



Greater Toronto Area

New Homes Monthly Market Report
Data as of August 2023

Official Source of New Home Information for:



August 2023 GTA New Home Market Results

Official Source of New Home Information for:



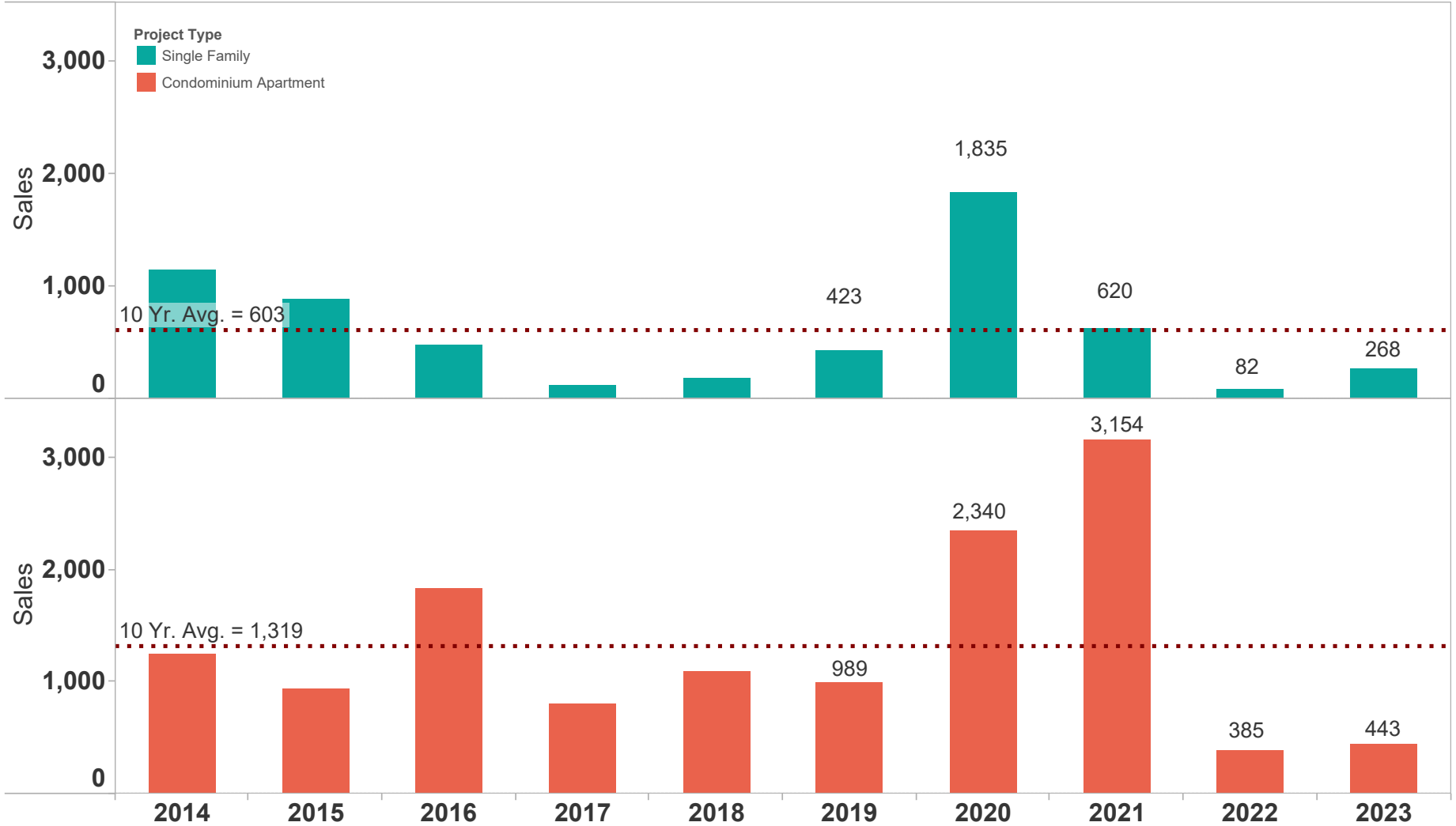
		August Sales	Year-to-Date Sales	Remaining Inventory	Benchmark Price
 <p>Single Family</p>		268	4,184	1,897	\$1,726,092
		<i>Up +227% from Prior Year</i>	<i>Up +18% from Prior Year</i>		<i>Down -7.3% from Prior Year</i>
 <p>Condominium Apartment</p>		443	8,779	14,242	\$1,089,012
		<i>Up +15% from Prior Year</i>	<i>Down -50% from Prior Year</i>		<i>Down -8.5% from Prior Year</i>
TOTAL		711	12,963	16,139	

Current Month Sales

There were 711 total new home sales in August 2023, with 268 Single Family sales, up +227% from August 2022 (-56% from 10yr avg) and 443 Condominium Apartment sales, up +15% from August 2022 (-66% from 10yr avg).

August New Home Sales by Year & Project Type

Greater Toronto Area - August (2014 to 2023)

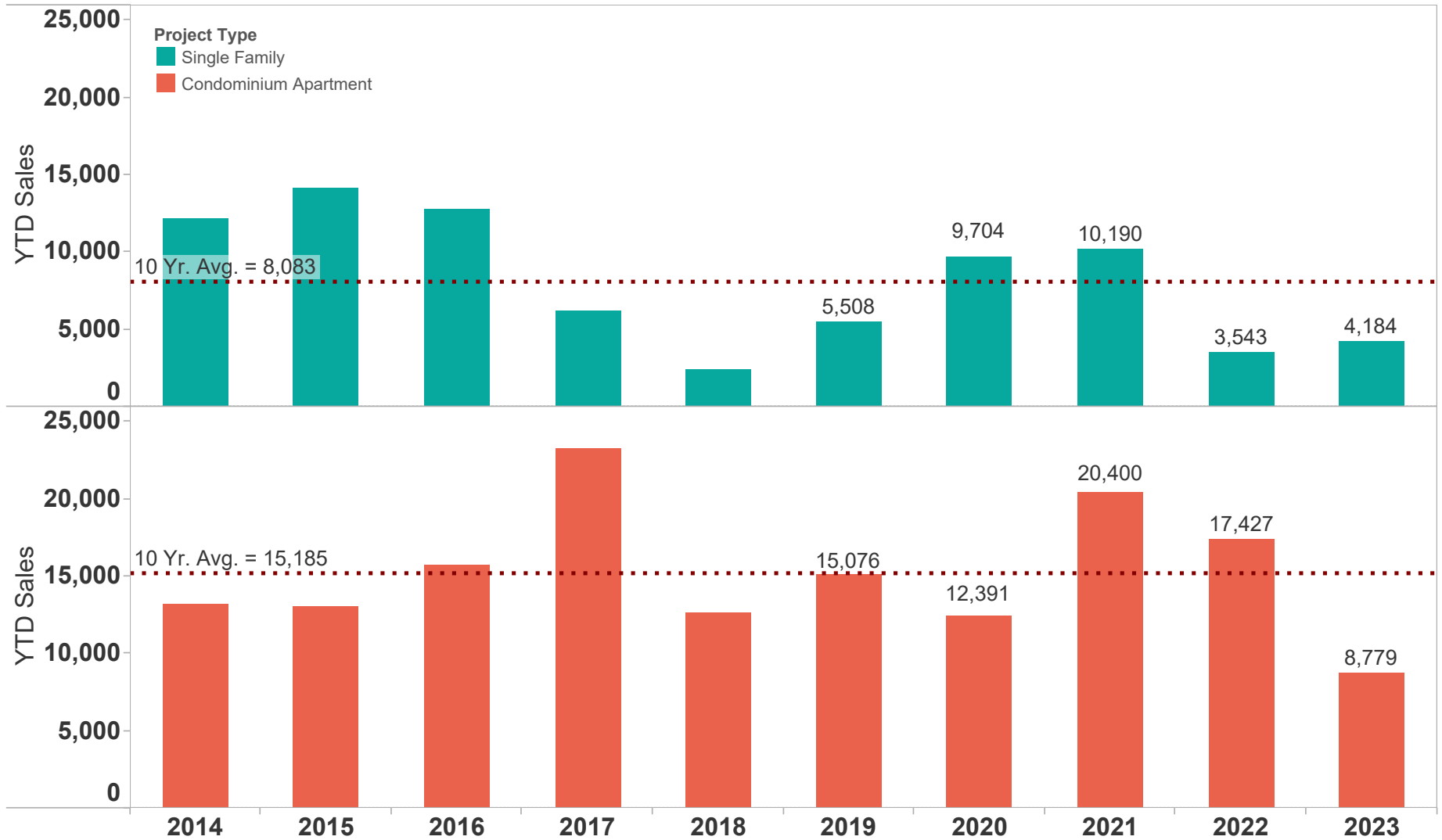


Year-to-Date Sales

Through the first eight months of 2023, total sales were 12,963 with Single Family sales of 4,184 increasing 18% (-48% from 10yr avg) and Condominium Apartment sales of 8,779, down -50% from the previous year (-42% from 10yr avg).

Year-to-Date New Home Sales

Greater Toronto Area - January to August (2014 to 2023)

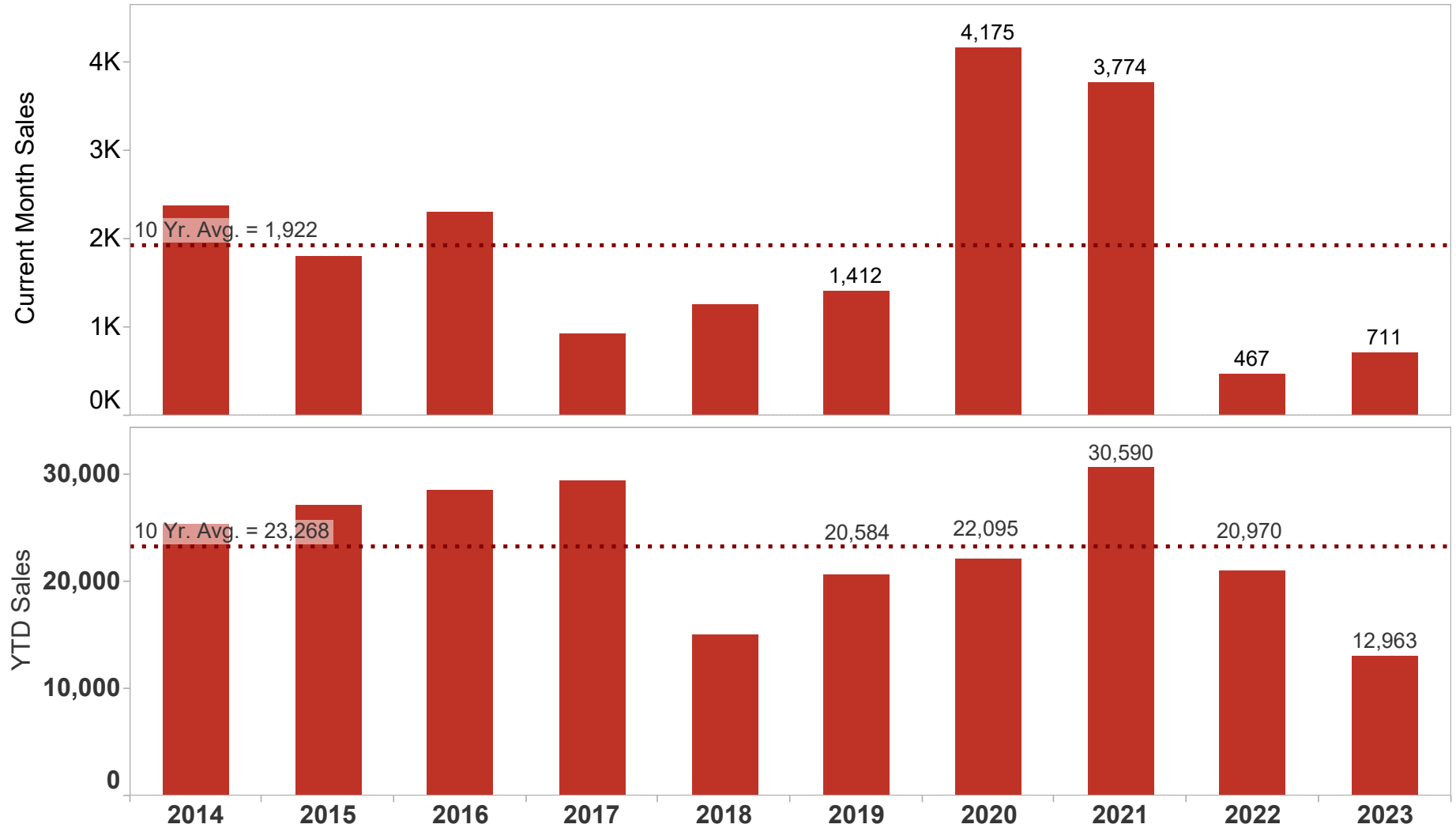


Total New Home Sales

August 2023 Total NH sales of 711 were up +52% from August 2022 (-63% from 10yr avg) and Total NH sales so far in 2023 of 12,963 were down -38% from the same period in 2022 (-44% from 10yr avg).

Total New Home Sales - Current Month & YTD

Greater Toronto Area - August (top chart) & January to August (lower chart) 2014 to 2023



Sales Data by Region

New Home Sales by Region

Greater Toronto Area - August 2021, August 2022, August 2023

Year of Pe..	Condominium Apartment						Single Family						Total
	Durham	Halton	Peel	Toronto	York	Total	Durham	Halton	Peel	Toronto	York	Total	
2023	34	31	64	222	92	443	91	39	30	3	105	268	711
2022	13	47	31	286	8	385	14	6	53	1	8	82	467
2021	284	300	1,043	901	626	3,154	224	119	68	11	198	620	3,774

Year-to-Date New Home Sales by Region

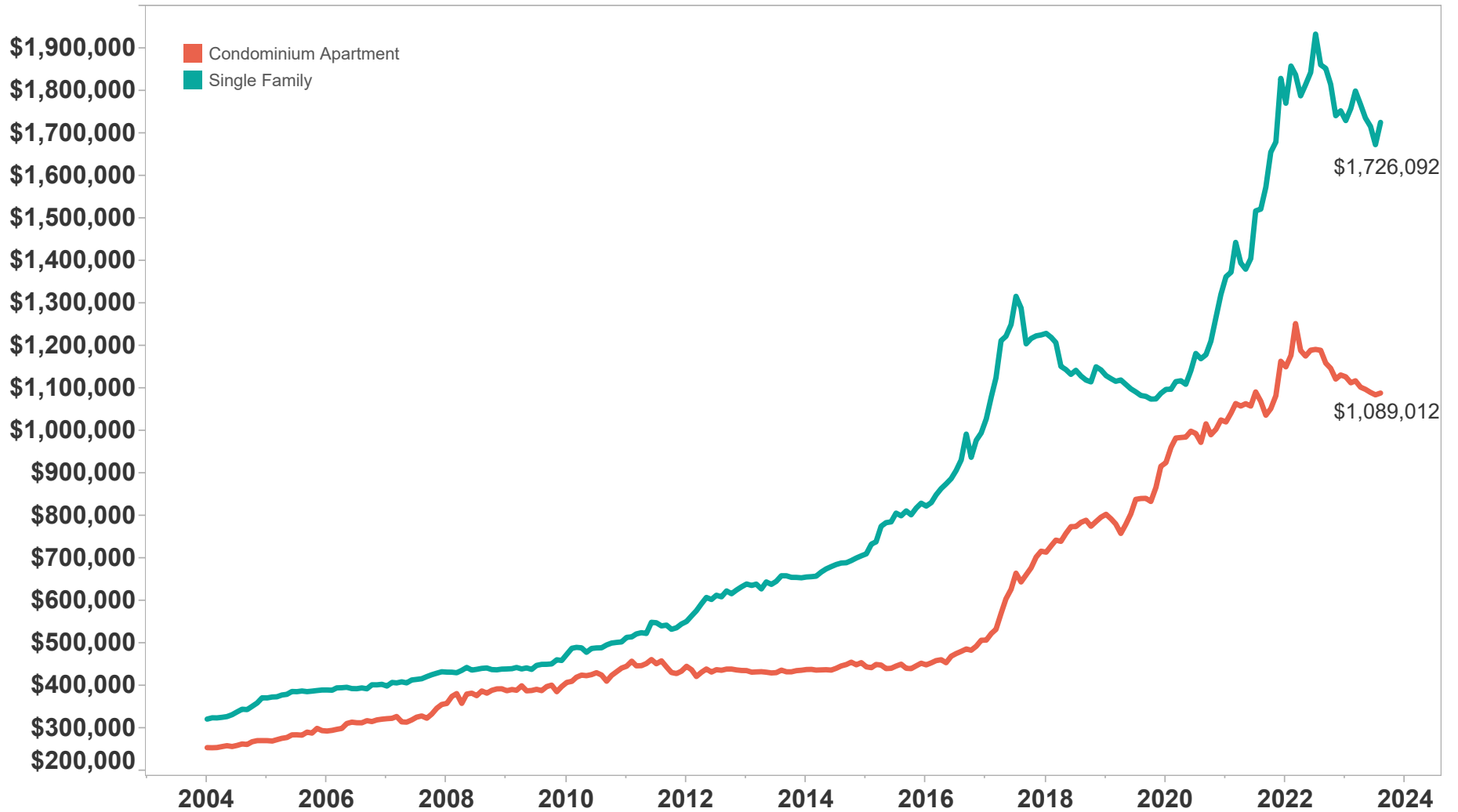
Greater Toronto Area - January to August (2021 to 2023)

Year of Pe..	Condominium Apartment						Single Family						Total
	Durham	Halton	Peel	Toronto	York	Total	Durham	Halton	Peel	Toronto	York	Total	
2023	448	825	869	4,592	2,045	8,779	1,358	1,070	739	51	966	4,184	12,963
2022	875	1,630	3,202	10,246	1,474	17,427	842	663	655	172	1,211	3,543	20,970
2021	1,482	2,292	3,504	9,387	3,735	20,400	3,237	1,051	1,805	230	3,867	10,190	30,590

New Home Benchmark Price

The benchmark price was \$1,726,092 for Single Family new homes and \$1,089,012 for Condominium Apartment new homes at August 31, 2023. The benchmark measures the average asking price of available new homes excluding the extremes.

Monthly New Home Benchmark Price
Greater Toronto Area - 2004 to 2023

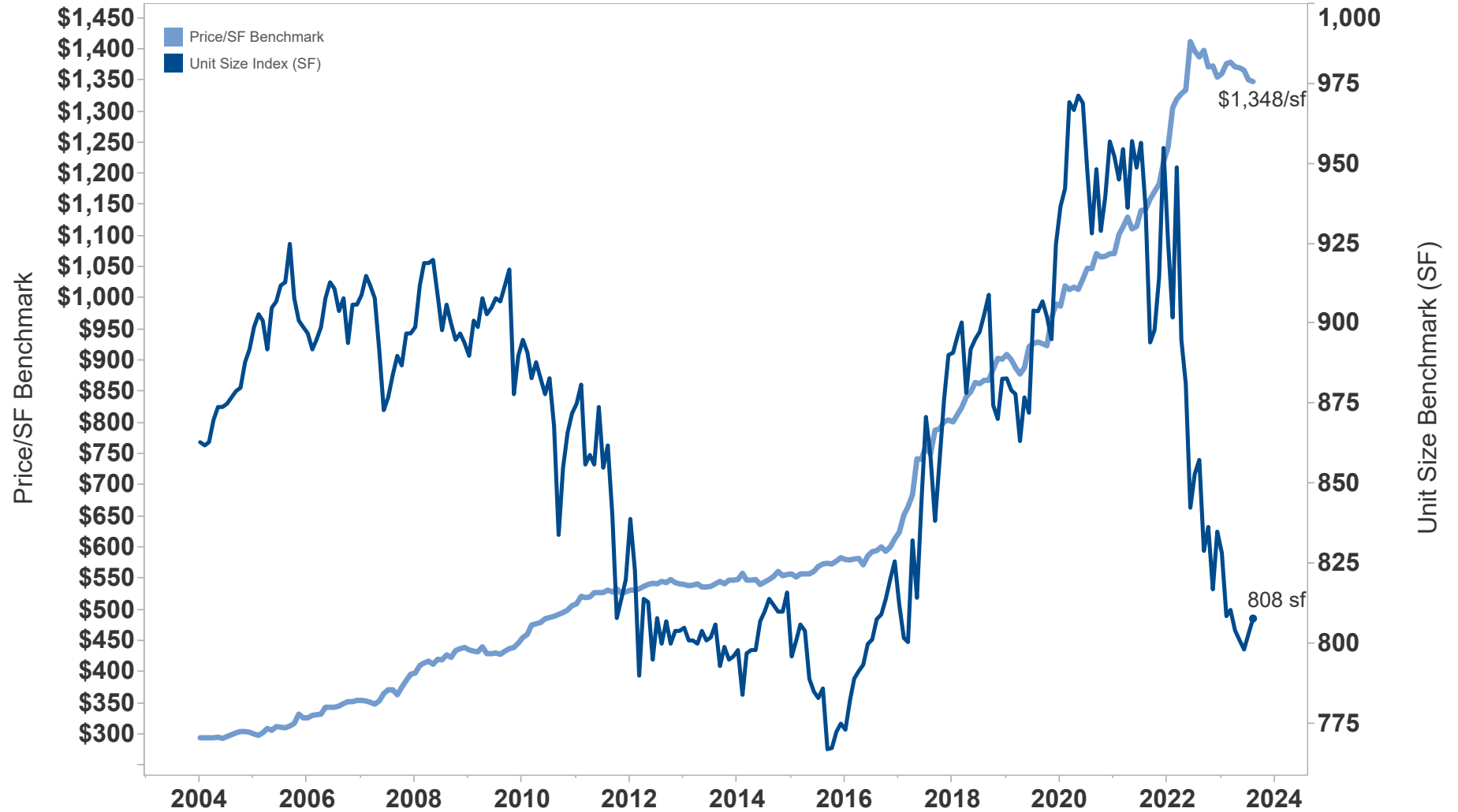


New Home Price/SF & Unit Size Benchmark

The Condominium Apartment unit size and price/sf components of the new home benchmark price were 808 sf at an average of \$1,348/sf at August 31, 2023.

Monthly Condominium Apartment Price/SF Benchmark & Unit Size Benchmark

Greater Toronto Area - 2004 to 2023

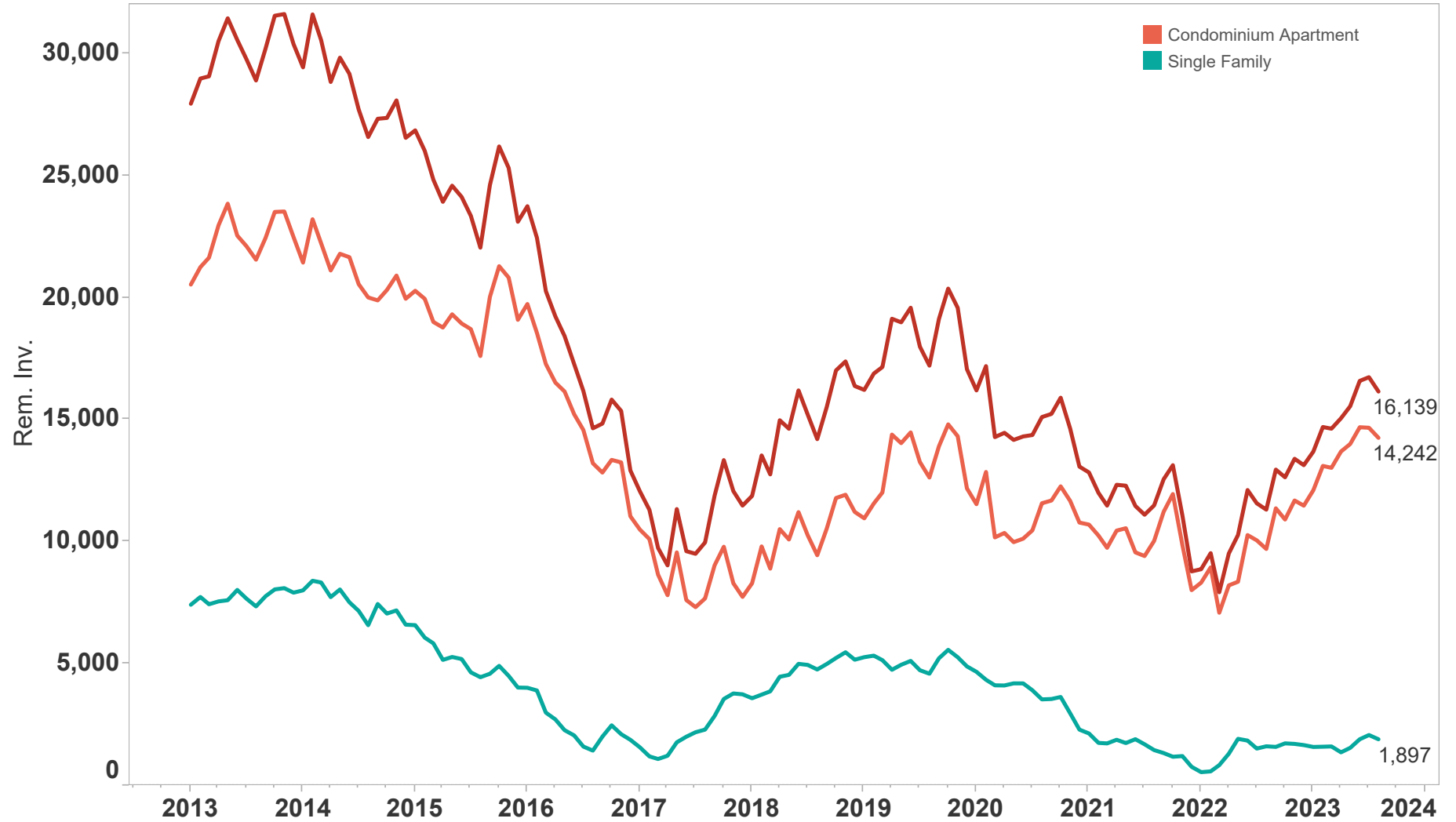


Remaining Inventory

Current total new home remaining inventory is 16,139 units comprised of 14,242 condominium apartment units and 1,897 single family lots. Remaining inventory represents all the available new home choices available to purchasers.

Monthly Remaining Inventory by Project Type

Greater Toronto Area - 2013 to 2023

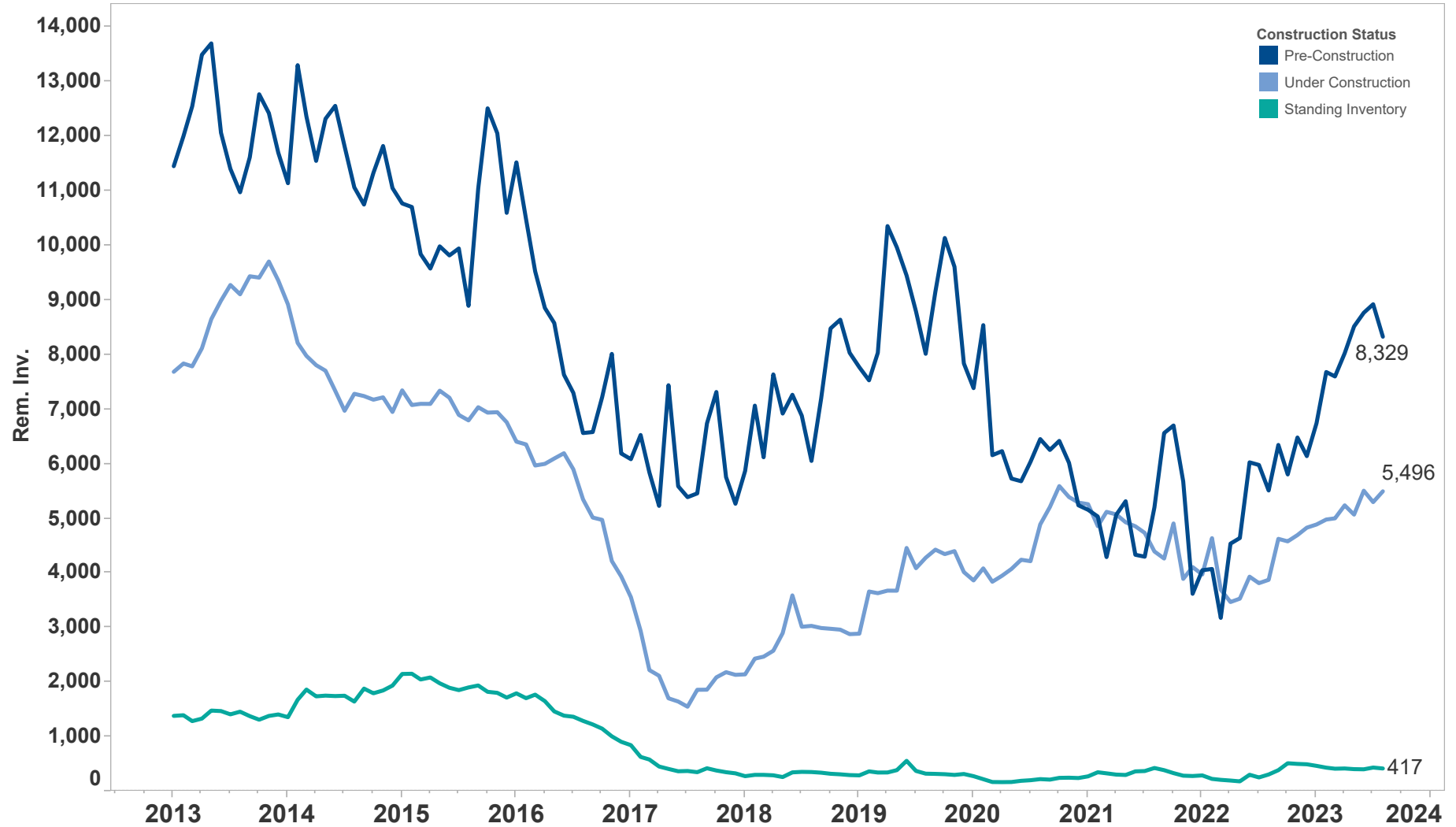


Condominium Apartment Remaining Inventory

Current total new home condominium apartment remaining inventory is 14,242 units comprised of 8,329 units in pre-construction projects, 5,496 units in projects currently under construction and 417 units in completed buildings.

Monthly Condominium Apartment Remaining Inventory by Construction Status

Greater Toronto Area - 2013 to 2023





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