

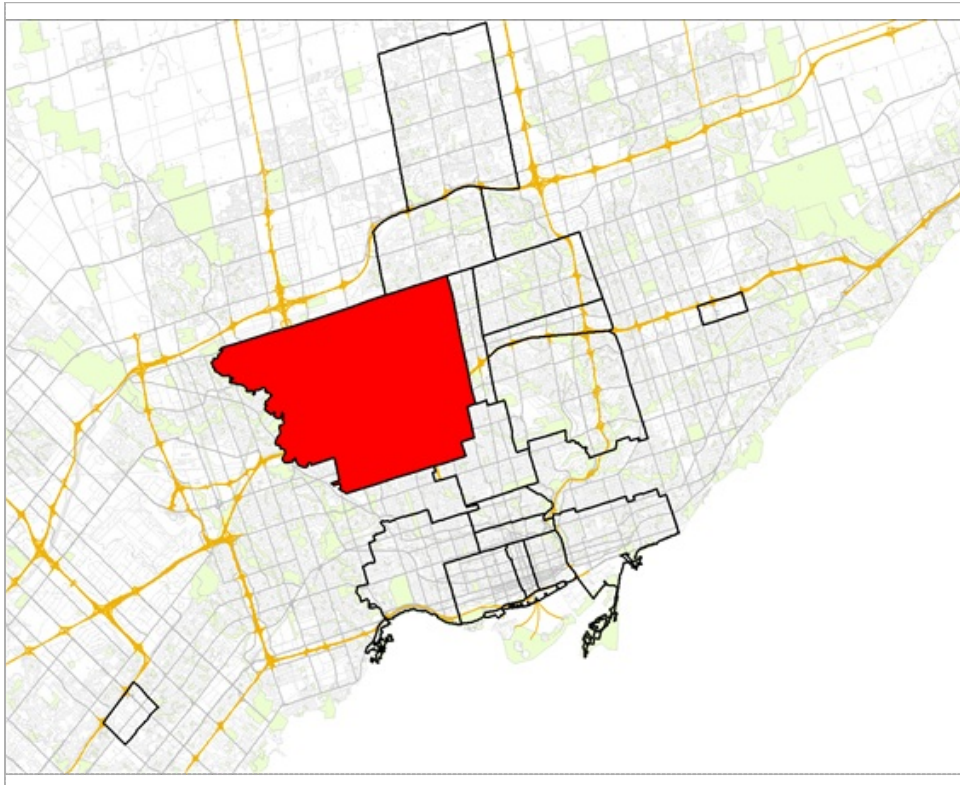


Greater Toronto Area | North York West New Homes High Rise Submarket Report

Data as of February 2026

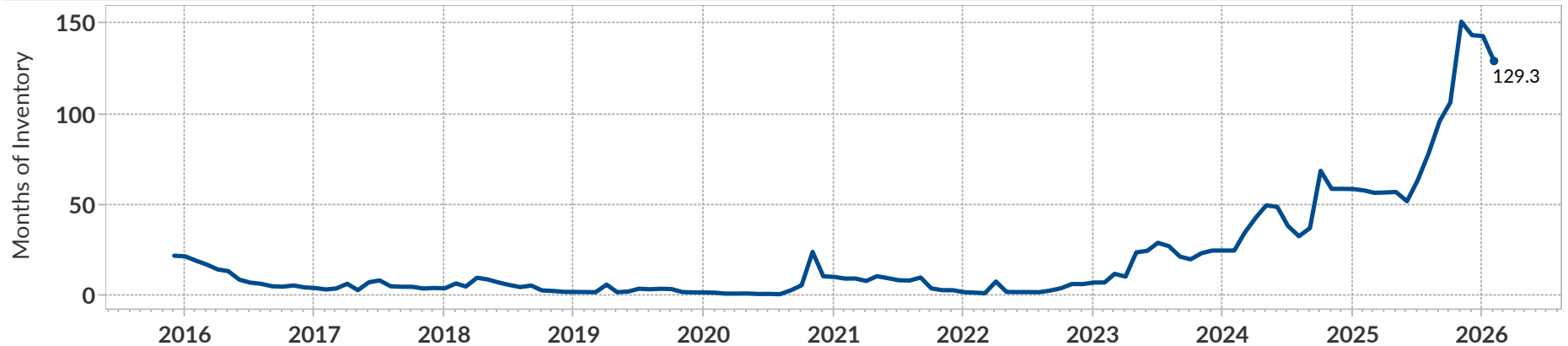


North York West Submarket Report - February 2026



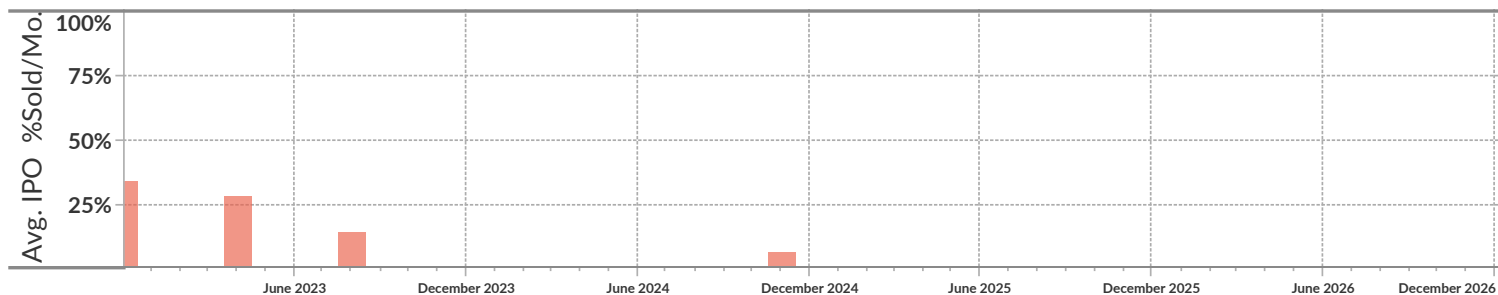
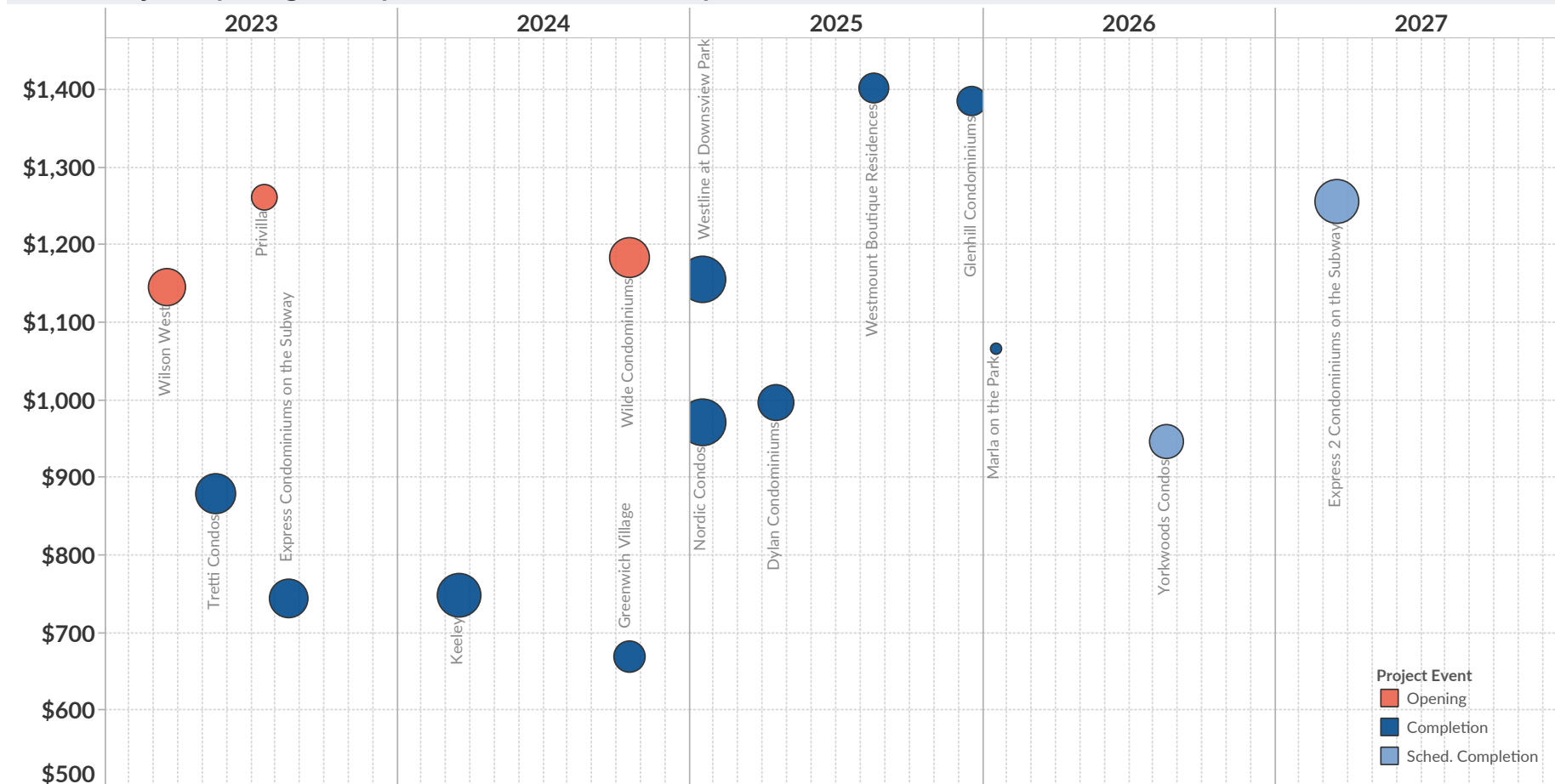
North York West		GTA
Distinct count of Site Name	7	307
No. of Units	1,269	79,810
Total Sales	752	65,519
Act Inv	517	14,291
Avg. \$/sf	\$1,316	\$1,357
Avg. Project \$/SF	\$1,347	\$1,289
Avg. SF	759	801
Avg. \$	\$998,566	\$1,087,250
Current Month Sales	7	171

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

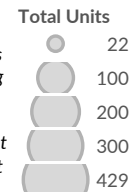


North York West Submarket Report - February 2026

Recent Project Openings, Completions & Scheduled Completions



The Avg. IPO % Sold/Mo. 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.



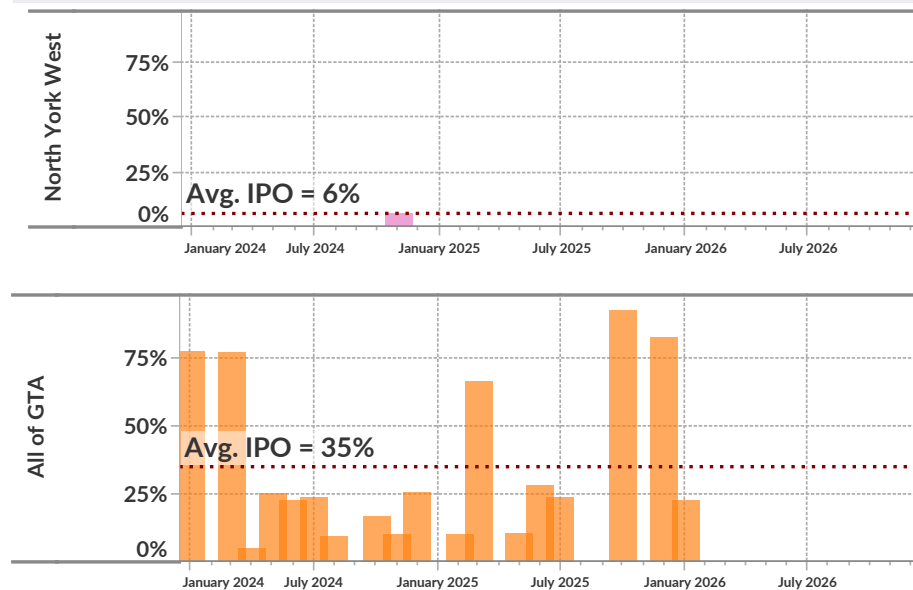
North York West Submarket Report - February 2026

Project Data by Unit Type

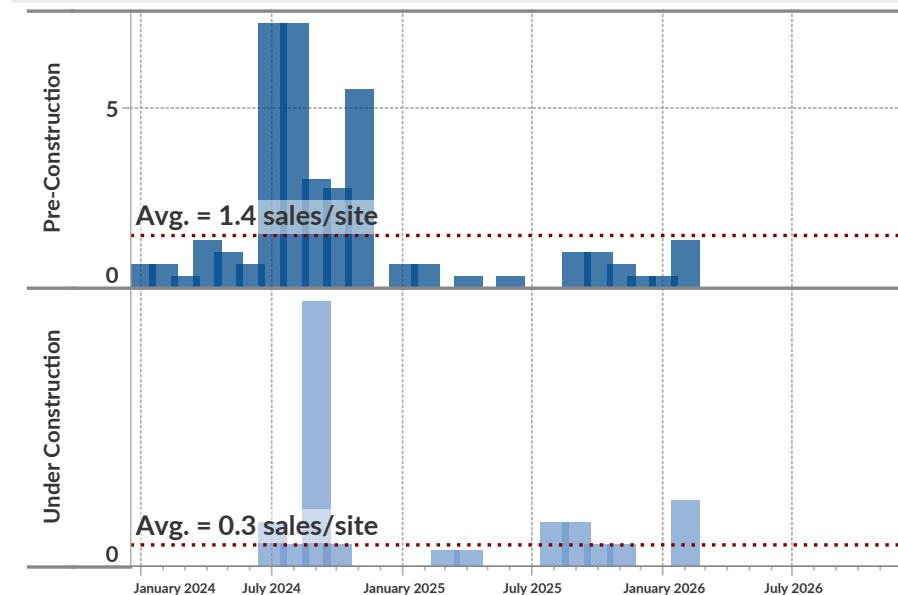
Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	5	0	0	5
1 Bedroom	258	1	190	68
1 Bedroom + Den	522	3	284	238
2 Bedroom	354	2	212	142
2 Bedroom + Den	69	0	43	26
3 Bedroom & Up	56	0	20	36
Penthouse				
Other	5	0	3	2

Avg. \$/sf	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,379	340	480	\$491,900	\$636,900
\$1,276	455	690	\$568,900	\$899,900
\$1,221	486	910	\$601,900	\$1,429,900
\$1,268	623	1,798	\$759,990	\$2,999,900
\$1,616	775	3,739	\$877,900	\$6,549,900
\$1,454	813	3,777	\$931,900	\$6,689,900
\$1,437	1,184	2,455	\$1,258,900	\$3,969,900

IPO Launch Performance (first 2 months)

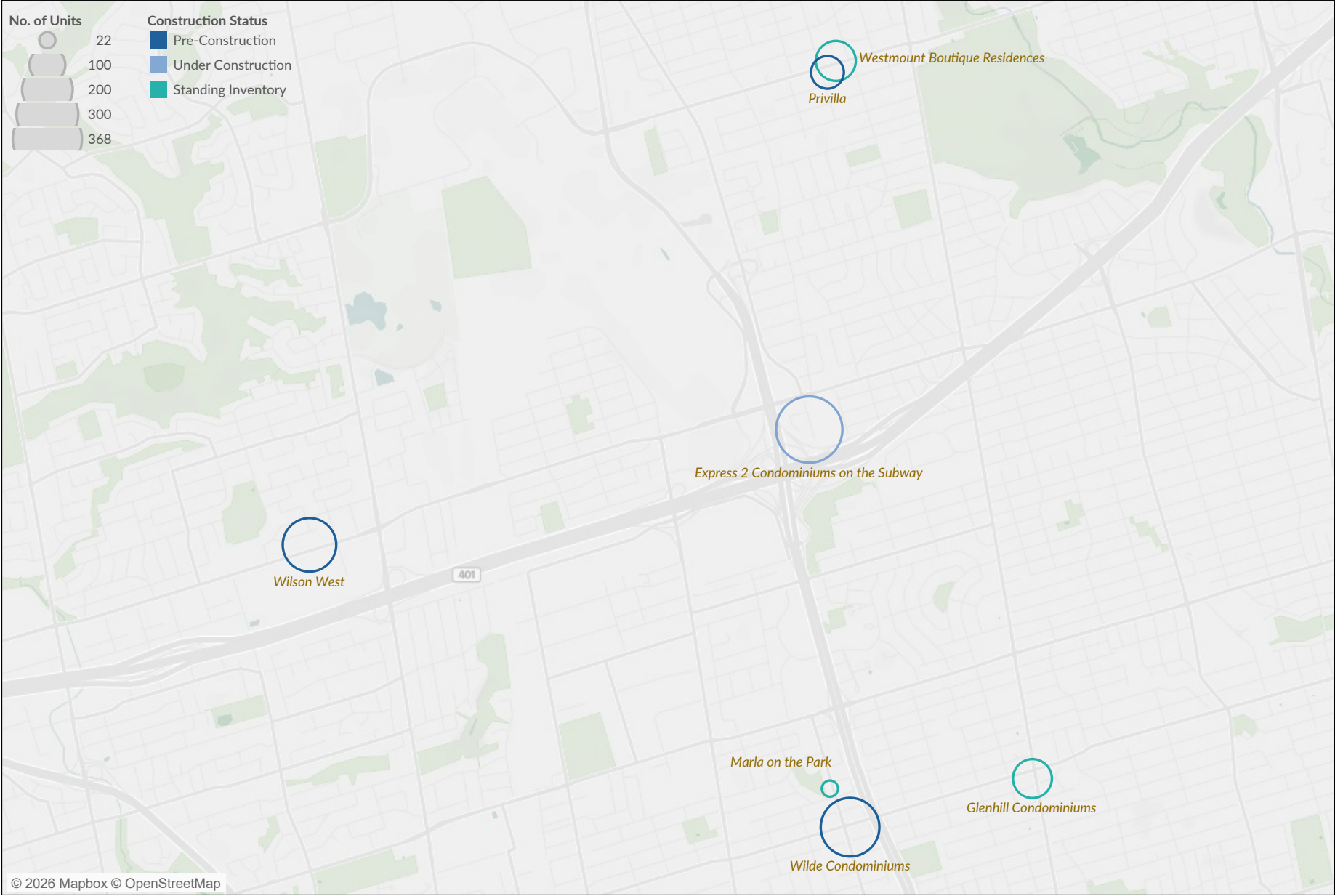


Post Launch Absorption: North York West



North York West Submarket Report - February 2026

Current Active Projects



North York West 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
Express 2 Condominiums on the Subway - Malibu Investments..	Apartment	March 2027	1	1	10	368	\$1,257	\$1,324
Glenhill Condominiums - Lanterra Developments	Apartment	December 2025	0	0	30	127	\$1,386	\$1,730
Marla on the Park - Kultura	Apartment	January 2026	0	0	0	22	\$1,067	\$1,348
Privilla - 719 Sheppard Avenue West Ltd.	Apartment	June 2028	0	0	37	90	\$1,262	\$1,268
Westmount Boutique Residences - Quadcam Development Gr..	Apartment	August 2025	1	2	71	134	\$1,403	\$1,401
Wilde Condominiums - Chestnut Hill Developments	Apartment	October 2029	4	5	255	288	\$1,184	\$1,186
Wilson West - First Avenue Properties	Apartment	October 2028	0	0	114	240	\$1,146	\$1,173

North York West 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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