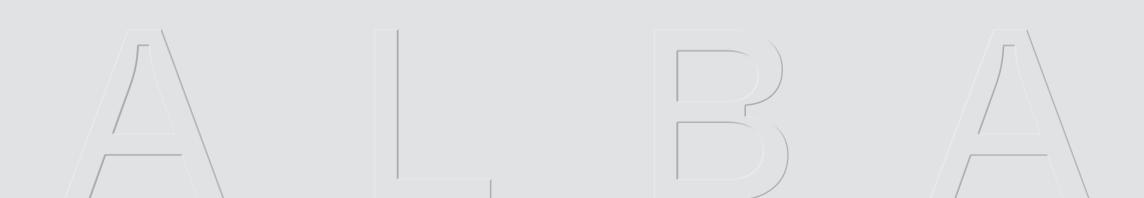
A NEW INVESTMENT



A NEW INVESTMENT

Located in the heart of Downtown Mississauga, Alba's suites present a distinct investment opportunity.

With the population of Downtown Mississauga projected to grow by over 100,000 people, Alba will become all the more valuable in this burgeoning metropolitan district.

Alba is centrally located in Mississauga's growing Downtown.



Mississauga's Population is projected to grow by

Over 30%

Mississauga's Employment is set to increase by

Almost 25%

Over 18,000,000 square feet of development is planned for Downtown Mississauga.





Square Feet of Class A Office Space Residential and Office Towers

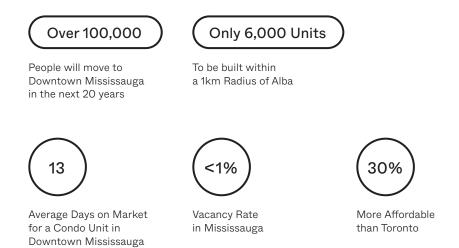


Acres of Mixed-Use Development

REAL ESTATE FACTS

Centrally located in a rapidly growing community, Alba is the perfect investment opportunity. It benefits from existing and future amenities while being the most connected to transit, employment, and growth.

Mississauga's pre-construction and resale condo demand has outpaced that of Toronto.



Sources:

http://www7.mississauga.ca/documents/business/2018/Population_Demographics_Housing.pdf | Urbanation | TREB Q1 2021, Q1 2020, Q1 2019 Rental Report | Treb March 2021 Days on Market Report

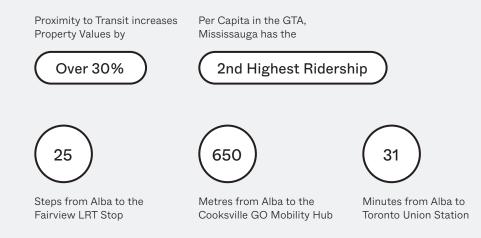
Sources

http://www7.mississauga.ca/documents/business/2017/Population_Demographics_Housing.pdf | https://www. investontario.ca/spotlights/ontario-cities-recognized-fdi-cities-future#mississauga | https://www.toronto. com/news-story/10363275-mississauga-anticipating-nearly-1-million-cityresidents-by-2051 | https://www. thefutureisunlimited.ca/downtown/

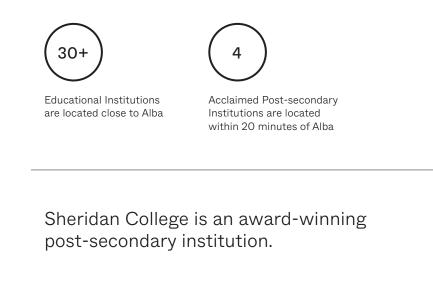


CONNECTIVITY FACTS

Strategically located between two major transit hubs, Alba is Mississauga's most connected address.



EDUCATION FACTS





Alba is extremely accessible, with easy access to 7 major highways.



from Alba





vay Minutes to Highways / 401, 410, and 427 from Alba



Minutes to Highways 407 and 409 from Alba

12

The University of Toronto's largest division is located only minutes from Alba.



Sources:

financialpost.com | https://www.mississauga.ca/file/COM/Forum_Mississauga_Profile_2.pdf | maps.google.com

https://www.peelschools.org/about/find_your_school/Pages/default.aspx | maps.google.com | https://www.sheridancollege.ca/about | https://www.utm.utoronto.ca/

A NEW INVESTMENT



A Community by Edenshaw in Partnership with Windsor Private Capital

albacondos.com

