



Greater Toronto Area

New Homes Monthly Market Report  
Data as of August 2022

*Official Source of New Home Information for:*



**AltusGroup**

# August 2022 GTA New Home Market Results

Official Source of New Home Information for:



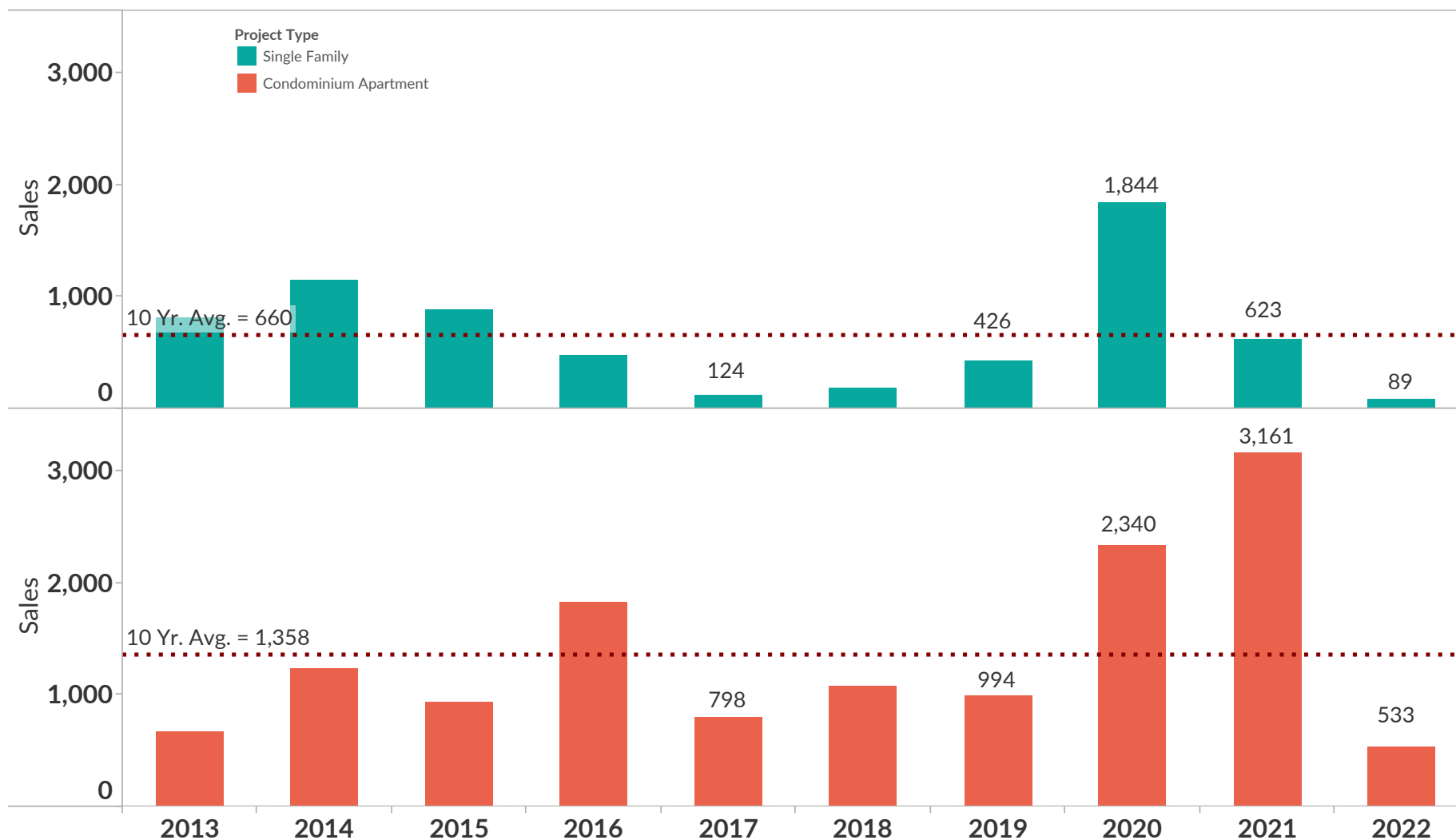
	August Sales	Year-to-Date Sales	Remaining Inventory	Benchmark Price
 <p>Single Family</p>	89	3,594	1,625	\$1,861,587
	Down -86% from Prior Year	Down -65% from Prior Year		Up +22% from Prior Year
 <p>Condominium Apartment</p>	533	17,981	8,787	\$1,189,682
	Down -83% from Prior Year	Down -12% from Prior Year		Up +11% from Prior Year
TOTAL	622	21,575	10,412	

## Current Month Sales

There were 622 total new home sales in August 2022, with 89 Single Family sales, down -86% from last August (-87% from 10yr avg) and 533 Condominium Apartment sales, down -83 from August 2021 (-61% from 10yr avg).

### August New Home Sales by Year & Project Type

Greater Toronto Area - August (2013 to 2022)

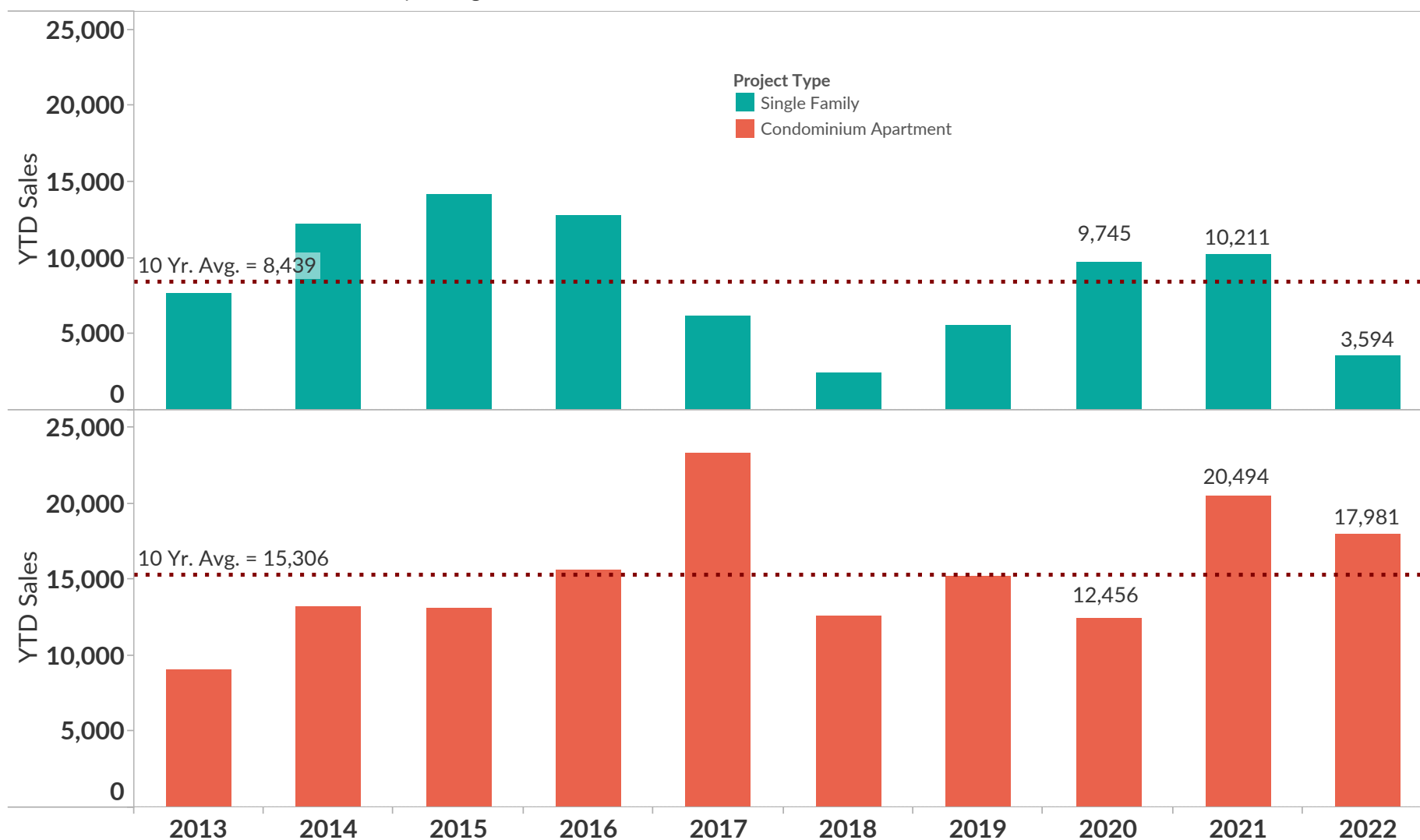


## Year-to-Date Sales

Through the first eight months of 2022, total sales were 21,575 with Single Family sales of 3,594 decreasing -65% (-57% from 10yr avg) and Condominium Apartment sales of 17,981, -12% from the previous year (+17% from 10yr avg).

### Year-to-Date New Home Sales

Greater Toronto Area - January to August (2013 to 2022)

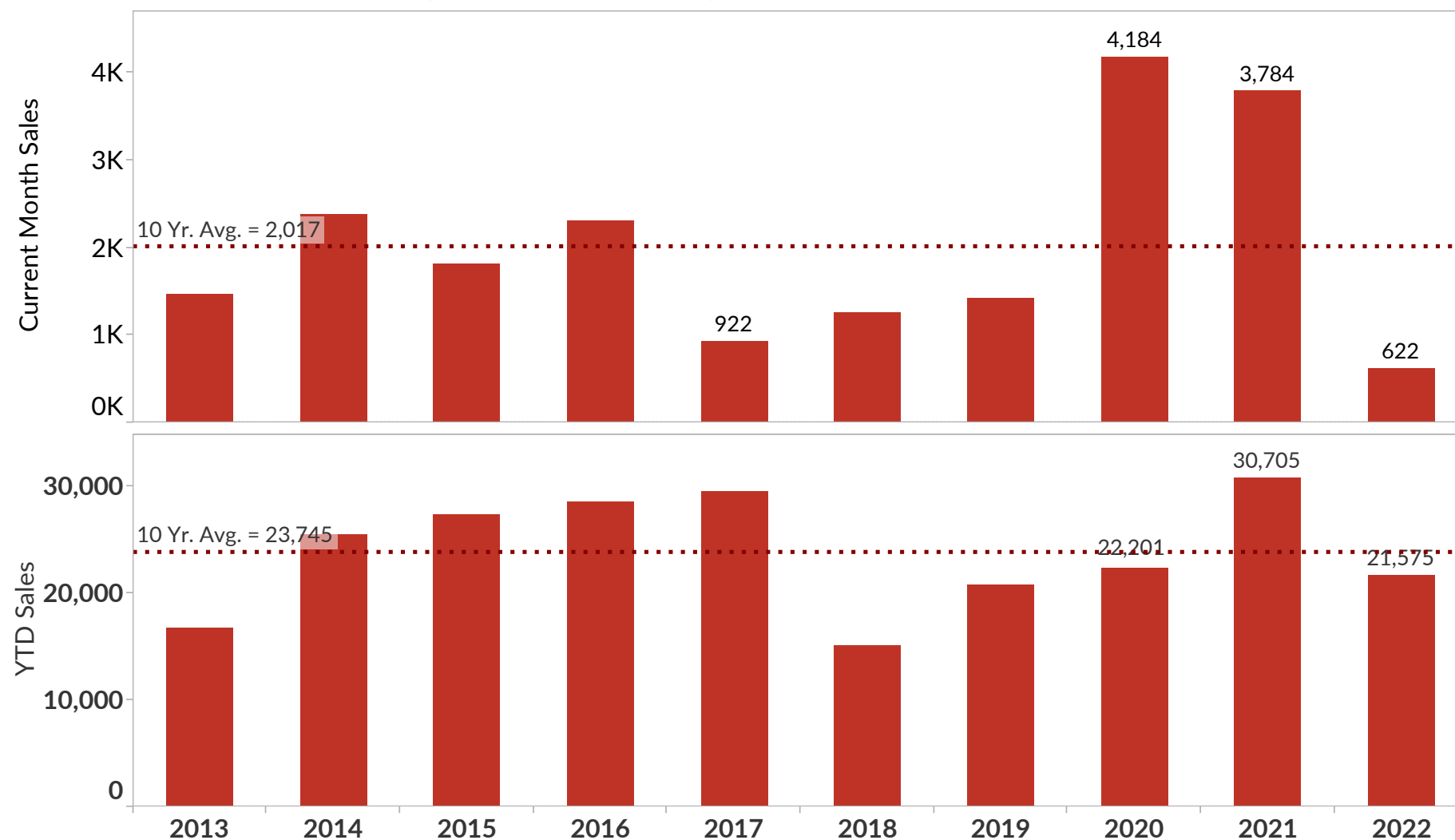


# Total New Home Sales

August 2022 Total NH sales of 622 were down -84% from August 2021 (-69% from 10yr avg) and Total NH sales so far in 2022 of 21,575 were down -30% from the same period in 2021 (-9% from 10yr avg).

## Total New Home Sales - Current Month & YTD

Greater Toronto Area - August (top chart) & January to August (lower chart) 2013 to 2022



## Sales Data by Region

### New Home Sales by Region

Greater Toronto Area - August (2020 to 2022)

Year of Peri..	Condominium Apartment						Single Family						Total
	Durham	Halton	Peel	Toronto	York	Total	Durham	Halton	Peel	Toronto	York	Total	
2022	12	47	11	450	13	533	14	7	53	1	14	89	622
2021	284	300	1,043	908	626	3,161	225	120	68	11	199	623	3,784
2020	160	481	173	1,163	363	2,340	717	314	233	18	562	1,844	4,184

### Year-to-Date New Home Sales by Region

Greater Toronto Area - January to August (2020 to 2022)

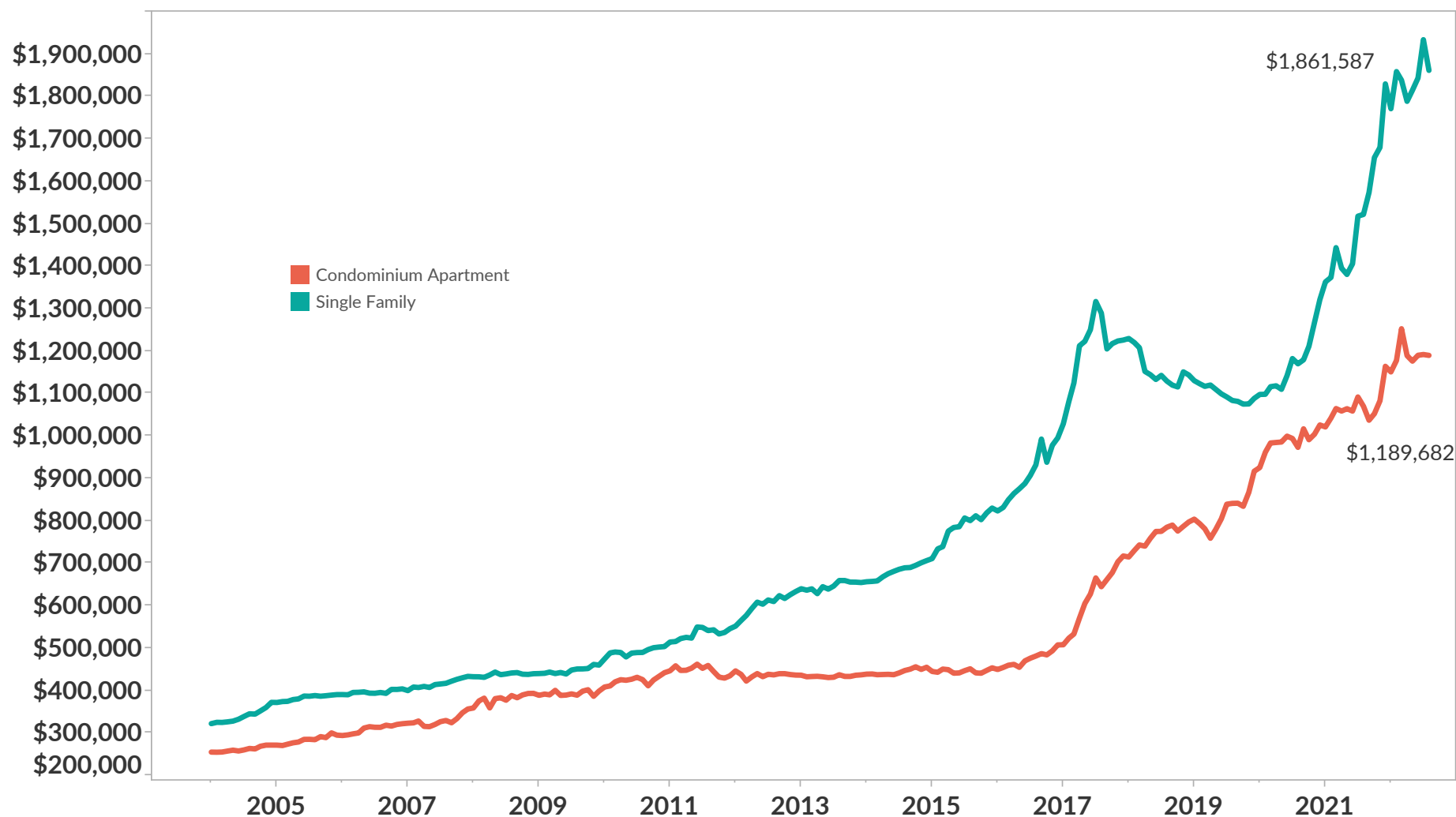
Year of Peri..	Condominium Apartment						Single Family						Total
	Durham	Halton	Peel	Toronto	York	Total	Durham	Halton	Peel	Toronto	York	Total	
2022	981	1,672	3,097	10,681	1,550	17,981	865	670	675	173	1,211	3,594	21,575
2021	1,485	2,294	3,504	9,464	3,747	20,494	3,242	1,065	1,805	230	3,869	10,211	30,705
2020	393	1,257	2,090	6,748	1,968	12,456	2,695	1,771	1,446	143	3,690	9,745	22,201

# New Home Benchmark Price

The benchmark price was \$1,861,587 for Single Family new homes and \$1,189,682 for Condominium Apartment new homes at August 31, 2022. The benchmark measures the average asking price of available new homes excluding the extremes.

## Monthly New Home Benchmark Price

Greater Toronto Area - 2004 to 2022



# New Home Price/SF & Unit Size Benchmark

The Condominium Apartment unit size and price/sf components of the new home benchmark price was 857 sf at an average of \$1,387/sf at August 31, 2022.

## Monthly Condominium Apartment Price/SF Benchmark & Unit Size Benchmark

Greater Toronto Area - 2004 to 2022



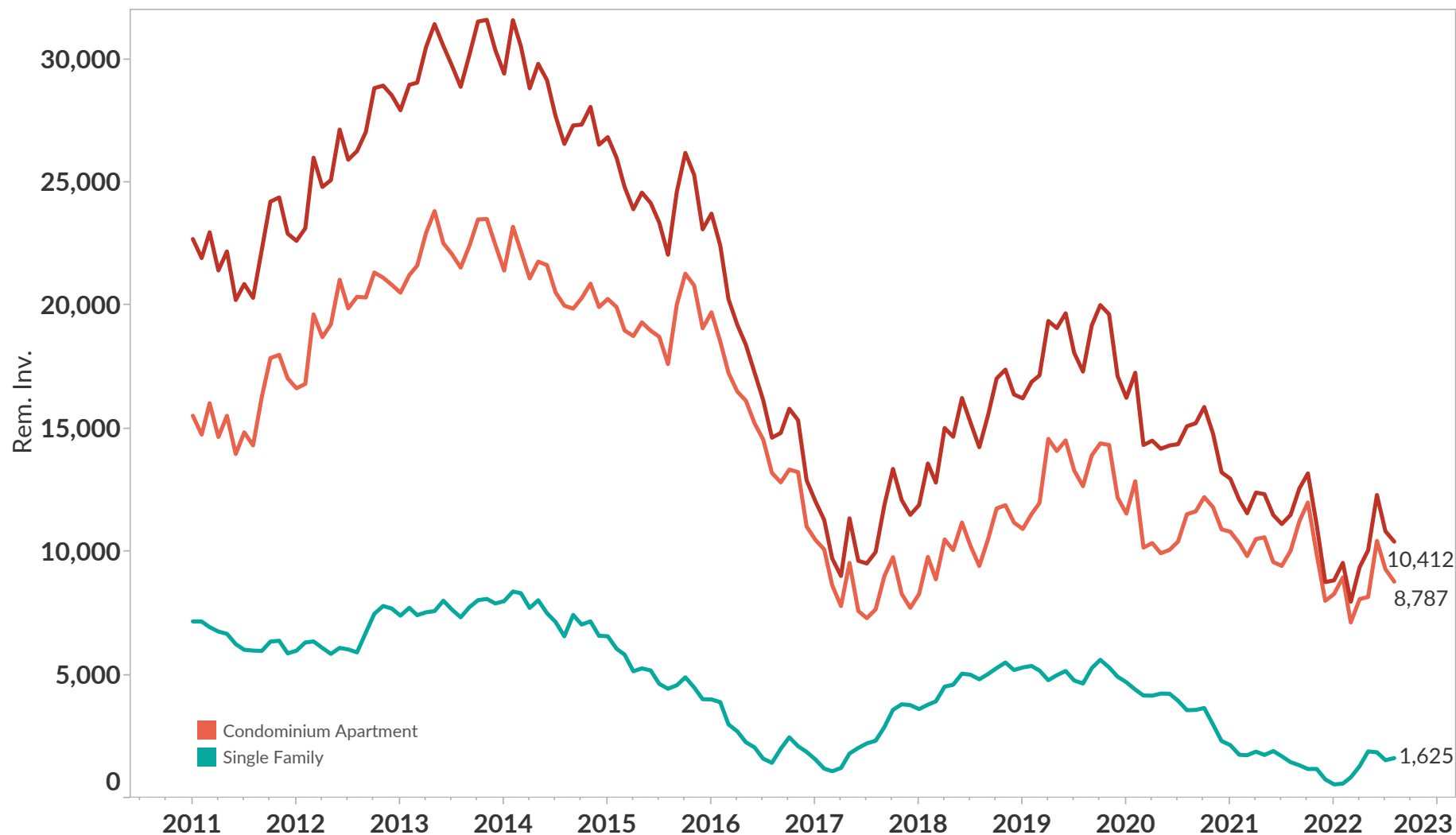


# Remaining Inventory

Current total new home remaining inventory is 10,412 units comprised of 8,787 condominium apartment units and 1,625 single family lots. Remaining inventory represents all the available new home choices available to purchasers.

## Monthly Remaining Inventory by Project Type

Greater Toronto Area - 2011 to 2022

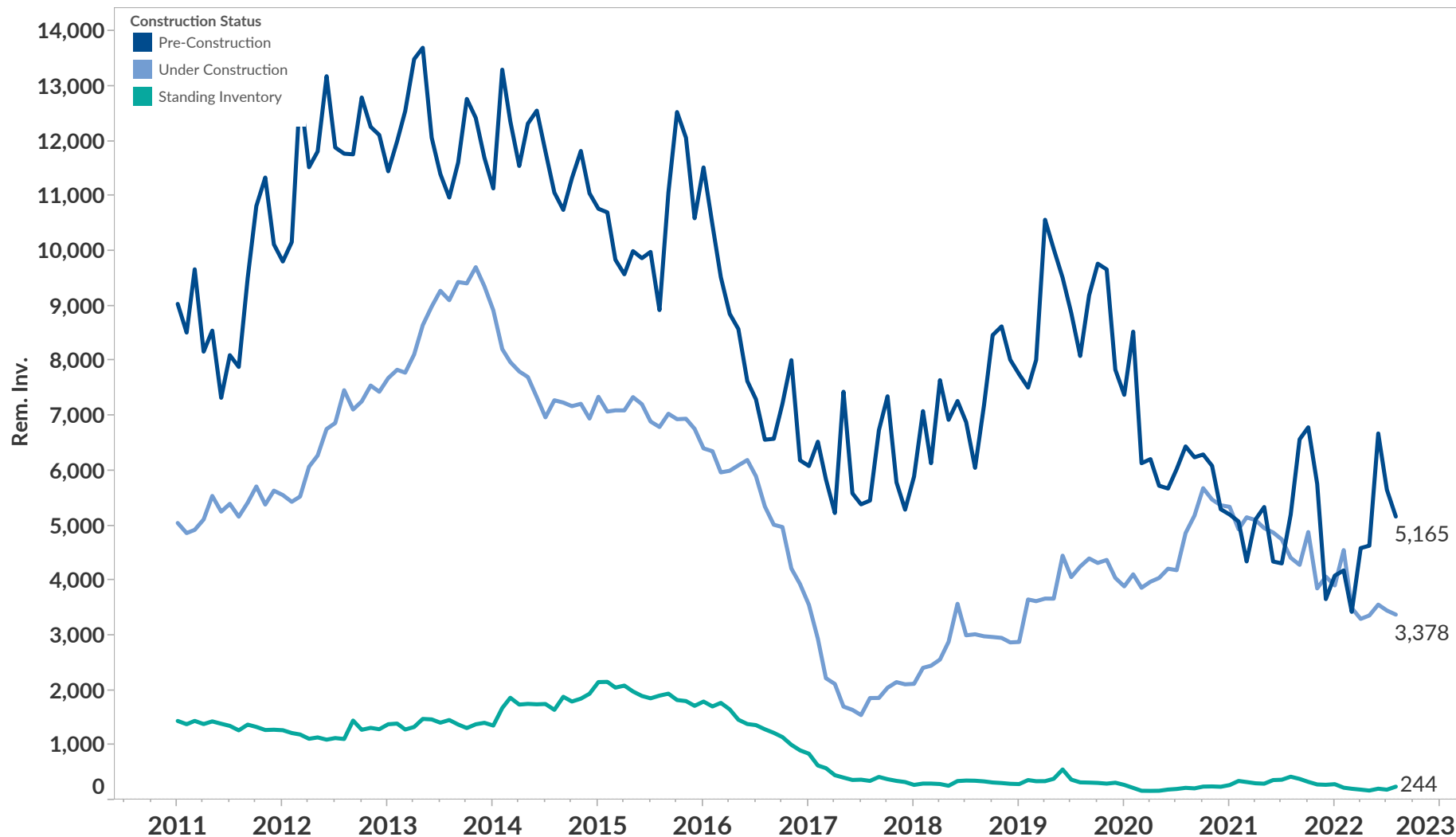


# Condominium Apartment Remaining Inventory

Current total new home condominium apartment remaining inventory is 8,787 units comprised of 5,165 units in pre-construction projects, 3,378 units in projects currently under construction and 244 units in completed buildings.

## Monthly Condominium Apartment Remaining Inventory by Construction Status

Greater Toronto Area - 2011 to 2022



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