



Greater Toronto Area

New Homes Monthly Market Report
Data as of February 2022

Official Source of New Home Information for:



Altus Group

February 2022 GTA New Home Market Results

Official Source of New Home Information for:



	February Sales	Year-to-Date Sales	Remaining Inventory	Benchmark Price
 <p>Single Family</p>	582	1,191	546	\$1,858,713
	<i>Down -69% from Prior Year</i>	<i>Down -67% from Prior Year</i>		<i>Up +35% from Prior Year</i>
 <p>Condominium Apartment</p>	3,048	5,369	8,619	\$1,177,739
	<i>Up +78% from Prior Year</i>	<i>Up +124% from Prior Year</i>		<i>Up +13% from Prior Year</i>
TOTAL	3,630	6,560	9,165	

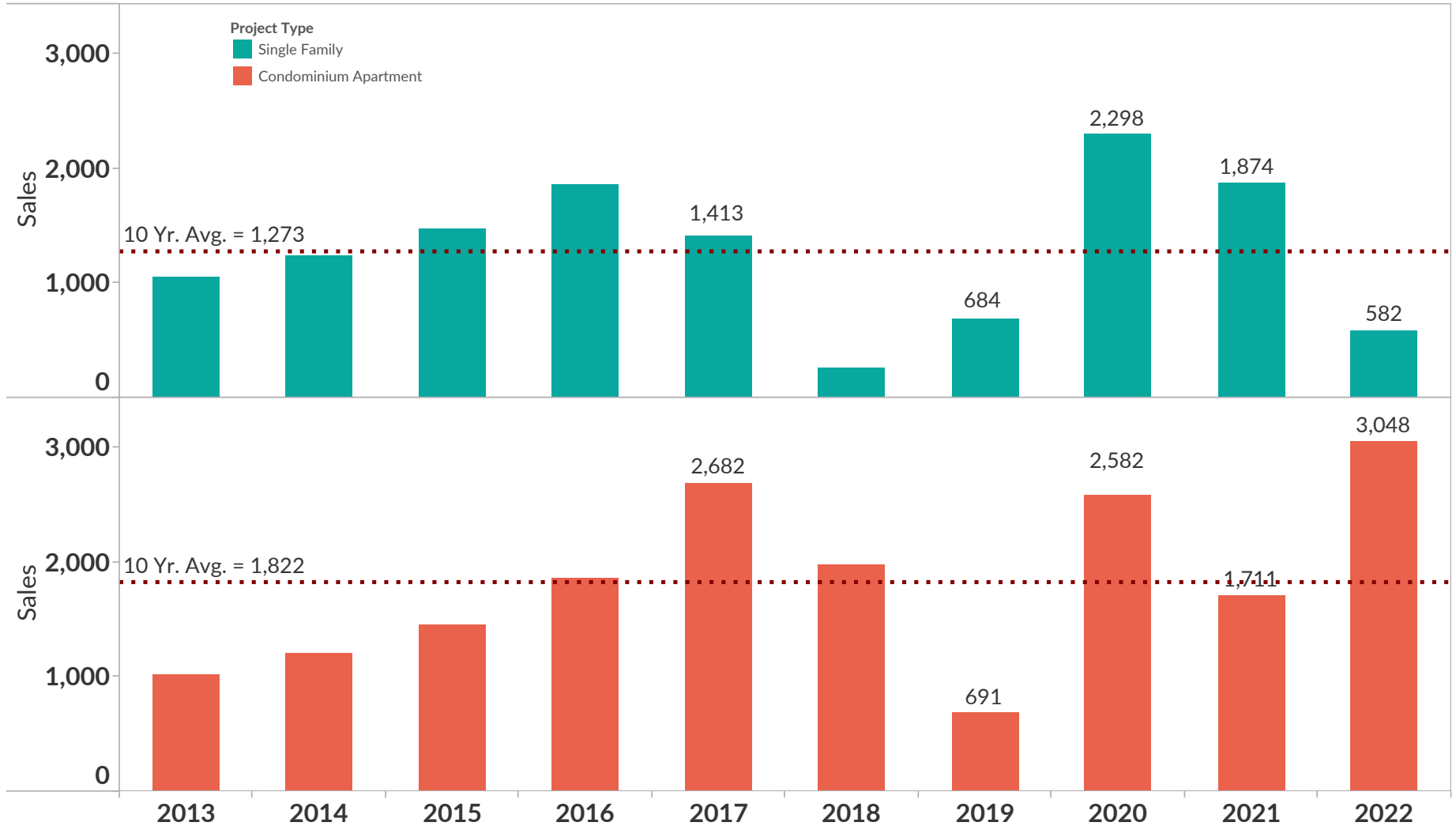
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Current Month Sales

There were 3,630 total new home sales in February 2022, with 582 Single Family sales, down -69% from last February (-54% from 10yr avg) and 3,048 Condominium Apartment sales, up +78% from February 2021 (+67% from 10yr avg).

February New Home Sales by Year & Project Type

Greater Toronto Area - February (2013 to 2022)

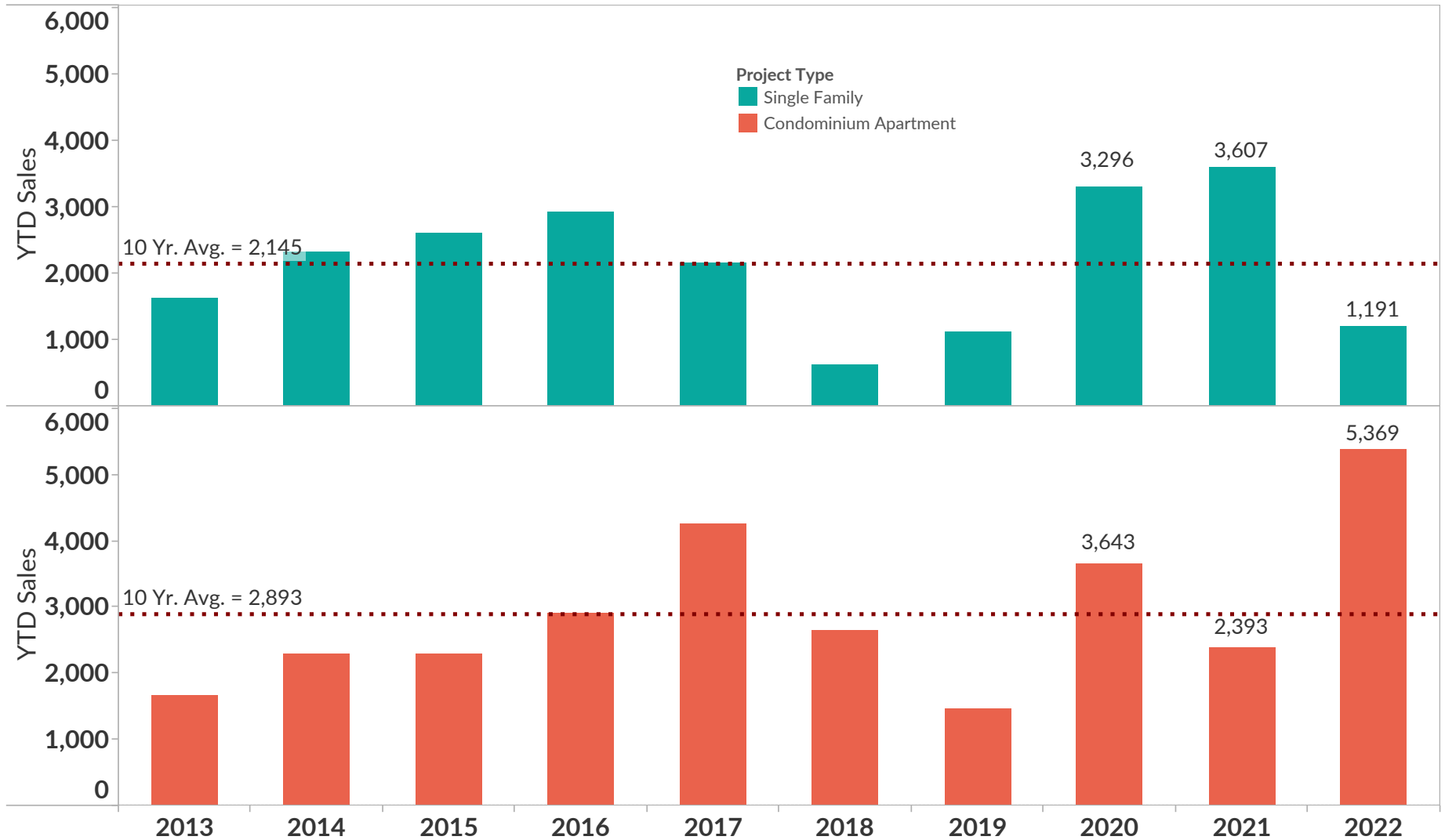


Year to Date Sales

Through the first two months of 2022 total sales were 6,560 with Single Family sales of 1,191 decreasing -67% (-44% from 10yr avg) and Condominium Apartment sales of 5,369, +124% from the previous year (+86% from 10yr avg).

Year to Date New Home Sales

Greater Toronto Area - Jan. to Feb. (2013 to 2022)

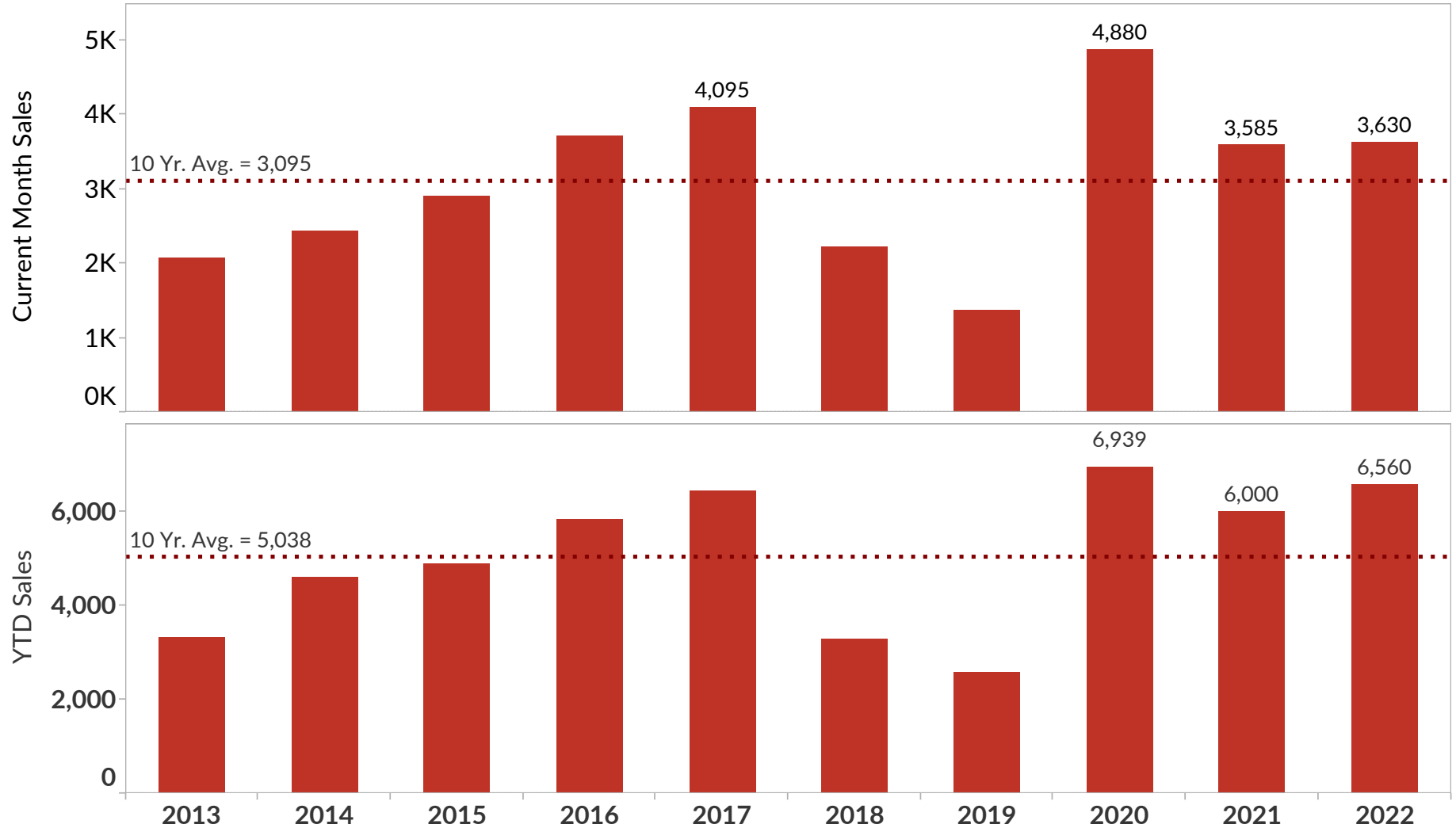


Total New Home Sales

February 2022 Total NH sales of 3,630 were up +1% from February 2021 (+17% from 10yr avg) and Total NH sales so far in 2022 of 6,560 were up +9% from the same period in 2021 (+30% from 10yr avg).

Total New Home Sales - Current Month & YTD

Greater Toronto Area - Feb. (top chart) & Jan. to Feb. (lower chart) 2013 to 2022



Sales Data by Region

New Home Sales by Region

Greater Toronto Area - Feb. (2020 to 2022)

Year of Peri..	High						Low						Total
	Durham	Halton	Peel	Toronto	York	Total	Durham	Halton	Peel	Toronto	York	Total	
2022	467	329	377	1,579	296	3,048	136	118	48	48	232	582	3,630
2021	56	397	122	852	284	1,711	511	120	404	75	764	1,874	3,585
2020	76	262	574	1,413	257	2,582	489	391	313	18	1,087	2,298	4,880

Year to Date New Home Sales by Region

Greater Toronto Area - Jan. to Feb. (2020 to 2022)

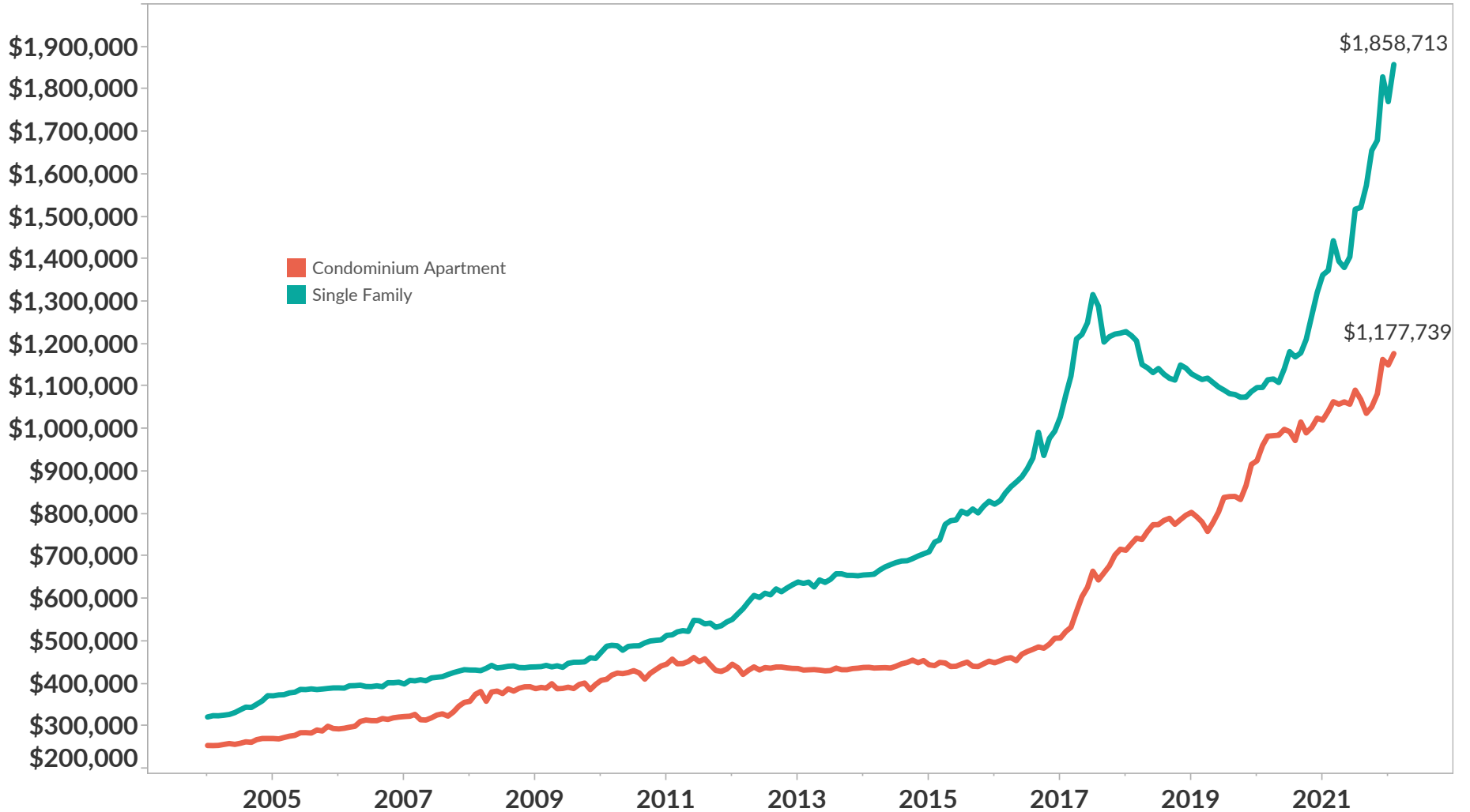
Year of Peri..	High						Low						Total
	Durham	Halton	Peel	Toronto	York	Total	Durham	Halton	Peel	Toronto	York	Total	
2022	529	363	668	3,232	577	5,369	328	172	172	79	440	1,191	6,560
2021	100	485	202	1,216	390	2,393	1,184	336	546	103	1,438	3,607	6,000
2020	103	314	666	2,029	531	3,643	641	581	514	34	1,526	3,296	6,939

New Home Benchmark Price

The benchmark price was \$1,858,713 for Single Family new homes and \$1,177,739 for Condominium Apartment new homes at February 28, 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 902 sf at an average of \$1,306/sf at February 28, 2022.

Monthly Condominium Apartment Price/SF Benchmark & Unit Size Benchmark

Greater Toronto Area - 2004 to 2022

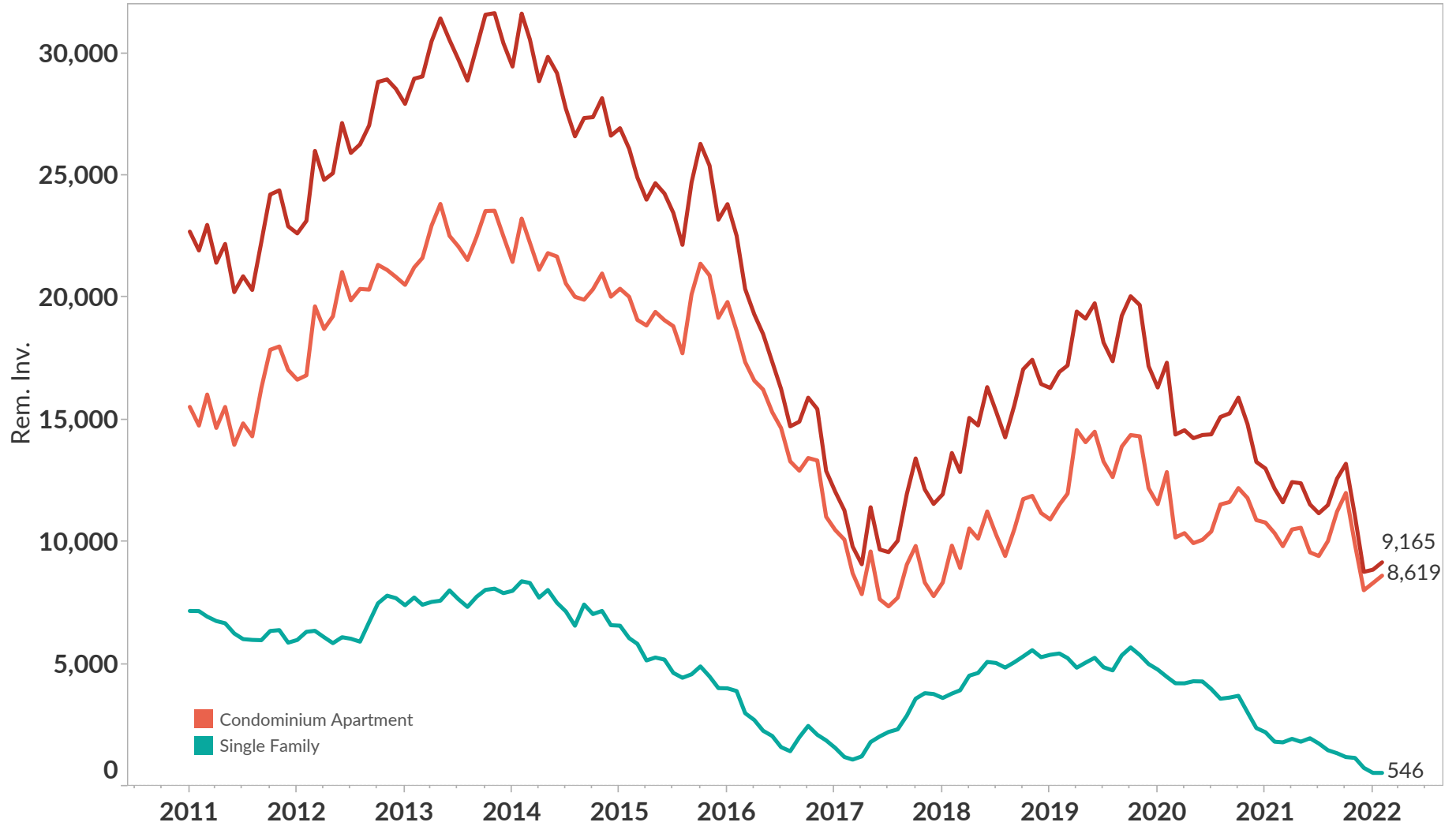


Remaining Inventory

Current total new home remaining inventory is 9,165 units comprised of 8,619 condominium apartment units and 546 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

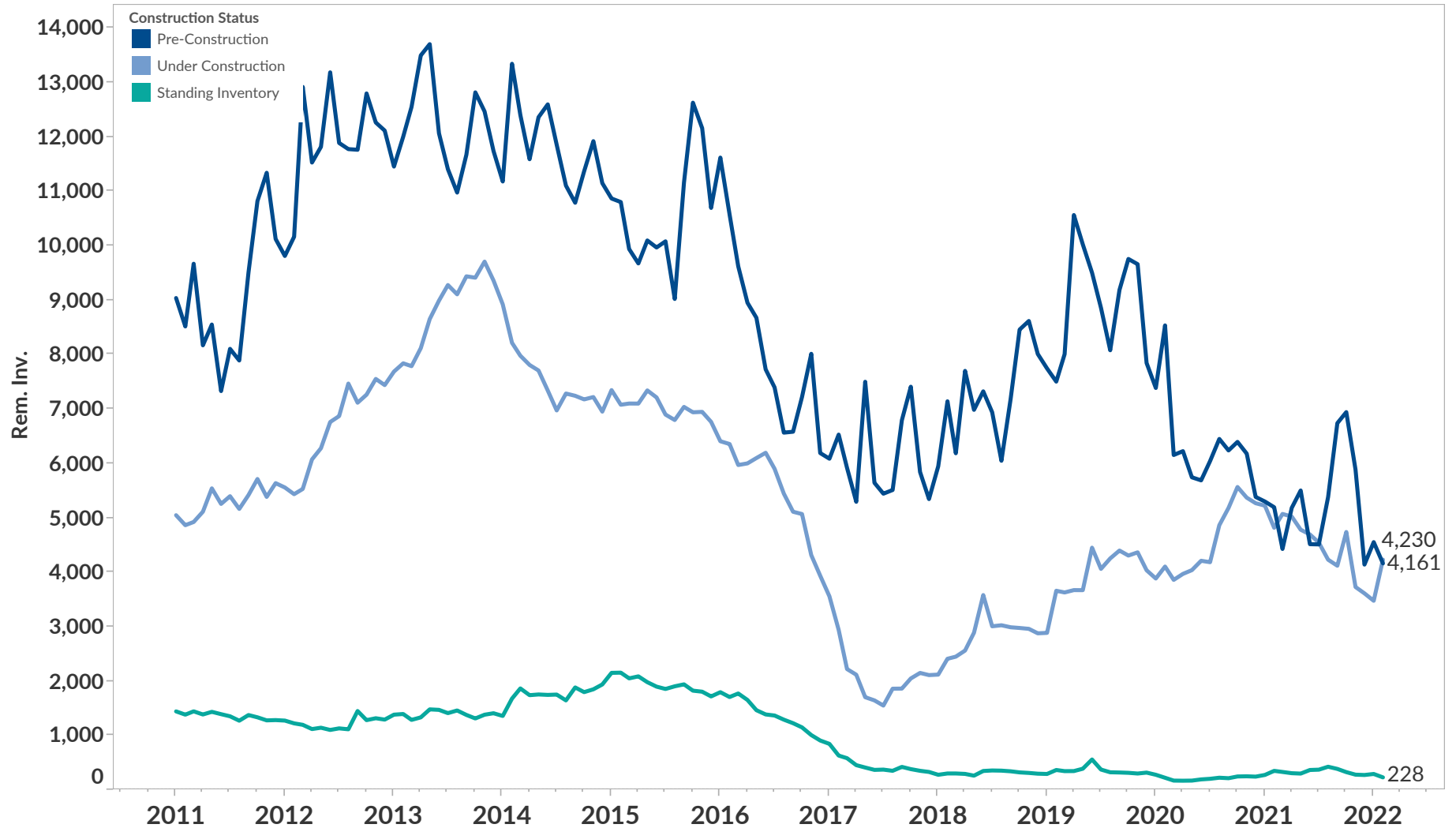


Condominium Apartment Remaining Inventory

Current total new home condominium apartment remaining inventory is 8,619 units comprised of 4,230 units in pre-construction projects, 4,161 units in projects currently under construction and 228 units in completed buildings.

Monthly Condominium Apartment Remaining Inventory by Construction Status

Greater Toronto Area - 2011 to 2022



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