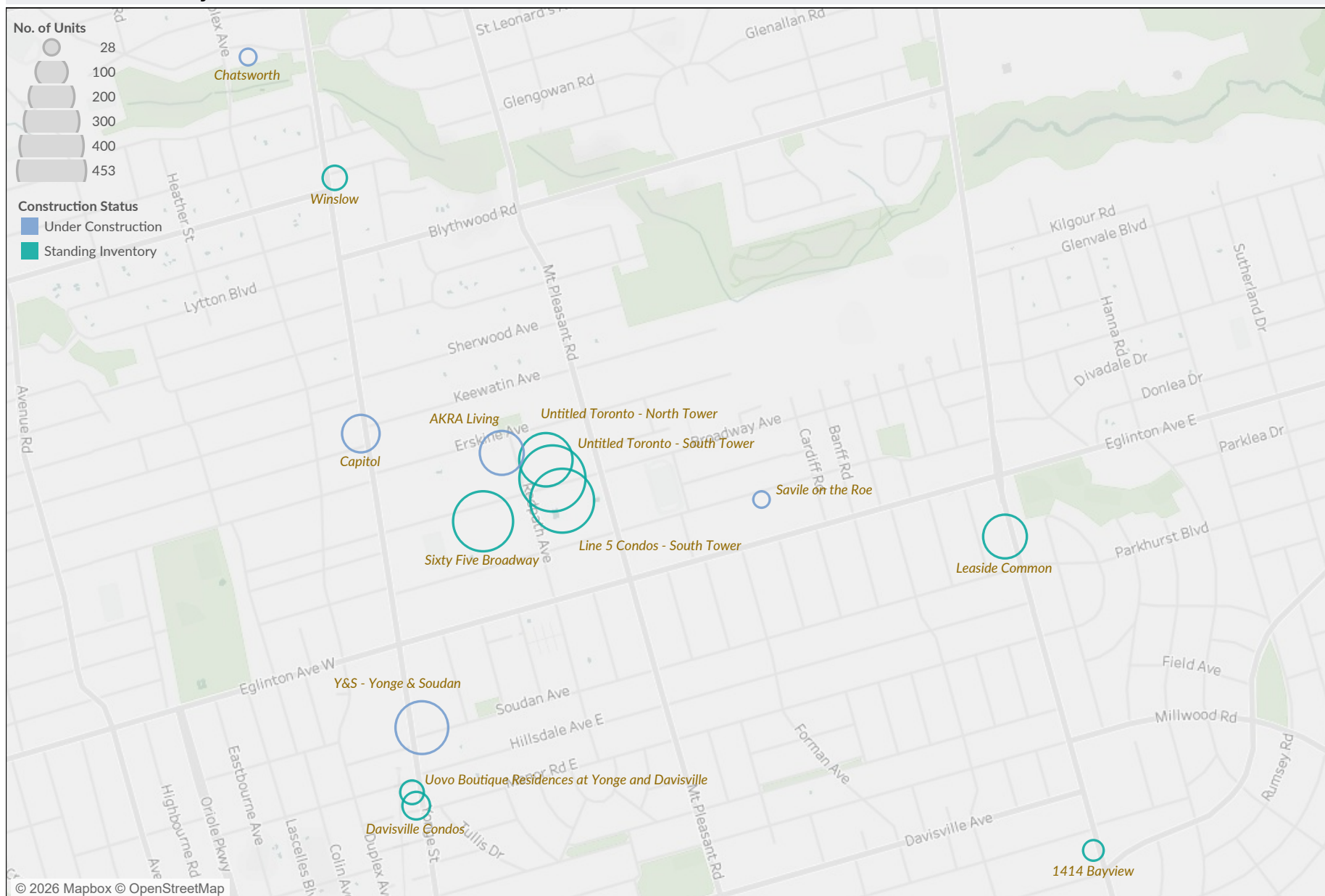


Post Launch Absorption: North Toronto



North Toronto Submarket Report - February 2026

Current Active Projects



North Toronto Submarket Report - February 2026

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
1414 Bayview - Gairloch	Apartment	September 2024	0	0	15	44	\$1,470	\$1,710
AKRA Living - Curated Properties	Apartment	May 2026	0	0	35	200	\$1,520	\$1,623
Capitol - Madison Group and Westdale Properties	Apartment	May 2026	0	0	37	146	\$1,395	\$1,794
Chatsworth - Times Group Corporation	Apartment	January 2028	0	0	25	29	\$2,400	\$2,400
Davisville Condos - Rockport Group	Apartment	June 2025	0	0	9	79	\$1,393	\$1,719
Leaside Common - Gairloch and Harlo Capital	Apartment	December 2025	0	0	13	198	\$1,309	\$1,499
Line 5 Condos - South Tower - Reserve Properties and Westd..	Apartment	June 2025	0	0	15	423	\$1,017	\$1,578
Savile on the Roe - Tiffany Park Homes and Block Developme..	Stacked	March 2026	0	0	4	28	\$1,260	\$1,489
Sixty Five Broadway - Times Group Corporation	Apartment	October 2025	0	0	86	373	\$1,134	\$1,463
Untitled Toronto - North Tower - Reserve Properties and Wes..	Apartment	November 2025	0	0	17	295	\$1,201	\$1,614
Untitled Toronto - South Tower - Reserve Properties and Wes..	Apartment	November 2025	0	0	19	453	\$1,193	\$1,564
Uovo Boutique Residences at Yonge and Davisville - 2114 Yo..	Apartment	August 2025	0	0	18	58	\$1,143	\$1,681
Winslow - Devron	Apartment	July 2023	1	1	3	61	\$1,469	\$1,480
Y&S - Yonge & Soudan - Tribute Communities and TENBlock ..	Apartment	May 2026	0	0	0	288	\$1,115	\$1,538

North Toronto Submarket Report - February 2026

Monthly Sales

Sub Market	Current Month Sales	Distinct count of Site Name
Bloor - Yorkville	• 3	• 15
Central Waterfront	• 3	• 4
Don Mills - York Mills	• 1	• 9
Downtown Core	• 2	• 6
Downtown East	• 2	• 15
Downtown West	• 7	• 19
Etobicoke Waterfront	• 0	• 1
Highway7 - Yonge	• 1	• 4
Mississauga City Centre	• 0	• 9
North Toronto	• 1	• 14
North Yonge Corridor	• 31	• 8
North York East		
North York West	• 7	• 7
Not Applicable	• 106	• 159
Scarborough City Centre		
Sheppard Corridor	• 1	• 8
Thornhill	• 1	• 2
Toronto East	• 0	• 5
Toronto West	• 4	• 16
Yonge - St. Clair	• 1	• 6

Current GTA Active Projects

Total Sales	Act Inv	Avg. \$/sf	Avg. SF	Avg. \$
• 2,984	• 407	• \$2,291	• 1,035	• \$2,372,580
• 1,843	• 911	• \$1,642	• 907	• \$1,489,308
• 1,787	• 95	• \$1,371	• 1,397	• \$1,915,634
• 3,689	• 433	• \$1,864	• 787	• \$1,467,700
• 4,491	• 765	• \$1,364	• 753	• \$1,026,795
• 6,023	• 701	• \$1,942	• 1,031	• \$2,002,216
• 559	• 6	• \$1,636	• 782	• \$1,278,733
• 897	• 195	• \$1,008	• 819	• \$825,565
• 4,578	• 631	• \$1,213	• 656	• \$795,452
• 2,379	• 296	• \$1,603	• 903	• \$1,447,806
• 2,392	• 709	• \$1,603	• 685	• \$1,098,482
• 752	• 517	• \$1,316	• 759	• \$998,566
• 26,218	• 7,636	• \$1,113	• 761	• \$846,958
• 1,927	• 336	• \$1,333	• 835	• \$1,113,076
• 423	• 30	• \$1,573	• 1,718	• \$2,701,583
• 888	• 158	• \$1,256	• 666	• \$836,687
• 2,613	• 315	• \$1,311	• 839	• \$1,100,167
• 1,076	• 150	• \$2,169	• 1,308	• \$2,837,027



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