


1THOUSAND BAY
CONDOMINIUMS ON THE PARK

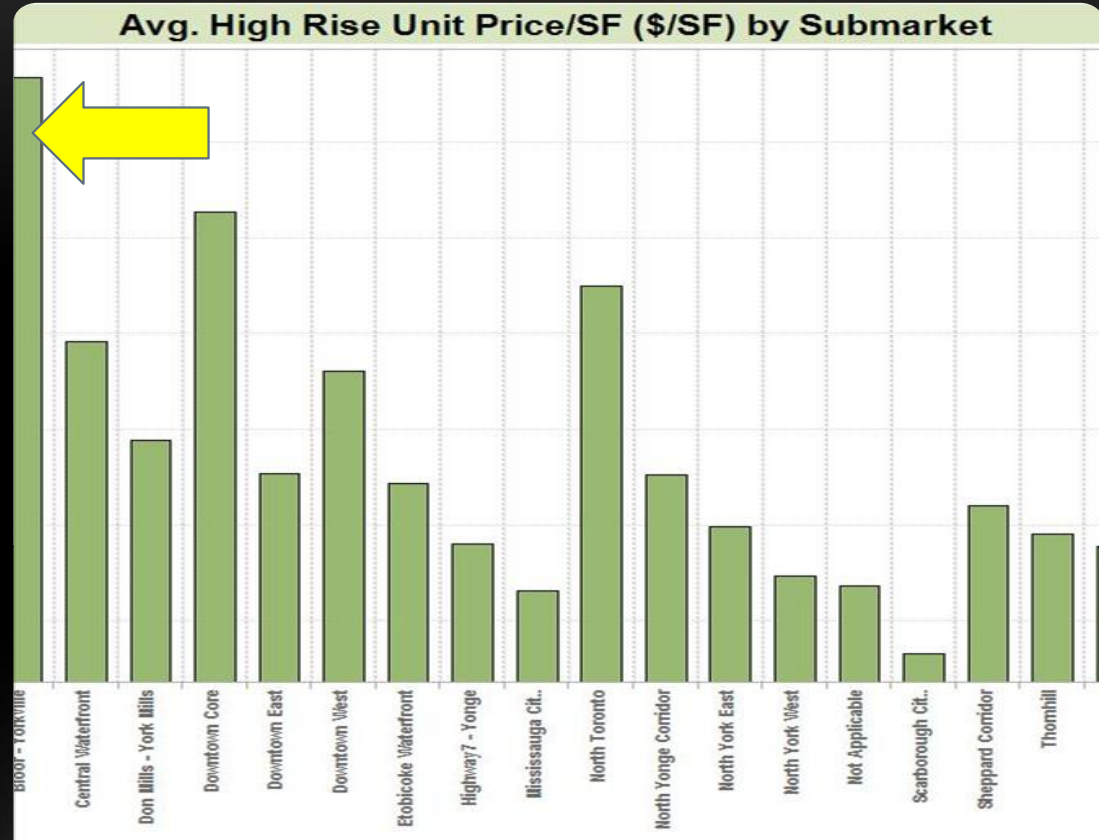
**The Investor Suites of One
Thousand Bay**

- 
- According to RealNet Canada Inc., who have independently tracked the GTA housing market for decades there were 3,137 new high rise sales in November 2011.
 - (That's the best sales total for the month of November we've ever recorded)
 - November 2011 high rise sales were up 5% from October, and up 21% from the same month a year earlier.

- 
- **Year to date sales now total 27,224 units over the first 11 months of 2011. That's the best year to date total ever and the best full year total ever recorded.**
 - **Land investments are back to near peak levels and land prices are pushing individually unit prices up substantially.**

Average price/sf. of current remaining inventory by submarket

The most expensive submarkets of Bloor-Yorkville, and Downtown Core still lead the way on average price /sf at over \$900/sf.



The next two submarkets by average price/sf are both in the high \$700/sf range and include, Yonge St. Clair and North Toronto.

Example of Rental Income As of Today –1101 Bay Property Type Condo/Apartment

- **1101 Bay offers apartments for rent in downtown Toronto. Building features bachelor, one and two bedroom suites. 1101 Bay attracts urban professionals and students attending U of T**
- **Bachelor suites rent from \$1,500 per month**
- **One bedroom suites rent from \$2,000 per month**
- **Two bedroom suites rent from \$2,300 per month**

AND ...This is not a new luxury condo!

From The Globe and Mail's Report on Business:

“Condos have become the de facto new rental supply,” says consultant Barry Lyon. That supply is much more expensive than old rental high-rises. Lyon and other analysts say that renters typically pay 50% more for a new condo unit than they would on rent for a comparable apartment in an aged building.

Who Is Buying Toronto Condos?

- **Affluent immigrants and foreign investors are lining up with the traditional buyers that include: empty nesters, boomers, and young professional couples and individuals.**

Toronto VS. The World

Just how expensive—or not—is it to buy a condo in Toronto? The city sits at No. 15 out of 94 on the Global Property Guide's ranking of the World's Most Expensive Cities, based on average U.S.-dollar prices per square foot of centrally located condominiums (assuming a 550 square feet—one-bedroom unit):

Price in Toronto: \$385,000

CHEAP compared to...

Monaco \$3,056,270

London \$1,194,000

Hong Kong \$839,000

Tokyo \$658,000

New York \$615,000