

SCHEDULE A
2022 Average Property Assessment Values

TABLE 1
2022 AVERAGE (MEAN)* CVA PROPERTY ASSESSMENT

	Puslinch	Gue/Era	Erin	Centre Well	Mapleton	Minto	Well North	County
2020 Avg SFD	681,634	528,329	554,685	410,713	386,410	241,759	269,673	439,737
2021 Avg SFD	688,089	531,146	558,542	414,713	388,240	244,504	271,636	443,499
2022 Avg SFD	695,499	531,668	560,845	417,001	390,879	247,181	273,253	445,527
2020 Avg Multi-Res	554,000	820,443	1,638,667	1,680,761	1,302,000	699,838	824,146	1,186,199
2021 Avg Multi-Res	554,000	1,245,500	1,290,200	2,312,500	1,145,000	793,600	936,542	1,409,333
2022 Avg Multi-Res	554,000	1,245,500	1,305,400	2,231,111	1,145,000	822,375	916,760	1,380,432
2020 Avg Commercial	1,128,589	691,528	525,740	657,508	354,254	343,715	469,274	559,233
2021 Avg Commercial	961,419	685,325	506,355	531,731	353,120	306,598	438,663	540,459
2022 Avg Commercial	906,974	657,962	486,400	557,180	367,446	303,374	322,492	514,547
2020 Avg Industrial	1,670,968	1,172,717	664,313	553,810	765,113	555,141	593,092	842,806
2021 Avg Industrial	1,913,227	1,259,730	723,647	593,729	736,495	648,184	546,781	917,399
2022 Avg Industrial	1,904,609	1,186,766	746,659	601,566	841,691	686,306	532,442	928,577

* Mean values derived from MPAC Market Change Profile (MCP) Reports

** Manual adjustments made for extreme outliers for the Commercial and Industrial property class

TABLE 2
2022 MEDIAN/TYPICAL CVA ASSESSMENT - FARMER OCCUPIED PROPERTIES *

	Puslinch	Gue/Era	Erin	Centre Well	Mapleton	Minto	Well North	County
2020 Avg Farm house	266,400	246,200	267,900	226,400	244,400	187,900	203,200	226,400
2020 Avg Farm lands	873,700	1,065,400	874,900	1,063,700	1,486,400	642,200	865,700	1,002,300
Total 2020 CVA **	1,140,100	1,311,600	1,142,800	1,290,100	1,730,800	830,100	1,068,900	1,228,700
2021 Avg Farm house	253,300	240,600	256,400	227,800	234,460	182,100	186,700	216,100
2021 Avg Farm lands	709,100	1,055,300	867,500	988,200	1,455,000	594,400	861,000	969,900
Total 2021 CVA **	962,400	1,295,900	1,123,900	1,216,000	1,689,460	776,500	1,047,700	1,186,000
2022 Avg Farm house	258,700	240,600	246,800	228,500	235,800	182,100	187,700	216,600
2022 Avg Farm lands	717,200	1,066,900	867,500	1,000,900	1,461,300	602,000	874,400	981,000
Total 2022 CVA **	975,900	1,307,500	1,114,300	1,229,400	1,697,100	784,100	1,062,100	1,197,600

* Median Land and Structure breakdown as calculated by OPTA

** Current and prior year median values will fluctuate as on-going changes are made to assessment roll