

Altus Data Solutions



ReallInsider™ Executive Summary

May2016 GTA New Home Market Results

(Data as of 05/31/16)

Official Source of New Home Information for:



May 2016 GTA New Home Market Results

Official Source of New Home Information for:



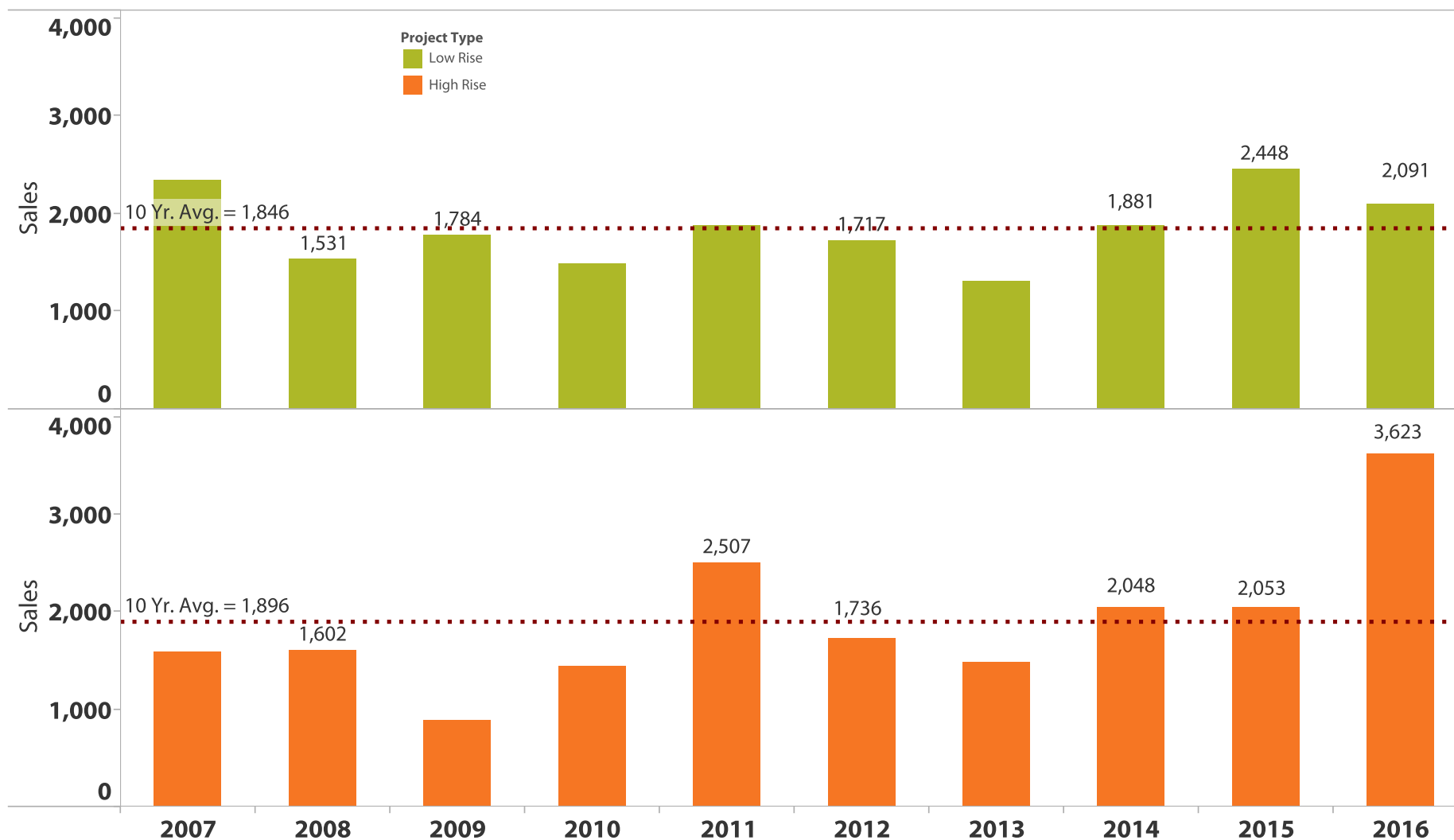
		May Sales	Year-to-Date Sales	Remaining Inventory	Price Index
 Low Rise		2,091	9,342	1,985	\$875,154
		<i>Down -15% from Prior Year</i>	<i>Down -2% from Prior Year</i>		<i>Up +12% from Prior Year</i>
 High Rise		3,623	10,571	17,224	\$454,304
		<i>Up +76% from Prior Year</i>	<i>Up +28% from Prior Year</i>		<i>Up +3% from Prior Year</i>
TOTAL		5,714	19,913	19,209	

Current Month Sales

There were 5,714 total new home sales in May 2016, with 2,091 Low Rise sales, down -15% from last May (+13% from 10yr) and 3,623 High Rise sales, up +76% from May 2015 (+91% from 10yr avg).

May New Home Sales by Year & Project Type

Greater Toronto Area - May (2007 to 2016)



Year to Date Sales

Through the first five months of 2016 total sales were 19,913 with Low Rise sales of 9,342 decreasing -2% (+20% from 10yr avg) and High Rise sales of 10,571, up +28% from the previous year (+39% from 10yr avg).

Year to Date (Jan. to May) New Home Sales

Greater Toronto Area - Jan. to May 2007 to 2016

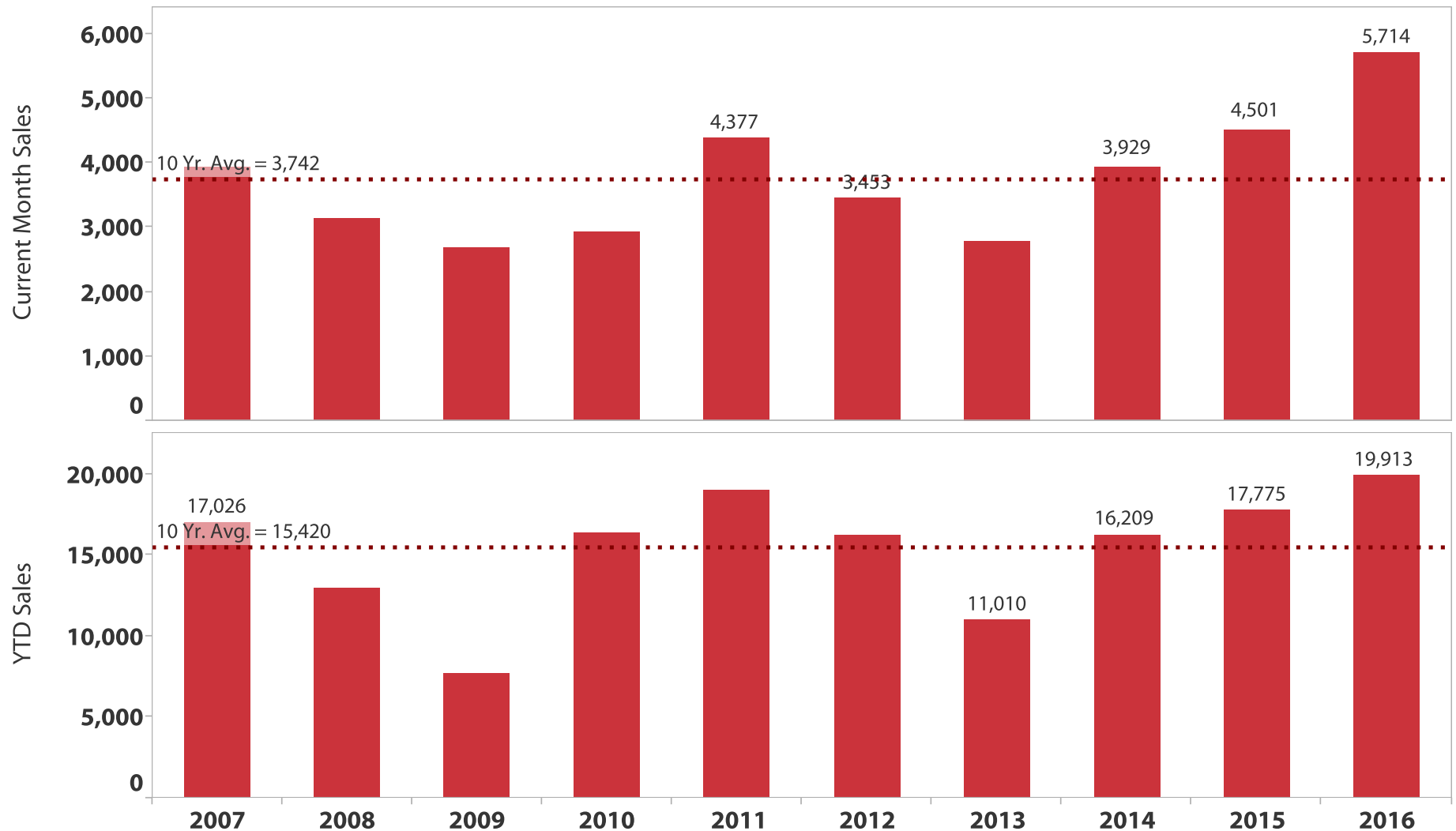


Total New Home Sales

May 2016 Total NH sales of 5,714 were up +27% from May 2015 (+53% from 10yr avg) and Total NH sales so far in 2016 of 19,913 were up +12% from the same period in 2015 (+17% from 10yr avg).

Total New Home Sales - Current Month & YTD

Greater Toronto Area - May (top chart) & Jan. to May (lower chart) 2007 to 2016

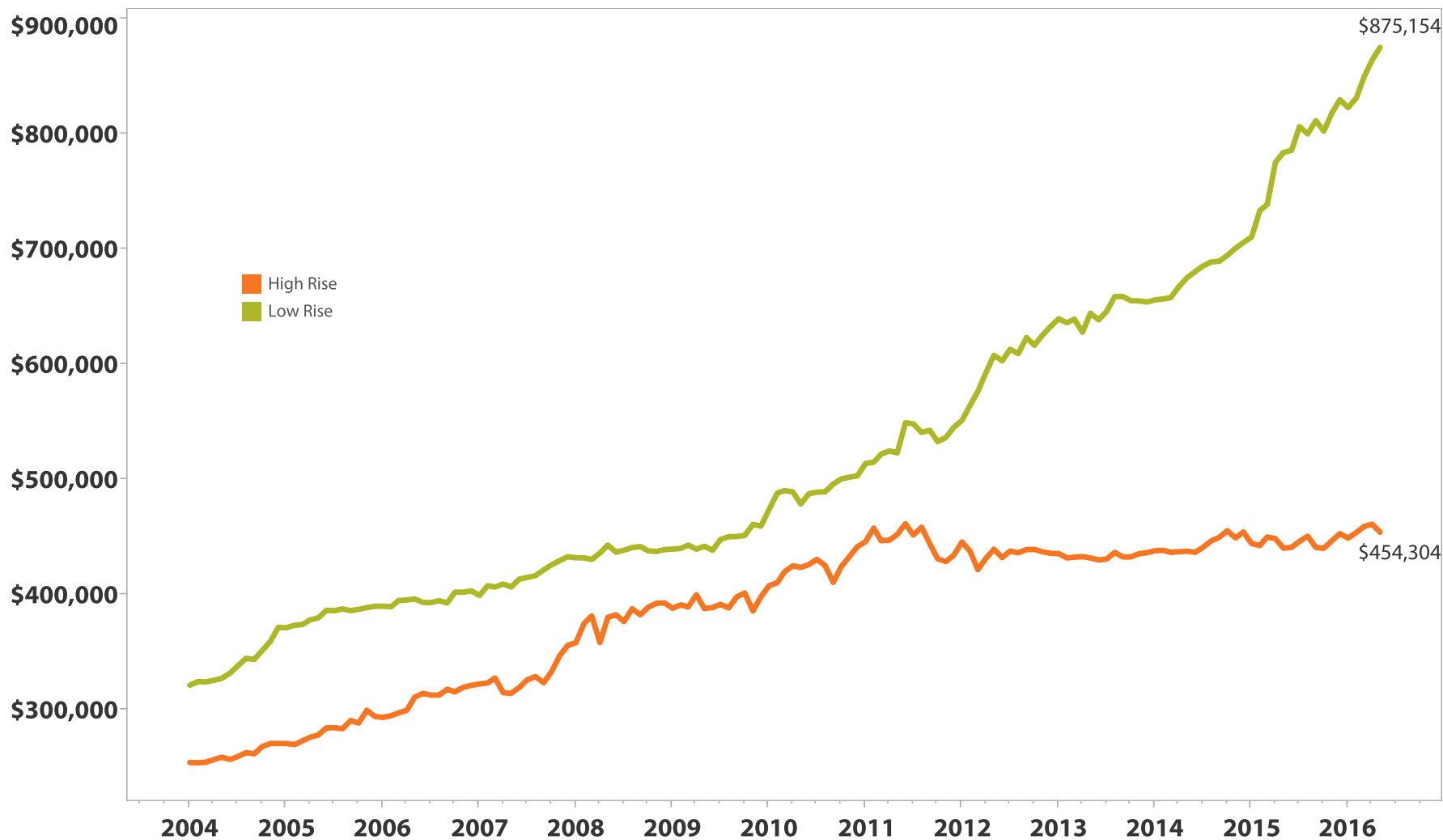


New Home Price Index

The price index was \$875,154 for Low Rise new homes and \$454,304 for High Rise new homes at May 31, 2016. The index measures the average asking price of available new homes excluding the extremes.

Monthly New Home Price Index

Greater Toronto Area - January 2004 to May 2016

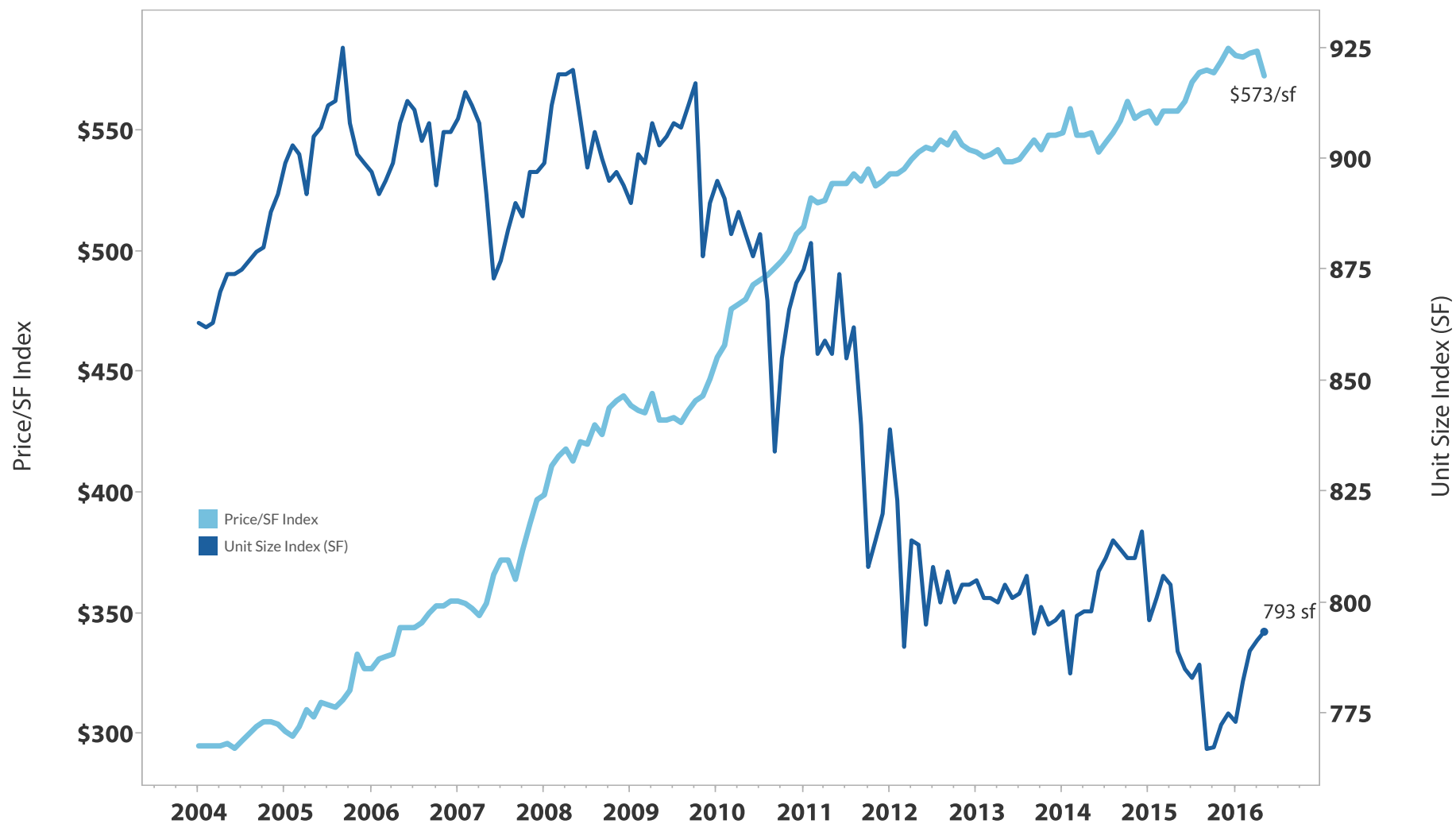


New Home Price/SF & Unit Size Index

The High Rise unit size and price/sf components of the new home price index was 793 sf at an average of \$573/sf at May 31, 2016.

Monthly High Rise Price/SF Index & Unit Size Index

Greater Toronto Area - May 31, 2016

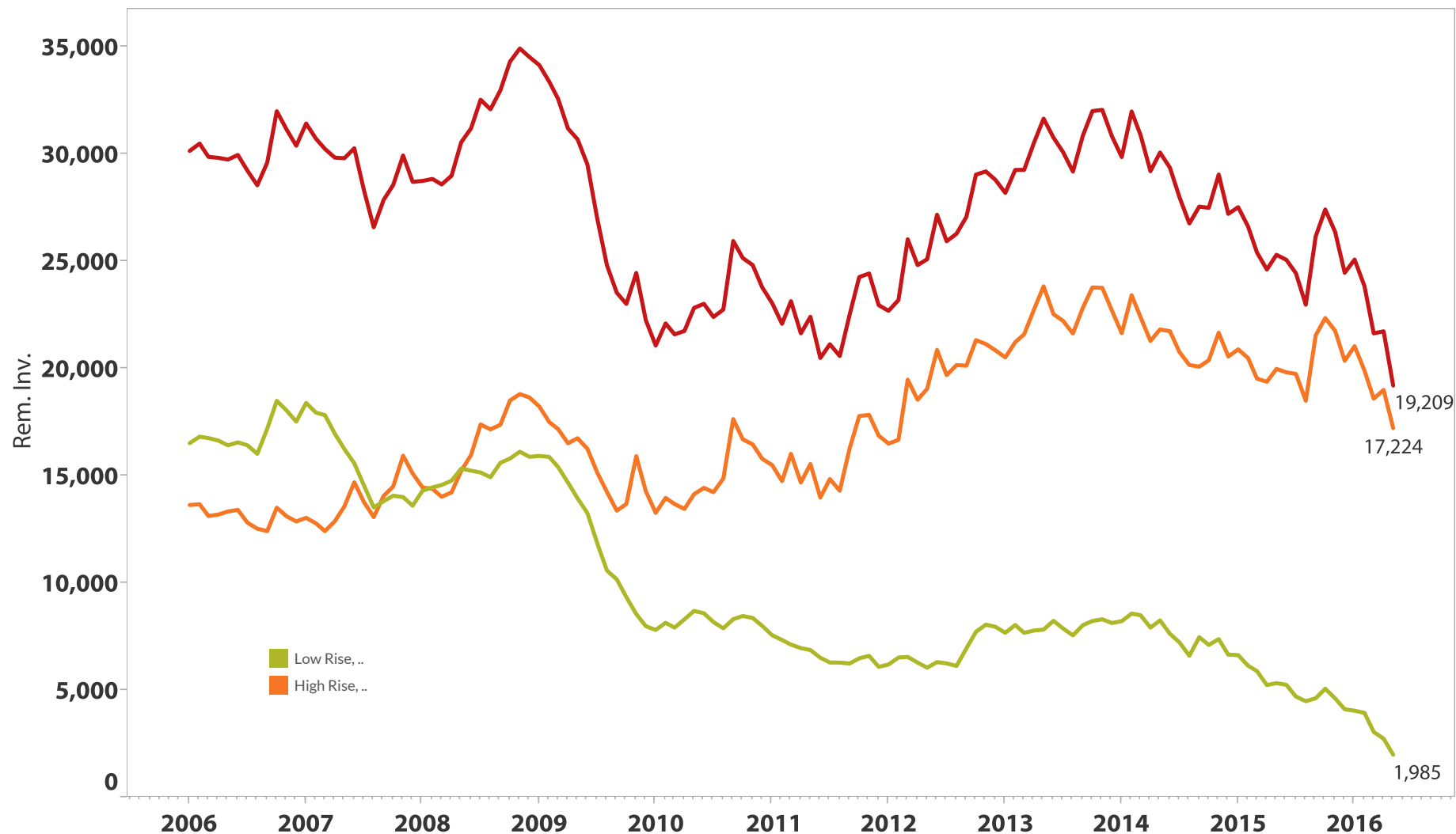


Remaining Inventory

Current total new home remaining inventory is 19,209 units comprised of 17,224 high rise units and 1,985 low rise lots. Remaining inventory represents all the available new home choices available to purchasers.

Monthly Remaining Inventory by Project Type

Greater Toronto Area - 2006 to May 2016

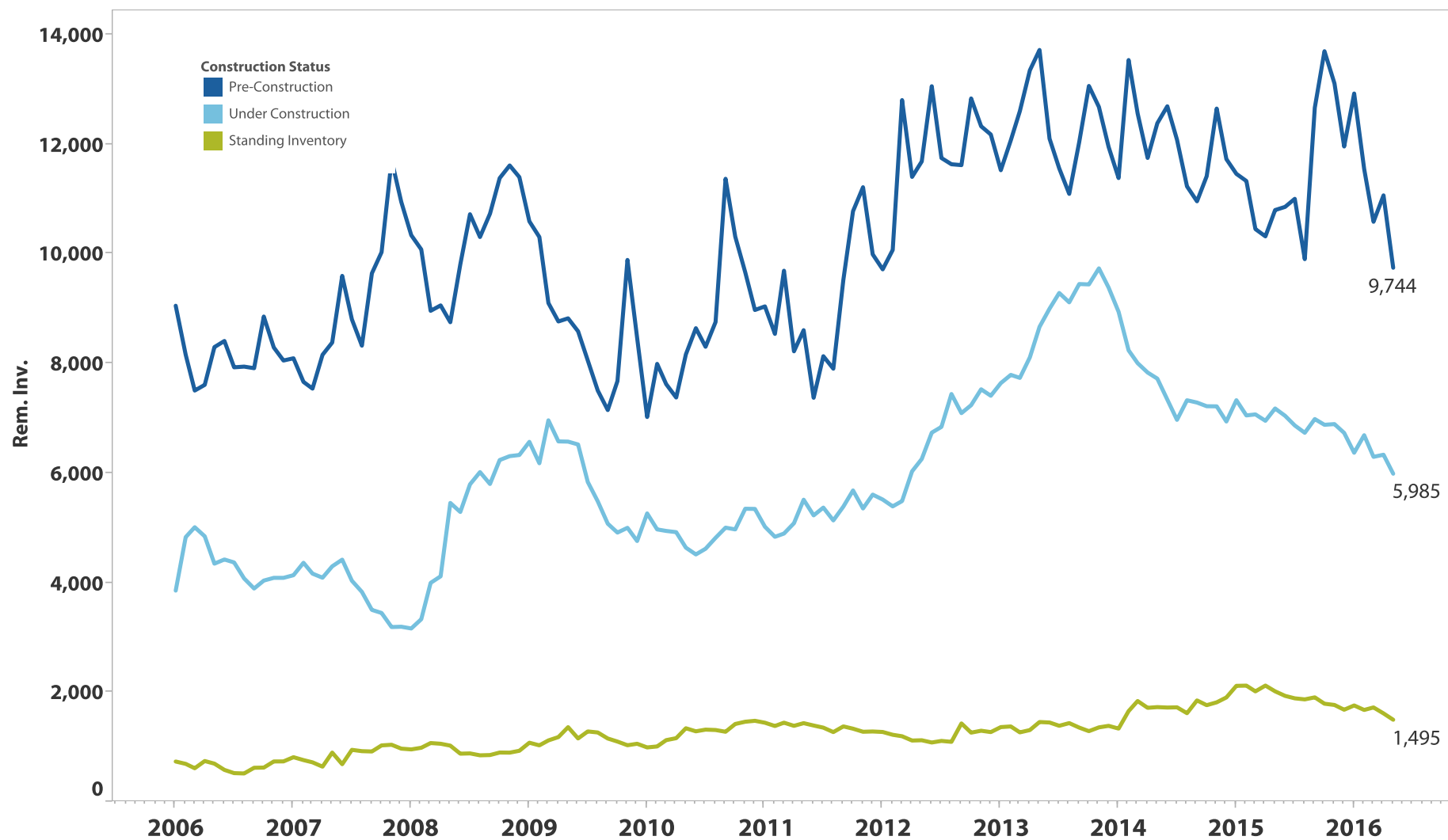


High Rise Remaining Inventory

Current total new home high rise remaining inventory is 17,224 units comprised of 9,744 units in pre-construction projects, 5,985 units in projects currently under construction and 1,495 units in completed buildings.

High Rise Remaining Inventory by Construction Status

Greater Toronto Area - 2006 to May 2016



These results were previously released under the *REALNET*® Canada name, whose independent and comprehensive data, analyses and insights on the commercial real estate investment and residential development markets is collected and compiled using a nationally consistent research process established in 1995. Going forward they will be released by Altus Group, powered by a proprietary data platform led by **Altus Data Solutions Canada**. This team is the formal unification of leading Canadian real estate data companies previously acquired by Altus Group, including *REALNET*® Canada.



Altus Data Solutions | datasolutionsinfo@altusgroup.com

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