

## News Release



RealNet Canada Inc.  
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### ***“Greater Toronto Area commercial real estate investment volume falls to the lowest level in a decade”***

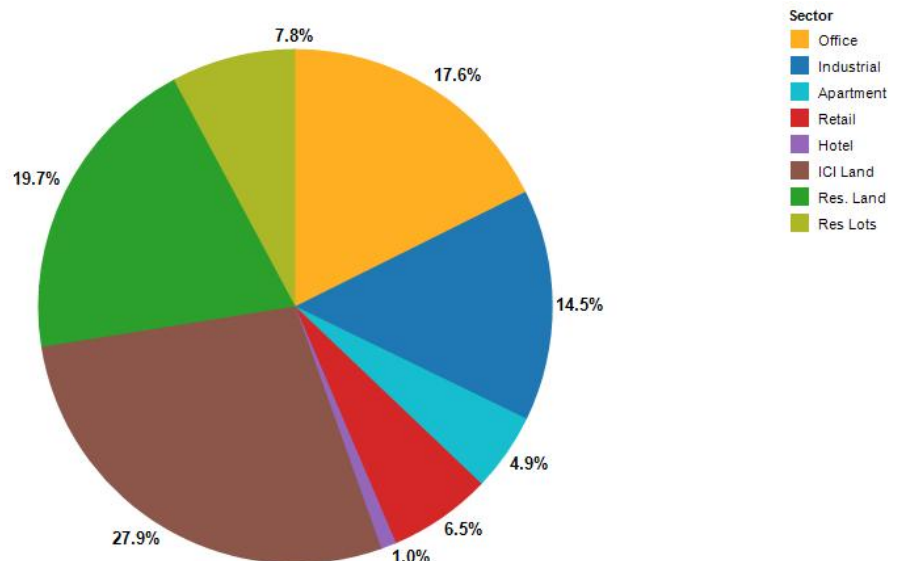
**A total of 158 transactions over \$1 million were recorded in the first quarter of 2009 totaling \$987 million.**

**Toronto, Ontario, Canada – April 27, 2009** – The total dollar volume of investment activity in the GTA decreased by over \$1.1 billion to \$987 million from the fourth quarter of 2008 to the first quarter of 2009. Year-over-year, the decrease from Q1 2008 to Q1 2009 was approximately 66.7%.

The number of transactions over \$10 million accounted for approximately 15% of the total number of transactions in Q1 2009.

Even with the dramatic decrease in overall market activity, the Residential Land sector declined only marginally at 4.1% while the ICI Land sector posted a gain of 20.2% from the previous quarter. These, together with the Residential Lot sector, comprised 55.4% of total investment activity this quarter, up by approximately 28.7% from Q4 2008.

#### **Q1 2009 Property Transactions – Total \$ Volume by Sector**



Capital flows into the Office sector dropped to their lowest level since Q3 2003 with a total investment activity of \$174.2 million including the \$98 million from the sale of a portfolio of eight buildings within the Airport Corporate Centre from GE Capital to Canpro Investments.



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User purchases lead the Industrial sector where investment activity dropped in both dollar volume and number of sales compared with Q4 2008. Dollar volume decreased by over \$300 million or by 68% and the number of transactions decreased by 51% from the previous quarter.

*“Closings lag deal making in general by about 90 days” noted George Carras, President RealNet Canada Inc. “The decline in Q1 09 closing volumes is a direct result of last fall’s decline in deal making”*

**About RealNet Canada Inc.**

RealNet Canada Inc. is the leading real estate information services company in Canada. Founded in 1995, The Company’s core information product provides coverage in both the commercial real estate investment and residential development markets, powering the decisions of firms involved in approximately 70% of the market activity.

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