



Greater Toronto Area

New Homes Monthly Market Report
Data as of December 2025

Official Source of New Home Information for:



Toronto
Real Estate Board



AltusGroup

December 2025 GTA New Home Market Results

Official Source of New Home Information for:



**December
Sales**

**Year-to-Date
Sales**

**Remaining
Inventory**

**Benchmark
Price**

Single Family

153

3,247

5,734

\$1,409,725

*Down -8%
from Prior Year*

*Down -37%
from Prior Year*

*Down -9.1%
from Prior Year*

Condominium
Apartment

87

2,067

15,115

\$1,021,235

*Down -42%
from Prior Year*

*Down -54%
from Prior Year*

*No change
from Prior Year*

TOTAL

240

5,314

20,849

December 2025 Simcoe County New Home Market Results

Official Source of New Home Information for:



**December
Sales**

**Year-to-Date
Sales**

**Remaining
Inventory**

**Average
Price**

Single Family

21

462

1,340

\$1,150,934

*Down -61%
from Prior Year*

*Down -56%
from Prior Year*

*Up +2%
from Prior Year*

Condominium
Apartment

0

33

396

*Down -68%
from Prior Year*

TOTAL

21

495

1,736

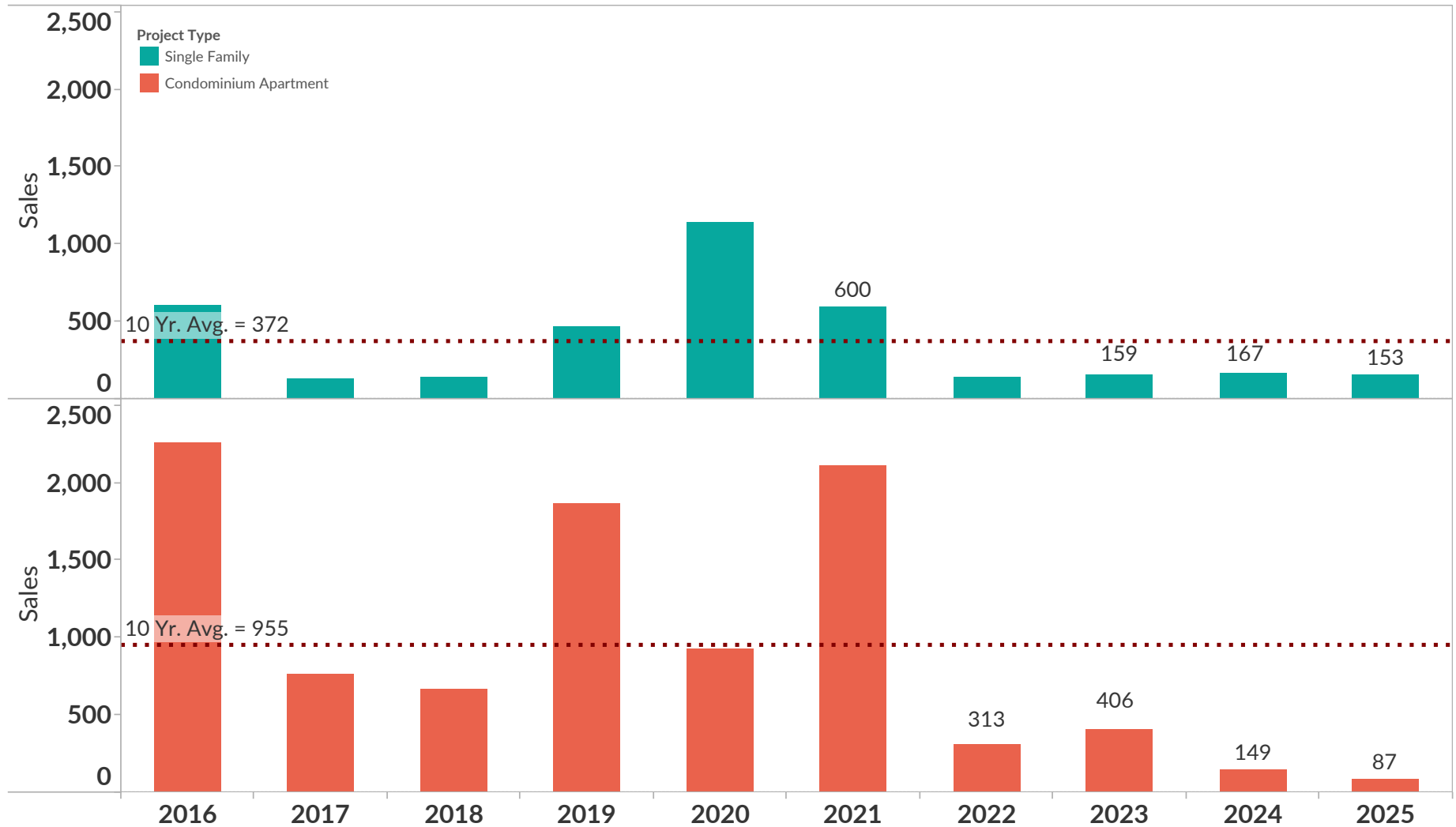


Current Month Sales

There were 240 total new home sales in December 2025, with 153 Single Family sales, down -8% from December 2024 (-59% from 10yr avg) and 87 Condominium Apartment sales, down -42% from December 2024 (-91% from 10yr avg).

December New Home Sales by Year & Project Type

Greater Toronto Area - December (2016 to 2025)



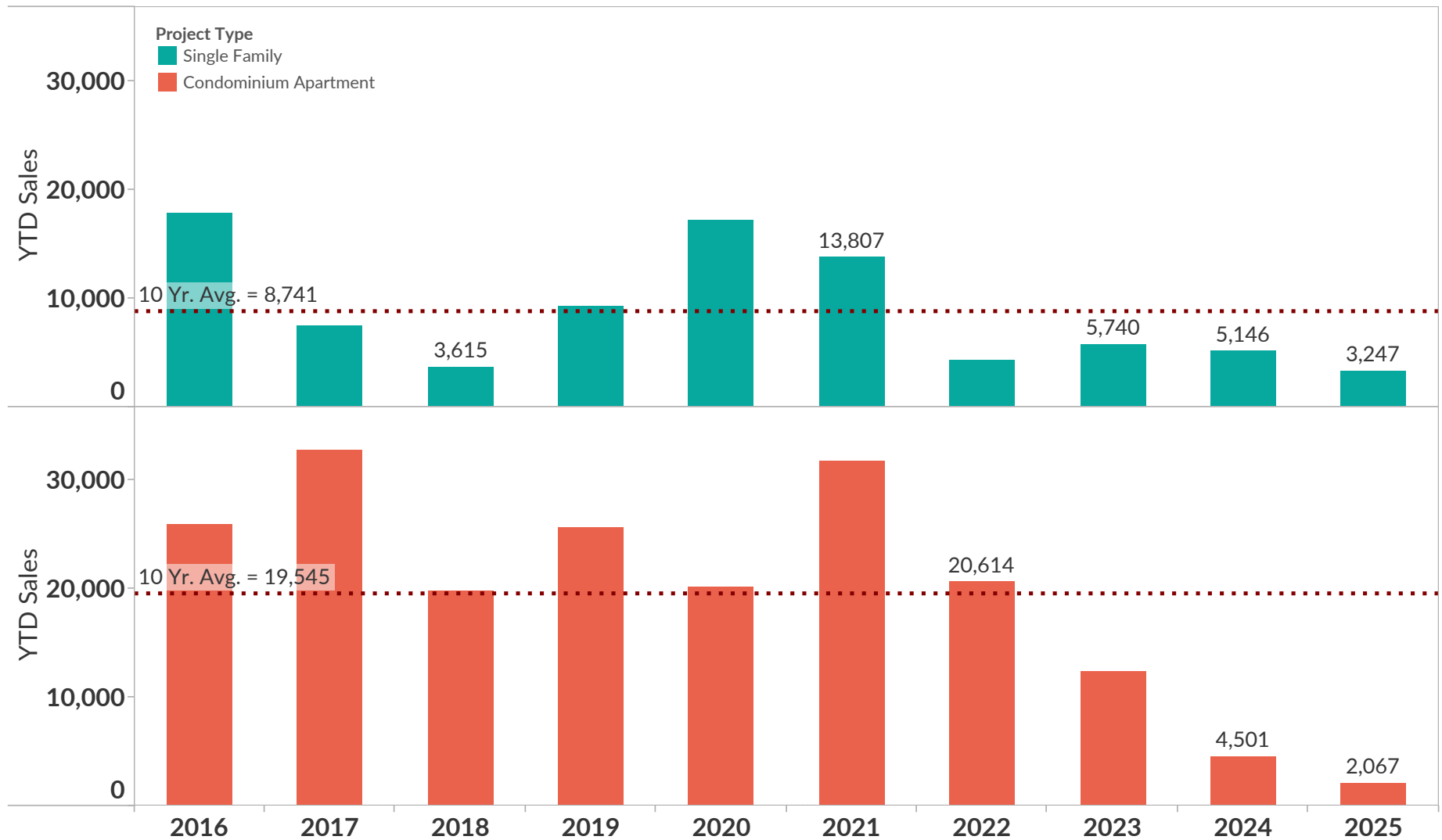


Year-to-Date Sales

In 2025, total sales were 5,314 with Single Family sales of 3,247, down -37% (-63% from 10yr avg) and Condominium Apartment sales of 2,067, down -54% from the previous year (-89% from 10yr avg).

Year-to-Date New Home Sales

Greater Toronto Area - January-December (2016 to 2025)



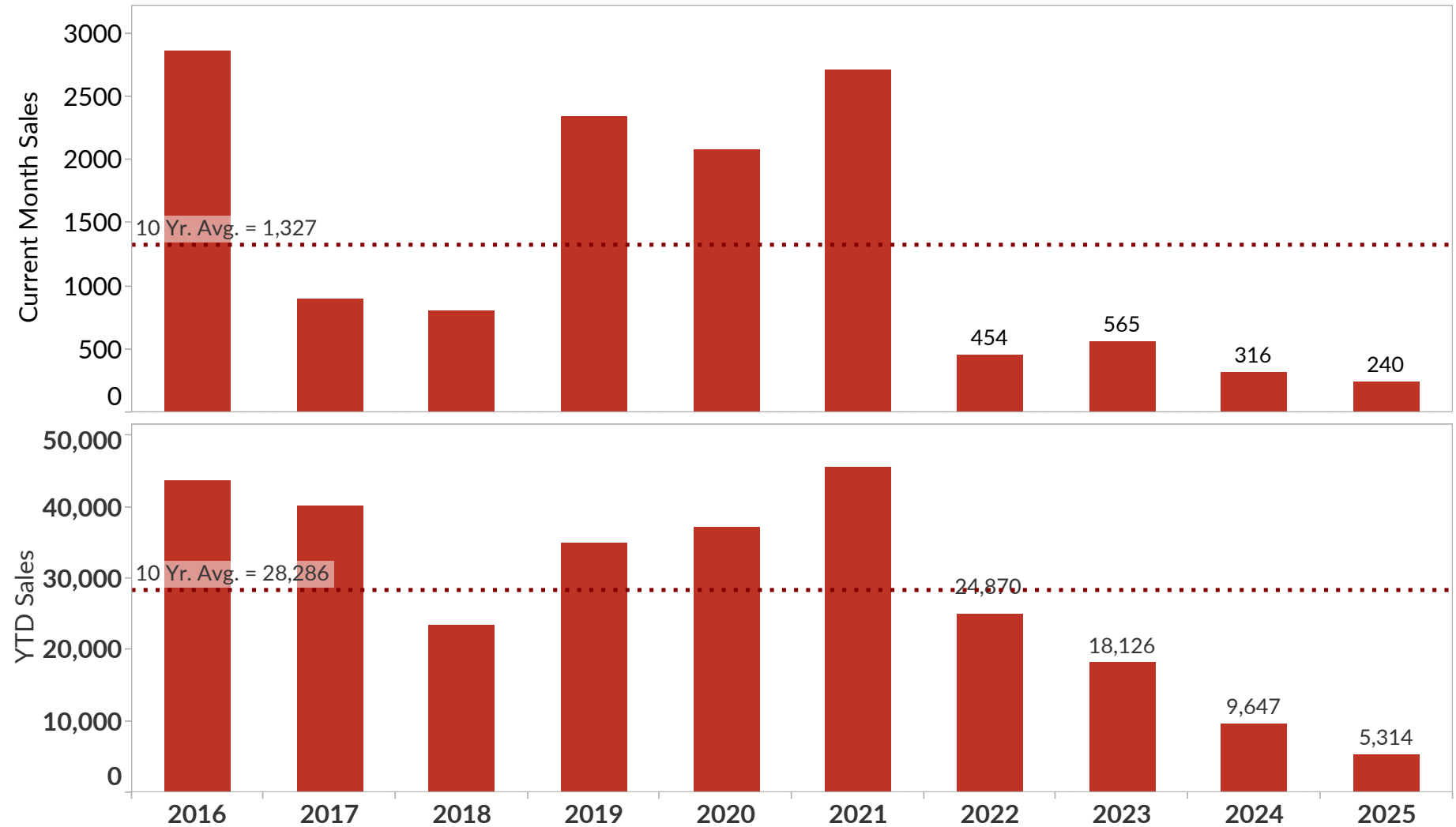


Total New Home Sales

December 2025 Total NH sales of 240 were down -24% from December 2024 (-82% from 10yr avg) and Total NH sales in 2025 of 5,314 were down -45% from the same period in 2024 (-81% from 10yr avg).

Total New Home Sales - Current Month & YTD

Greater Toronto Area - December (*top chart*) & January to December (*lower chart*) 2016 to 2025



Sales Data by Region

New Home Sales by Region

Greater Toronto Area - December 2023, December 2024, December 2025

Year of Peri..	Condominium Apartment					Single Family					Total
	Durham	Halton	Peel	Toronto	York	Durham	Halton	Peel	Toronto	York	
2025	5	8	19	28	27	33	35	38	0	47	240
2024	39	4	1	80	25	41	43	17	7	59	316
2023	17	65	22	277	25	20	83	23	1	32	565

Year-to-Date New Home Sales by Region

Greater Toronto Area - Year-to-Date (2023 to 2025)

Year of Peri..	Condominium Apartment					Single Family					Total
	Durham	Halton	Peel	Toronto	York	Durham	Halton	Peel	Toronto	York	
2025	189	353	397	802	326	767	726	688	48	1,018	5,314
2024	400	736	348	2,030	987	1,346	1,262	987	121	1,430	9,647
2023	1,256	1,229	1,351	6,248	2,302	1,604	1,694	979	54	1,409	18,126

Monthly Sales Data by Municipality

Region	Municipality	Condominium Apartment													Single Family														
		2024	2025												2024	2025													
		Decem..	January	Februa..	March	April	May	June	July	August	Septe..	October	Novem..	Decem..	Decem..	January	Februa..	March	April	May	June	July	August	Septe..	October	Nove..	Decem..		
Durham	Ajax	1	0	15	1	0	0	1	1	0	0	0	0	0	4	0	0	0	0	0	1	1	0	0	0	5	0		
	Brock																												
	Clarington															3	8	22	1	3	7	5	2	1	5	8	6	4	
	Oshawa	0	0	0	0	0	0	0	1	1	0	0	1	0	8	8	17	15	18	5	4	3	5	25	21	5	7		
	Pickering	38	17	14	16	11	27	5	7	5	6	6	3	5	21	48	15	29	30	17	40	21	24	42	15	19	9		
	Scugog															0	1	2	3	3	1	1	0	0	2	1	2	1	
	Uxbridge															0	0	0	0	1	1	1	0	0	1	1	1	0	
	Whitby	0	0	2	1	1	6	16	2	1	10	3	4	0	5	31	13	10	9	9	8	30	28	31	19	23	12		
	Total	39	17	31	18	12	33	22	11	7	16	9	8	5	41	96	69	58	64	40	60	57	58	106	65	61	33		
Halton	Burlington	1	5	5	9	4	2	7	3	4	1	2	0	0	0	0	0	1	2	1	3	3	2	4	4	1	1		
	Halton Hills	0	0	0	0	0	1	0	0	0	0	1	0	0	5	0	0	2	1	1	10	8	4	5	0	0	0		
	Milton	1	22	28	26	15	18	7	6	3	2	23	3	8	23	24	28	29	8	19	49	36	35	29	25	24	12		
	Oakville	2	10	31	17	18	8	9	10	6	32	5	2	0	15	22	12	9	10	23	73	40	25	27	44	48	22		
	Total	4	37	64	52	37	29	23	19	13	35	31	5	8	43	46	40	41	21	44	135	87	66	65	73	73	35		
Peel	Brampton	0	0	1	1	4	6	25	28	4	4	8	10	2	11	32	60	43	34	38	22	19	22	29	19	20	10		
	Caledon	0	0	0	0	0	0	0	0	0	0	0	0	0	4	2	10	6	9	29	29	8	5	40	56	42	16		
	Mississauga	1	11	10	8	7	9	81	47	30	39	29	16	17	2	0	1	0	1	3	1	2	0	3	2	63	12		
	Total	1	11	11	9	11	15	106	75	34	43	37	26	19	17	34	71	49	44	70	52	29	27	72	77	125	38		
Toronto	East York	0	0	0	0	0	0	0	0	0	0	0	0	0															
	Etobicoke	10	4	4	16	9	16	16	18	15	12	12	15	3															
	North York	35	16	14	15	13	11	14	9	15	14	16	10	6	1	0	0	0	2	2	2	2	4	2	0	4	0		
	Old Toronto	30	70	35	56	40	39	42	23	39	33	32	20	14	0	0	0	0	0	0	0	0	0	0	0	0	0		
	Scarborough	5	8	6	3	3	2	2	2	5	3	5	4	5	6	5	0	3	1	5	4	1	0	1	0	0	0		
	York	0	0	1	2	1	2	4	2	1	2	1	2	0	0	1	1	2	0	0	0	0	1	2	1	2	0		
	Total	80	98	60	92	66	70	78	54	75	64	66	51	28	7	6	1	5	3	7	6	3	5	5	1	6	0		
York	Aurora	0	0	0	0	0	0	0	1	0	0	0	0	0	1	4	1	1	3	0	3	2	2	5	3	4	3		
	East Gwillimbury															7	2	18	26	7	15	6	1	0	0	2	0	0	
	Georgina															3	4	3	27	8	3	5	9	21	14	11	7	10	
	King	0	0	5	4	1	0	0	0	0	0	0	0	2	2	3	5	2	8	1	7	4	2	11	10	4	2		
	Markham	7	5	1	0	1	2	2	3	4	2	6	69	15	23	16	11	18	13	16	35	25	20	45	18	27	22		
	Newmarket	0	0	0	0	0	0	0	0	0	0	0	1	0	1	1	1	0	1	2	0	0	0	0	0	1	0		
	Richmond Hill	1	2	0	0	0	0	2	1	2	0	0	0	4	17	31	58	22	12	13	11	2	2	6	5	16	6		
	Vaughan	17	3	2	7	5	9	14	6	7	8	112	12	6	5	6	6	11	55	14	6	4	8	26	15	14	4		
	Whitchurch-Stou..															0	0	0	0	0	0	0	0	0	0	1	83	20	0
	Total	25	10	8	11	7	11	18	11	13	10	118	82	27	59	67	103	107	107	64	73	47	55	108	147	93	47		
Grand Total		149	173	174	182	133	158	247	170	142	168	261	172	87	167	249	284	260	239	225	326	223	211	356	363	358	153		

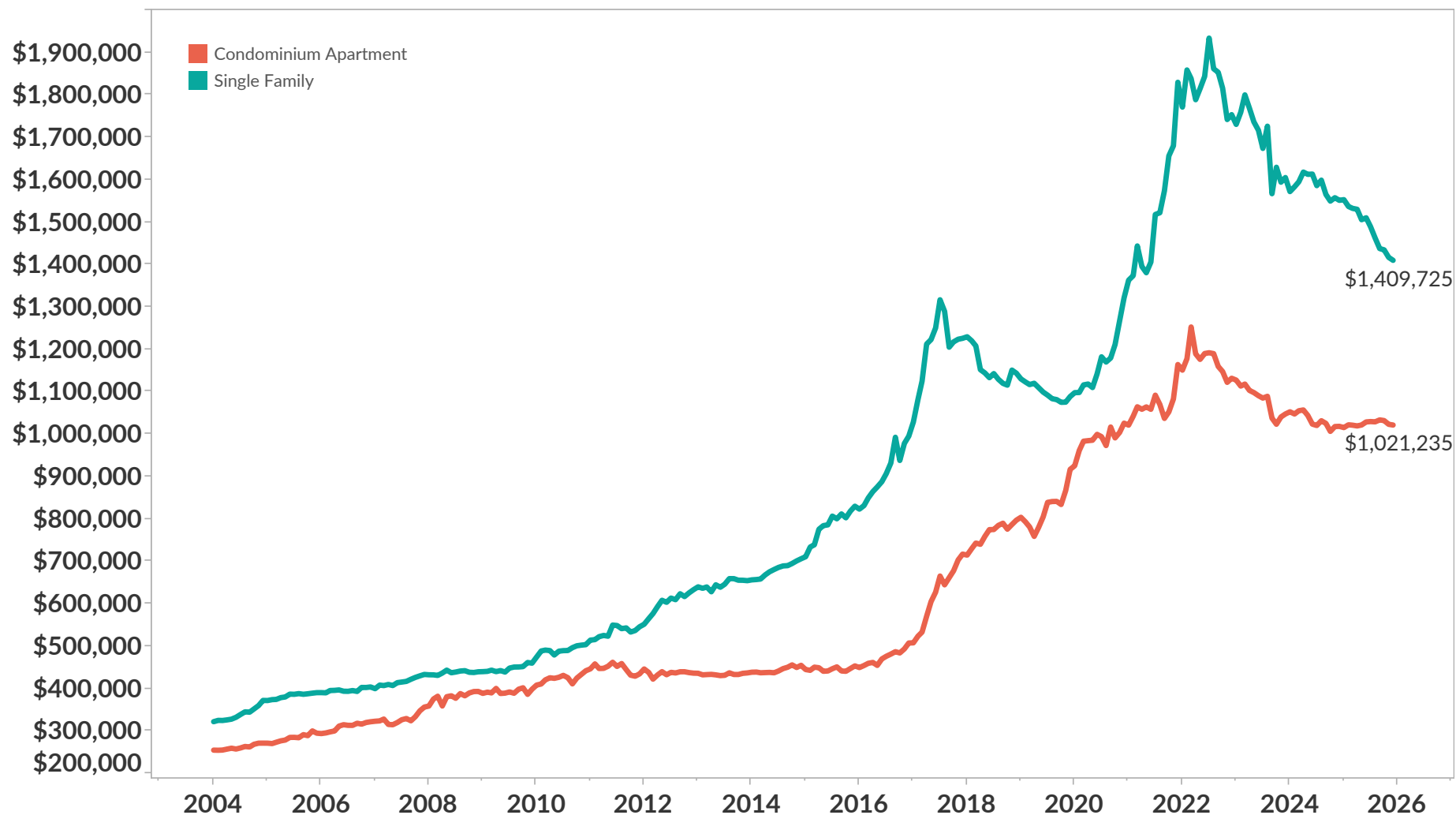


New Home Benchmark Price

The benchmark price was \$1,409,725 for Single Family new homes and \$1,021,235 for Condominium Apartment new homes at December 31, 2025. The benchmark measures the average asking price of available new homes excluding the extremes.

Monthly New Home Benchmark Price

Greater Toronto Area - 2004 to 2025



New Home Price/SF & Unit Size Benchmark

Monthly Condominium Apartment Price/SF Benchmark & Unit Size Benchmark

Greater Toronto Area - 2004 to 2025



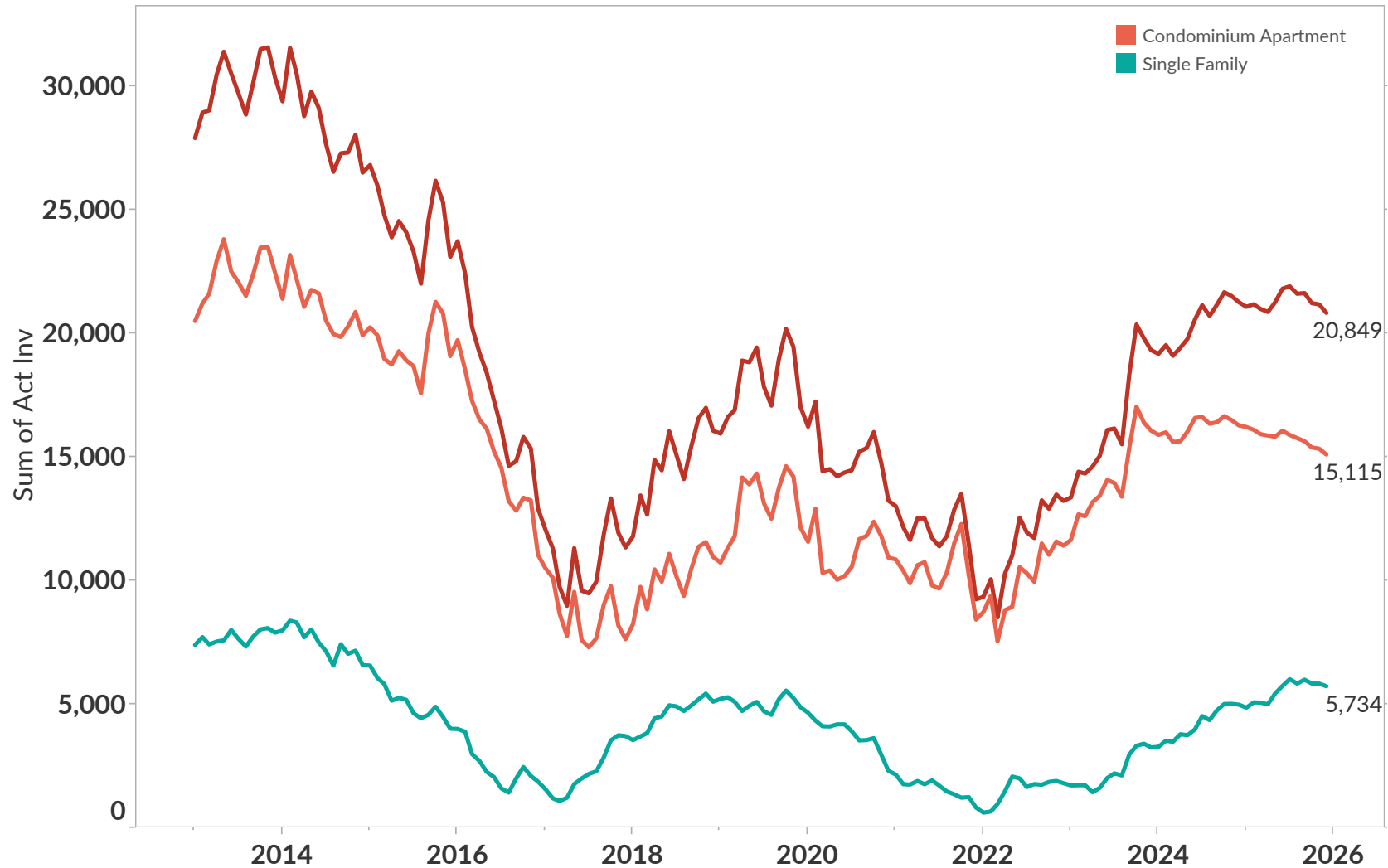


Remaining Inventory

Current total new home remaining inventory is 20,849 units comprised of 15,115 condominium apartment units and 5,734 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 2025



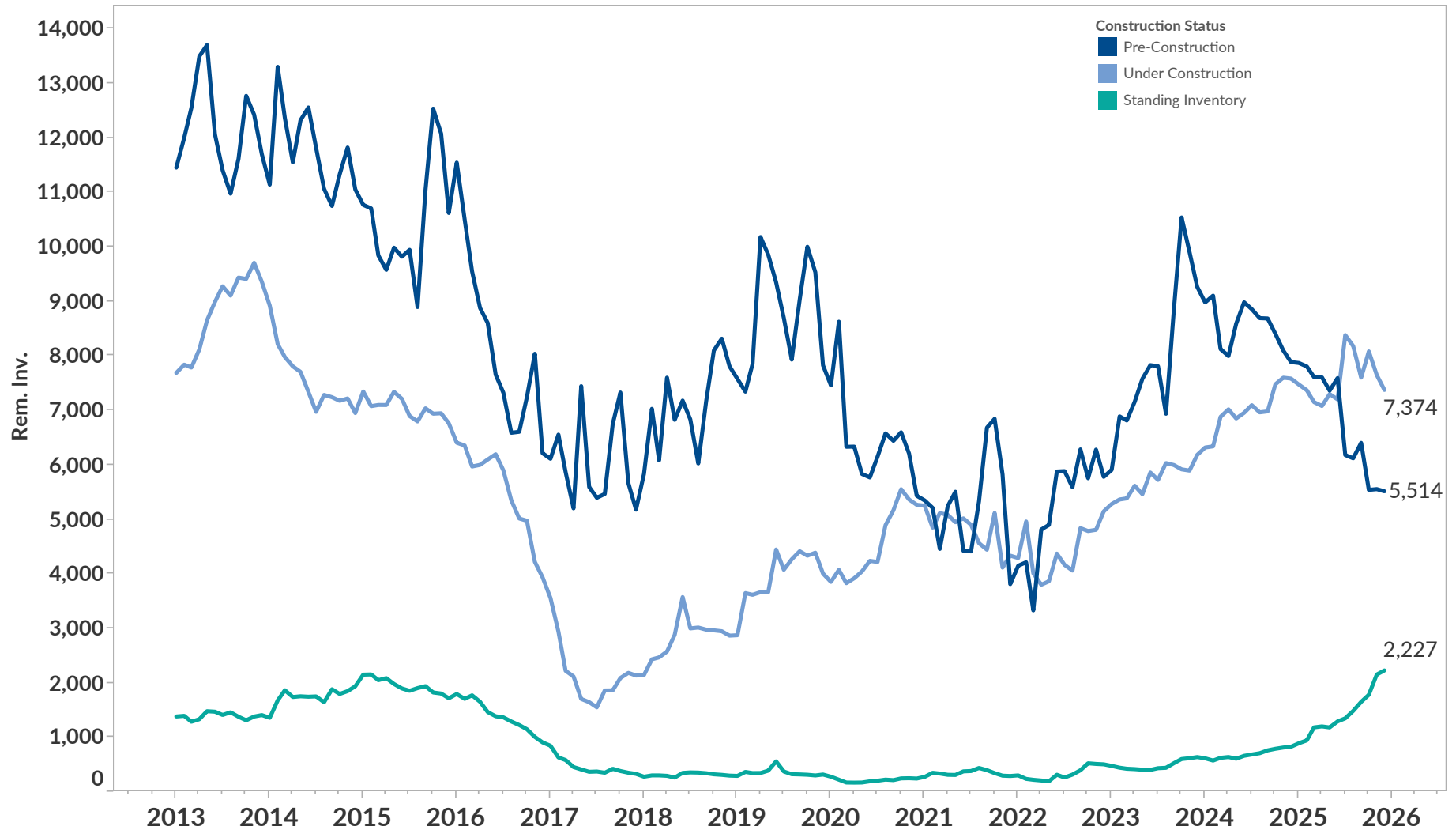


Condominium Apartment Remaining Inventory

Current total new home condominium apartment remaining inventory is 15,115 units comprised of 5,514 units in pre-construction projects, 7,374 units in projects currently under construction and 2,227 units in completed buildings.

Monthly Condominium Apartment Remaining Inventory by Construction Status

Greater Toronto Area - 2013 to 2025





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