



**Portfolio Land Sales Infill
Residential Potential, Toronto**

The Toronto Catholic District School Board had identified surplus properties. The sites were unzoned but located in mature neighbourhoods.

<p>Site 1 - Sandhurst Circle and White Heather Blvd. North east of Finch Avenue and McCowan Road in Scarborough.</p>	<ul style="list-style-type: none"> • Serviced and unzoned • 3.5 acres • potentially 24 larger SFD
<p>Site 3 - Ellesmere Road and Conlins Road East of Morningside Avenue in Scarborough.</p>	<ul style="list-style-type: none"> • Serviced and unzoned • 5 acres • potentially 42 townhouse site
<p>Site 4 - Sanwood Blvd. and Canongate Trail South east of Steeles Avenue and Warden Avenue in Scarborough.</p>	<ul style="list-style-type: none"> • Serviced and unzoned • 5 acres • potentially 67 row housing lots plus 14 townhouses
<p>Site 2 - East Avenue and Lawrence Avenue East Avenue south of Lawrence Avenue in Scarborough.</p>	<ul style="list-style-type: none"> • Serviced and unzoned • 5 acres • potentially 61 row housing lots

What We Have Learned

Individual sales closed at a 15% premium over prices otherwise proposed in full portfolio purchase.