



Changes to Canada's housing rules

The Liberal government has announced major changes aimed at curbing Canada's red hot real estate market. These changes will significantly impact homeowners and push more people into the rental market.



The mortgage stress test

As of Oct. 17, a stress test used for approving high-ratio mortgages will be applied to all new insured mortgages. This stress test will determine if a potential home buyer could afford an interest rate increase in the future. The government is using this new stress test to help cool the hot markets of Vancouver and Toronto, with the aim to avoid a "hard landing".



The impact on the rental market

These new mortgage rules will push some buyers out of the home buying market and into the rental market. The rule changes will create additional rental demand in both Vancouver and Toronto, where vacancy rates are amongst the lowest in North America.



SkyPoint's Investment Approach

At SkyPoint Realty Partners, our investments team is taking advantage of this new source of rental demand in Canada, currently sourcing high-quality multifamily rental projects throughout the Greater Toronto Area. For more information, please contact us at info@skypointrp.com or +852 3180 9284.