

Dundee Real Estate Investment Trust

**Supplementary  
information  
package**

As at September 30, 2012

# Trust Data

## The REIT

Dundee REIT is an unincorporated open-ended real estate investment trust governed by the laws of Ontario. Dundee REIT is a “mutual fund trust” as defined in the Income Tax Act (Canada), but is not a “mutual fund” within the meaning of applicable Canadian securities legislation.

We focus on owning, acquiring, leasing and managing well-located, high-quality central business district and suburban office properties.

On September 30, 2012, our portfolio consisted of approximately 22.4 million square feet of gross leasable area<sup>(1)</sup>, located across Canada. Our portfolio is well diversified by geographic location and tenant mix.

Dundee REIT was formed in connection with the reorganization of the business of Dundee Realty Corporation on June 30, 2003, pursuant to which substantially all of Dundee Realty’s commercial real estate division, including senior management, and a joint interest in its property management business were transferred to us. Prior to completing the reorganization, Dundee Realty had established itself as one of Canada’s largest real estate companies and had traded on the Toronto Stock Exchange for six years between July 1997 and June 2003.

## REIT Objectives

- Managing our business to provide growing cash flow and stable and sustainable returns through adapting our strategy and tactics to changes in the real estate industry and the economy;
- Building and maintaining a diversified, growth-oriented portfolio of office and industrial properties in Canada, based on an established platform;
- Providing predictable and sustainable cash distributions to unitholders and prudently managing distributions over time; and
- Maintaining a REIT that satisfies the REIT exception under the SIFT legislation in order to provide certainty to unitholders with respect to taxation of distributions.

## Distributions

Dundee REIT pays a monthly distribution to unitholders at a percentage of distributable income as the trustees, in their sole discretion, determine would be in the best interest of the Trust to distribute. The distribution is paid to unitholders of record at any month-end on or about the fifteenth day of the following month. We also have a Distribution Reinvestment and Unit Purchase Plan (“DRIP”). For more information, please visit our web site.

<sup>(1)</sup> excluding assets held for sale, redevelopment properties and properties sold to Dundee Industrial REIT.

### **Capitalization**

(in thousands of dollars, as at September 30, 2012)

Asset value of investment properties, including equity accounted investments and assets held for sale:	\$ 6,895,755
Debt, including equity accounted investments and liabilities related to assets held for sale:	3,580,610
Unitholders' Equity:	\$ 3,358,709

### **Rental Property Portfolio**

(excluding assets held for sale, redevelopment properties and properties sold to Dundee Industrial REIT)

As at September 30, 2012:  
173 properties (205 buildings)  
22,365,500 square feet

### **Regional Asset Distribution**

(by square footage, as at September 30, 2012, excluding assets held for sale, redevelopment properties and properties sold to Dundee Industrial REIT)

Western Canada	18%
Calgary	17%
Toronto	46%
Eastern Canada <sup>(1)</sup>	19%

<sup>(1)</sup> Includes properties located in the U.S.

### **Average Occupancy**

Stabilized assets only

Average occupancy was 95.1% as at September 30, 2012. This average excludes development and redevelopment properties, discontinued operations – industrial properties and properties held for sale.

### **Core Rental Property Markets**

Toronto, Ontario  
Calgary, Alberta  
Edmonton, Alberta  
Montréal, Québec  
Kitchener-Waterloo, Ontario  
Ottawa, Ontario  
Vancouver, British Columbia  
Regina, Saskatchewan  
Saskatoon, Saskatchewan  
Québec City, Québec  
Yellowknife, Northwest Territories  
Halifax, Nova Scotia

### **Head Office**

Dundee Real Estate Investment Trust  
30 Adelaide Street East, Suite 1600  
Toronto, Ontario, Canada M5C 3H1

Telephone: (416) 365-3535  
Fax: (416) 365-6565

### **Dundee Realty Management Corp.**

#### **Regional & Management Offices:**

Surrey, British Columbia  
Calgary, Alberta  
Edmonton, Alberta  
Saskatoon, Saskatchewan  
Regina, Saskatchewan  
Yellowknife, Northwest Territories  
Toronto, Ontario  
Kitchener, Ontario  
Ottawa, Ontario  
Montréal, Québec

### **Trust Information and Stock Exchange Listings**

Dundee REIT began trading on the Toronto Stock Exchange ("TSX") on July 2, 2003. Dundee REIT was formed in connection with the reorganization of the business of Dundee Realty Corporation on June 30, 2003, pursuant to which substantially all of Dundee Realty's commercial real estate division, including senior management, and a joint interest in its property management business were transferred to the REIT. Dundee Realty was listed on the TSX from July 1997 to June 30, 2003.

As at September 30, 2012, the REIT had 96,984,321 REIT Units, Series A, 16,316 REIT Units, Series B and 3,522,835 LP Class B Units, Series 1 outstanding.

### **Listing Symbols: TSX**

REIT Units, Series A: D.UN  
6.5% Convertible Debenture: D.DB  
5.7% Convertible Debenture: D.DB.A  
6.0% Convertible Debenture: D.DB.B  
7.0% Series G Debenture: D.DB.G  
5.5% Series H Debenture: D.DB.H

### **Transfer Agent**

Computershare Trust Company of Canada  
100 University Avenue, 9<sup>th</sup> Floor  
Toronto, Ontario, Canada  
M5H 2Y1

### **Board of Trustees**

Ned Goodman, Chairman  
Detlef Bierbaum  
Donald Charter  
Michael Cooper  
Peter Crossgrove  
Joanne Ferstman  
Robert Goodall  
David Goodman  
Duncan Jackman  
Robert Tweedy

### **Executive Officers**

Michael J. Cooper  
Vice Chairman and  
Chief Executive Officer

Mario Barrafato  
Senior Vice President and  
Chief Financial Officer

### **Investor Relations**

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Carol Webb  
Vice President, Communications  
Telephone: (416) 365-3536  
Fax: (416) 365-3545  
cwebb@dundeerealty.com

### **Web Site**

[www.dundeereit.com](http://www.dundeereit.com)

## Table 1: Commercial Revenue Properties

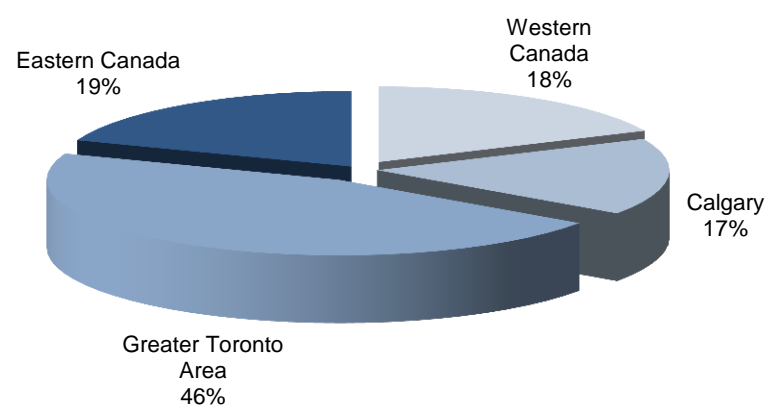
September 30, 2012

Property	Ownership	Total GLA in Square Feet	Owned Share of Total GLA in Square Feet
Western Canada	82.4%	4,944,977	4,074,286
Calgary	81.8%	4,501,088	3,683,400
Greater Toronto Area <sup>1</sup>	80.0%	12,849,885	10,280,851
Eastern Canada/US	95.5%	4,532,162	4,326,963
<b>Total<sup>2</sup></b>	<b>83.4%</b>	<b>26,828,112</b>	<b>22,365,500</b>
<b>Redeveloped Properties</b>	<b>100.0%</b>	<b>52,285</b>	<b>52,285</b>
<b>Industrial Properties - Discontinued Operations</b>	<b>85.3%</b>	<b>6,020,047</b>	<b>5,134,114</b>
<b>Assets Held for Sale</b>	<b>100.0%</b>	<b>477,362</b>	<b>477,362</b>
<b>Total Assets Including Properties Held for Sale</b>	<b>84.0%</b>	<b>33,377,806</b>	<b>28,029,261</b>

<sup>1</sup> Includes Southwest Ontario Properties

<sup>2</sup> Excludes Properties Held for Sale

### Commercial Revenue Properties by Region



**Table 2: Office Revenue Properties**

Property	Ownership	Total GLA in Square Feet	Owned Share of Total GLA in Square Feet	Year Built	Year Renovated	Total Site Area in Acres	Owned Share of Site Area in Acres	Description of Asset
HSBC Bank Place, Edmonton	100%	299,983	299,983	1981		1.6	1.6	19-storey downtown office building and commercial parkade
Enbridge Place, Edmonton	100%	262,642	262,642	1981		0.7	0.7	22-storey Class A office building
Saskatoon Square, Saskatoon	100%	228,371	228,371	1980		0.6	0.6	17-storey Class A office building with 1 penthouse level
Station Tower, Surrey	100%	219,133	219,133	1994		1.0	1.0	18-storey suburban office with grade retail
1900 Sherwood Place, Regina	100%	185,104	185,104	1992	2003	3.0	3.0	9 and 2-storey office complex
Milner Building, Edmonton	100%	173,325	173,325	1957		0.9	0.9	12-storey office with 2 mechanical penthouse and basement level
Victoria Tower, Regina	100%	144,165	144,165	1976		0.8	0.8	15-storey government office building
Baker Centre, Edmonton	100%	143,994	143,994	1958		0.7	0.7	16-storey office building with parkade
Princeton Tower, Saskatoon	100%	132,702	132,702	1988		0.6	0.6	11-storey office building with retail
HSBC Building, Edmonton	100%	118,293	118,293	1974		0.4	0.4	12-storey office building with 2 levels of underground parking
4259-4299 Canada Way, Burnaby	100%	117,974	117,974	1973	1998	3.2	3.2	Two modern, 2-storey concrete and glass building
13888 Wireless Way, Richmond	100%	116,530	116,530	2008		4.8	4.8	3-storey suburban office building
Highfield Place, Edmonton	100%	103,212	103,212	1978		0.3	0.3	10-storey downtown office building
Scotia Centre, Yellowknife	100%	101,440	101,440	1991		0.7	0.7	11-storey office building
Richmond Place, Richmond	100%	94,646	94,646	1986		0.9	0.9	9-storey office building
4400 Dominion Street, Burnaby	100%	92,759	92,759	1977	2000/2006	1.9	1.9	5-storey suburban office building
Precambrian Building, Yellowknife	100%	90,251	90,251	1976		0.8	0.8	11-storey office building
Northwest Tower, Yellowknife	100%	87,294	87,294	1991		0.3	0.3	11-storey office building
625 Agnes Street, New Westminster	100%	85,632	85,632	1981		0.6	0.6	5-storey suburban office building
1914 Hamilton Street, Regina	100%	82,264	82,264	1973		0.4	0.4	14-storey office building
2665 Renfrew Street, Vancouver	100%	81,662	81,662	2009		3.3	3.3	2-storey suburban office building
350-450 Lansdowne Street, Kamloops	40%	191,467	76,587	1970	2008	11.9	4.8	1-storey, 2-storey and 4-storey retail centre
2261 Keating Cross Road, Victoria	40%	181,545	72,618	1999		4.9	2.0	2-storey and 4-storey suburban office building
Financial Building, Regina	100%	65,764	65,764	1958	1992	0.6	0.6	8-storey Class B downtown office building
4370 Dominion Street, Burnaby	100%	63,835	63,835	1983	1999	1.0	1.0	6-storey suburban office building
Preston Centre, Saskatoon	100%	61,803	61,803	1988	2003	3.1	3.1	3-storey suburban office with grade retail
960 Quayside Drive, New Westminster	100%	61,628	61,628	1988		1.8	1.8	4-storey suburban office building
10199 - 101st Street NW, Edmonton	50%	121,357	60,679	1985		0.7	0.4	5-storey downtown office building
2220 College Avenue, Regina	100%	59,590	59,590	1976		0.6	0.6	7-storey suburban office building
Morgex Building, Edmonton	100%	53,000	53,000	1982	1995	4.8	4.8	Single storey suburban office building
Gallery Building, Yellowknife	100%	50,149	50,149	1970		0.1	0.1	3-storey office building
St. Albert Trail Centre, Edmonton	50%	96,804	48,402	2004	2005	6.0	3.0	Single storey suburban office building
10216 - 124th Street, Edmonton	25%	154,514	38,629	1983		1.0	0.3	7-storey suburban office building with underground parking
2055 Premier Way, Strathcona County	40%	91,763	36,705	2007		4.3	1.7	2-storey suburban retail building
26229 Township Road 531, Parkland County	40%	89,744	35,898	1968		6.5	2.6	2-storey industrial Class B office warehouse
2400 College Avenue, Regina	100%	35,528	35,528	1977		0.5	0.5	5-storey suburban office building
2899 Broadmoor Blvd., Strathcona County	40%	82,964	33,186	1999		3.5	1.4	2-storey suburban retail building
2693 Broadmoor Blvd., Strathcona County	40%	82,531	33,012	2007		4.1	1.6	2-storey suburban retail building
11404 Winterburn Rd NW, Edmonton	40%	82,341	32,936	2004		6.3	2.5	2-storey multi-tenant industrial building
Royal Centre, Saskatoon	100%	32,128	32,128	1952		0.8	0.8	Multi-tenant downtown retail and office complex
2833 Broadmoor Blvd., Strathcona County	40%	76,376	30,550	2000		3.2	1.3	2-storey suburban retail building
2208 Scarth Street, Regina	100%	25,310	25,310	1974		3.2	3.2	Suburban office building
16134 - 114th Avenue NW, Edmonton	40%	48,542	19,417	2006		4.4	1.8	2-storey multi-tenant industrial building
Royal centre, Saskatoon Retail	100%	16,423	16,423	1952		-	-	Multi-tenant downtown retail and office
13183 - 146th Street NW, Edmonton	40%	40,132	16,053	2005		2.6	1.1	2-storey suburban office building
Capital Centre, Edmonton	25%	64,114	16,029	1978		0.9	0.2	2-storey suburban office building
2445 - 13th Avenue, Regina	100%	16,018	16,018	1975		0.4	0.4	3-storey downtown office building
16104 - 114th Avenue NW, Edmonton	40%	28,664	11,466	1972		4.4	1.8	Multi-tenant industrial building
234 - 1st Avenue South, Saskatoon	100%	9,567	9,567	0		-	-	413-stall 4-storey downtown parking garage with ground retail units
<b>Western Canada Office</b>	<b>82%</b>	<b>4,944,977</b>	<b>4,074,286</b>			<b>109.1</b>	<b>70.6</b>	
Telus Tower, Calgary	50%	708,600	354,300	1983		1.7	0.9	28-storey office building
840 - 7th Avenue SW, Calgary	100%	267,794	267,794	1979	2001	0.4	0.4	20-storey office building
444 - 7th Building, Calgary	100%	251,931	251,931	1963	1998	0.8	0.8	10-storey downtown office building
McFarlane Tower, Calgary	100%	242,243	242,243	1979	2003	0.7	0.7	18-storey office building
Life Plaza, Calgary	100%	236,767	236,767	1980	1992	0.5	0.5	18-storey office building
Rocky Mountain Plaza, Calgary	100%	196,740	196,740	1972		0.9	0.9	14-storey downtown office building

Property	Ownership	Total GLA in Square Feet	Owned Share		Year Renovated	Total Site Area in Acres	Owned Share of Site Area in Acres	Description of Asset
			of Total GLA in Square Feet	Year Built				
Franklin Atrium, Calgary	100%	149,005	149,005	1981		7.9	7.9	Two 2-storey office buildings
Airport Corporate Centre, Calgary	100%	148,478	148,478	2000		-	-	8-storey multi-tenant office building
Northland Building, Calgary	100%	146,600	146,600	1982		0.4	0.4	14-storey downtown office building
606 4th Building & Barclay Parkade, Calgary	100%	134,093	134,093	1969	1998	0.3	0.3	14-storey downtown office building
Roslyn Building, Calgary	100%	131,762	131,762	1966	2003	0.5	0.5	10-storey downtown office building
IBM Corporate Park, Calgary	33%	357,308	119,091	2002		2.4	0.8	One 5-storey and two 6-storey office building
Atrium I, Calgary	100%	109,793	109,793	1978		0.5	0.5	8-storey office building
Atrium II, Calgary	100%	109,392	109,392	1979		0.4	0.4	8-storey downtown office building
510 - 5th Street SW, Calgary	100%	109,226	109,226	1981		0.2	0.2	18-storey downtown office building
Joffre Place, Calgary	100%	107,368	107,368	1980		0.6	0.6	6-storey office building
Dominion Centre, Calgary	100%	99,014	99,014	1979		0.3	0.3	11-storey downtown office building
435 - 4th Avenue SW, Calgary	100%	88,736	88,736	1978		0.4	0.4	7-storey downtown office building
2891 Sunridge Way, Calgary	100%	87,250	87,250	2001		5.1	5.1	3-storey suburban office building
Kensington House, Calgary	100%	77,590	77,590	1982	2002/2003	0.6	0.6	5-storey midtown office with grade retail
1035 - 7th Ave SW, Calgary	100%	75,129	75,129	1979	2002	0.6	0.6	6-storey office building
3115 - 12th Street NE, Calgary	100%	73,560	73,560	1981		2.3	2.3	4-storey suburban office building
Mount Royal Place, Calgary	100%	58,902	58,902	1979	2004	0.5	0.5	6-storey office building
441 - 5th Avenue SW, Calgary	100%	58,651	58,651	1973		0.2	0.2	10-storey downtown office building
9705 Horton Road SW, Calgary	100%	54,232	54,232	1976		0.8	0.8	One 5-storey and two 2-storey suburban buildings
Braithwaite Boyle Centre, Calgary	100%	54,221	54,221	1982		0.3	0.3	6-storey suburban office building
Franklin Building, Calgary	100%	50,577	50,577	1978	2001	2.6	2.6	2-storey office building
2816 - 11th Street NE, Calgary	100%	33,542	33,542	1981		0.9	0.9	3-storey suburban office building
Riverbend Atrium, Calgary	25%	88,053	22,013	1981	2001	3.0	0.8	2-storey suburban office building
Centre 70, Calgary	15%	132,329	19,849	1977		2.0	0.3	8-storey suburban office building
Stockman Centre, Calgary	25%	62,202	15,551	1979		1.8	0.4	3-storey office building with underground parking
<b>Calgary Office</b>	<b>82%</b>	<b>4,501,088</b>	<b>3,683,400</b>			<b>39.5</b>	<b>31.8</b>	
Scotia Plaza, Toronto	67%	1,578,660	1,052,493	1989		-	-	68-storey,5-storey and 3-storey downtown Class AAA office buildings with below grade concourse
Adelaide Place, Toronto	100%	654,645	654,645	1982	2001	2.1	2.1	One 22-storey and one 20-storey downtown office buildings
5915-5935 Airport Road, Mississauga	100%	492,743	492,743	1983		10.5	10.5	11-storey Class A office building
Aviva Corporate Centre, Toronto	100%	352,425	352,425	1987		9.8	9.8	3-storey, 2-storey, and 7-storey interconnected suburban office complex
6655-6725 Airport Road, Mississauga	100%	329,725	329,725	1983		12.6	12.6	6 and 7-storey office buildings, and 1 and 2-storey flex building
AIR MILES Tower, Toronto	100%	322,557	322,557	1992		0.7	0.7	20-storey downtown office building
5001 Yonge Street, Toronto	100%	309,138	309,138	1992		1.0	1.0	20-storey office building
655 Bay Street, Toronto	100%	297,878	297,878	1990		1.3	1.3	17-storey Class A downtown office building
Scotia Plaza, Toronto	67%	401,705	267,817	1951		-	-	26-storey above grade downtown office building
720 Bay Street, Toronto	100%	247,743	247,743	1989		0.6	0.6	11-storey downtown office building
Market Square, Kitchener	100%	240,710	240,710	1975	1986	4.0	4.0	3-storey retail and office building
100 Frederick Street, Kitchener	100%	237,548	237,548	1981	2005	1.8	1.8	10-storey office building
1 Riverside Drive,Windsor	100%	235,915	235,915	2002		1.8	1.8	14-storey Class A office building with ground floor podium and 1-level below grade
18 King Street East, Toronto	100%	231,272	231,272	1967	2008/2009	0.5	0.5	18-storey downtown office building
275 Dundas Street West, London	40%	540,832	216,333	1974		2.8	1.1	21-storey building and 23-storey building
36 Toronto Street, Toronto	100%	214,040	214,040	1875	2008/2009	0.5	0.5	13-storey downtown office building
State Street Financial Centre, Toronto	50%	413,933	206,967	1958	2001	1.3	0.7	17-storey downtown office building
2075 Kennedy Road, Toronto	100%	204,802	204,802	1991		5.4	5.4	13-storey Class A office building
5945-5955 Airport Road, Mississauga	100%	177,834	177,834	1981		6.8	6.8	One 3-storey office complex
50 Burnhamthorpe Road West, Mississauga	50%	346,883	173,095	1987		2.1	1.0	15-storey office building with retail space
50 Queen Street North, Kitchener	100%	169,769	169,769	1978	2004	0.9	0.9	11-storey office building
30 Eglinton Avenue West, Mississauga	100%	164,987	164,987	1989		6.3	6.3	8-storey Class A suburban office building
401 & 405 The West Mall Street, Toronto	40%	411,816	164,726	1985	2007	4.6	1.8	Two 11-storey office buildings
300, 302 & 304 The East Mall, Toronto	50%	326,389	162,868	1973		4.5	2.2	Two 6-storey office building and one 9-storey building
625 Cochrane Drive, Markham	100%	162,792	162,792	1989		5.8	5.8	10-storey Class A suburban office building
330 Bay Street, Toronto	100%	161,634	161,634	1926		0.4	0.4	16 and 11-storey downtown office complex
Valleywood Corporate Centre, Markham	100%	154,400	154,400	1990		16.6	16.6	9-storey Class A suburban office building

Property	Ownership	Total GLA in Square Feet	Owned Share		Year Renovated	Total Site Area in Acres	Owned Share of Site Area in Acres	Description of Asset
			of Total GLA in Square Feet	Year Built				
90 Burnhamthorpe Road West, Mississauga	50%	300,623	150,011	1989		0.9	0.5	16-storey office building with retail space
185 The West Mall, Toronto	50%	297,292	148,349	1989	2006	9.3	4.6	16-storey multi-tenant office building
8 King Street East, Toronto	100%	146,968	146,968	1914	2006/2008	0.2	0.2	21-storey downtown office building
2645 Skymark Ave., Mississauga	100%	142,487	142,487	1984		6.6	6.6	2-storey office building with 32' warehouse
55 King Street West, Kitchener	100%	124,493	124,493	1992		1.1	1.1	12-storey office building
250 Dundas Street West, Toronto	100%	121,593	121,593	1983		0.6	0.6	8-storey multi-tenant downtown office building
100 Gough Road, Markham	100%	111,840	111,840	1980		9.2	9.2	2-storey, brick clad data centre on long-term lease to IBM
Victory Building, Toronto	100%	101,420	101,420	1925	2007/2008	0.2	0.2	20-storey downtown office building
235 King Street East, Kitchener	100%	100,798	100,798	1977		0.6	0.6	6-storey office building with underground parking
22 Frederick Street, Kitchener	100%	95,150	95,150	1973	1999	0.7	0.7	12-storey office building
Accelerator Building, Waterloo	100%	92,762	92,762	2006		5.5	5.5	3-storey suburban office building
6299 Airport Road, Mississauga	100%	90,779	90,779	1975	2007	2.1	2.1	7-storey office building
1020 Birchmount, Toronto	100%	87,161	87,161	1952		3.7	3.7	Single storey industrial building
425 Bloor Street East, Toronto	100%	83,022	83,022	1986		0.6	0.6	5-storey downtown office building
6303 Airport Road, Mississauga	100%	80,325	80,325	1979	2007	1.8	1.8	5-storey office building
195 The West Mall, Toronto	50%	160,812	80,245	1984		5.1	2.5	11-storey single tenant office building
191 The West Mall, Toronto	50%	157,822	78,753	1985		5.0	2.5	11-storey multi-tenant office building
586 Argus Road, Oakville	100%	74,570	74,570	1992	2011	2.6	2.6	2-storey suburban office building
2810 Matheson Boulevard East, Mississauga	50%	135,384	67,557	1989		5.3	2.6	8-storey office building with ground floor retail
357 Bay Street, Toronto	100%	63,349	63,349	1921	2008	0.2	0.2	10-storey downtown office building
6509 Airport Road, Mississauga	100%	60,000	60,000	1981	2010	2.9	2.9	2-storey Class B single tenant office building
10 King Street East, Toronto	100%	57,052	57,052	1965	2010	0.1	0.1	14-storey downtown office building
360 Bay Street, Toronto	100%	56,719	56,719	1955	2007/2009	0.1	0.1	10-storey downtown office building
350 Bay Street, Toronto	100%	52,782	52,782	1928	1987	0.1	0.1	13-storey downtown office building
2550 Argentia Road, Mississauga	100%	51,639	51,639	1987		4.9	4.9	2-storey multi-tenant suburban office building
67 Richmond Street West, Toronto	100%	44,996	44,996	1940		0.2	0.2	7-storey downtown office building
180 Keil Drive South, Chatham	100%	36,927	36,927	2005		3.6	3.6	Single-storey office building with 230 parking spaces
366 Bay Street, Toronto	100%	36,371	36,371	1959	2006/2009	0.1	0.1	12-storey downtown office building
49 Ontario Street, Toronto	40%	87,105	34,842	1972		1.1	0.4	7-storey downtown office building
6501 Mississauga Road, Mississauga	40%	85,002	34,001	1982		7.6	3.0	1-storey office building
56 Temperance Street, Toronto	100%	32,239	32,239	1984	2008	0.1	0.1	10-storey downtown office building
2010 Winston Park Drive, Oakville	40%	79,137	31,655	1990		3.8	1.5	5-storey multi-tenant office building
6531 Mississauga Road, Mississauga	40%	71,192	28,477	1978		6.5	2.6	1-storey office building
80 Whitehall Drive, Markham	40%	60,805	24,322	1990		1.1	0.4	2-storey suburban office building
10 Lower Spadina Avenue, Toronto	40%	60,255	24,102	1988		0.1	0.0	7-storey downtown office building
3035 Orlando Drive, Mississauga	100%	16,754	16,754	1991		2.4	2.4	Single storey Class B 2-tenant office building
70 King Street East, Kitchener	100%	9,485	9,485	1977	2009	0.9	0.9	Single level retail restaurant space
<b>Greater Toronto Area Office <sup>1</sup></b>	<b>80%</b>	<b>12,849,885</b>	<b>10,280,851</b>			<b>201.3</b>	<b>168.0</b>	
700 De la Gauchetière Street West, Montréal	100%	953,996	953,996	1983	2003/2010	1.6	1.6	28-storey Class A downtown office building
445 Opus Industrial Boulevard, Mount Juliet, Nashville	100%	717,160	717,160	2010		16.5	16.5	Single tenant industrial building
200 Chemin Sainte-Foy, Quebec City	100%	398,351	398,351	1970	2005	0.4	0.4	12-storey Class B office building with parking and storage
2450 Rue Girouard, Saint-Hyacinthe	100%	231,500	231,500	1959	1967	5.4	5.4	Two 5-storey single tenant office buildings joined by an overhead walkway
12800 Foster Street, Overland Park	100%	185,178	185,178	2006		10.0	10.0	5-storey Class A building with a 2-storey parking structure
400 Cumberland Road, Ottawa	100%	174,322	174,322	1972	2000	0.5	0.5	11-storey downtown office building
2200-2204 Walkley Road, Ottawa	100%	158,898	158,898	1985		7.1	7.1	One 2-storey and one 5-storey suburban office building
130 Slater Street, Ottawa	100%	122,717	122,717	1968		0.4	0.4	13-storey downtown office building
900 D'Youville, Quebec City	100%	122,671	122,671	1956	1988	0.5	0.5	9-storey and 8-storey office buildings
Gateway Business Park, Ottawa	100%	120,790	120,790	1987		6.0	6.0	3 suburban 6-storey office buildings
1125 Innovation Drive, Ottawa	100%	115,771	115,771	2000		7.0	7.0	Two 2-storey and one 3-storey interconnected suburban office complex
150 Metcalfe Street, Ottawa	100%	109,942	109,942	1991		0.2	0.2	22-storey Class A downtown office building
22 Varennes Street, Gatineau	100%	107,783	107,783	2001		4.3	4.3	2-storey suburban office building
360 Laurier Avenue West, Ottawa	100%	107,298	107,298	1966	2010	0.3	0.3	11-storey downtown office building
580 Rue Grande Allée, Quebec City	100%	90,770	90,770	1912		1.0	1.0	6-storey office building with parkade
250 King Street, Fredericton	100%	80,162	80,162	1999		1.4	1.4	4-storey office building
277 Pleasant Street, Dartmouth	100%	76,527	76,527	1971		1.8	1.8	5-storey office building with underground parking



Property	Ownership	Total GLA in Square Feet	Owned Share		Year Renovated	Total Site Area in Acres	Owned Share of Site Area in Acres	Description of Asset
			of Total GLA in Square Feet	Year Built				
219 Laurier Avenue West, Ottawa	40%	187,910	75,164	1965		0.3	0.1	14-storey downtown office building
8550 Newman Boulevard, Montreal	100%	66,397	66,397	2001	2005	2.8	2.8	2-storey steel multi-tenant office building
236 Brownlow Avenue, Dartmouth	100%	60,739	60,739	1987		4.2	4.2	1-storey multi-tenant suburban office building
2625 Queensview Drive, Ottawa	100%	46,156	46,156	1983		2.7	2.7	2-storey Class B multi-tenant suburban office building
1305 Chemin Sainte-Foy, Quebec City	100%	35,156	35,156	1957	1991	0.3	0.3	Office building with multiple parking spaces
Seven Capella Court, Ottawa	100%	31,362	31,362	2002		1.3	1.3	3-storey single tenant suburban office building
111 Ilsley Avenue, Dartmouth	100%	27,428	27,428	1983		1.6	1.6	3-storey suburban Class B office building
700 De la Gauchetière Street West, Montréal	79%	33,710	26,698	1983	2003/2010	1.6	1.3	3-level podium of retail space
680 Broadway Street, Tillsonburg	50%	47,016	23,461	2003		8.3	4.1	Neighbourhood shopping centre with a 10 pump service station
141 Saint Jean Street, Quebec City	100%	22,333	22,333	1920		0.2	0.2	3-storey office and residential building
460 Two Nations Crossing, Fredericton	40%	50,945	20,378	2008		3.7	1.5	3-storey single tenant suburban office building
117 Kearney Lake Road, Halifax	35%	36,287	12,700	1994		4.2	1.5	Multi-tenant retail plaza with one above grade and one partial second level
55 Norfolk Street South, Simcoe	40%	12,887	5,155	1987	2000	0.6	0.2	Office / retail complex with RBC branch
<b>Eastern Canada Office/US</b>	<b>95%</b>	<b>4,532,162</b>	<b>4,326,963</b>			<b>96.1</b>	<b>86.2</b>	
<b>Total Office <sup>2</sup></b>	<b>83%</b>	<b>26,828,112</b>	<b>22,365,500</b>			<b>445.9</b>	<b>356.5</b>	
<b>Redeveloped Properties:</b>								
Bellanca Building, Yellowknife	100%	52,285	52,285	1973	1996	0.6	0.6	10-storey office building
<b>Redeveloped Properties</b>		<b>52,285</b>	<b>52,285</b>			<b>0.6</b>	<b>0.6</b>	
<b>Properties Held for Sale:</b>								
7102-7220 Barlow Trail SE, Calgary	100%	223,836	223,836	1979		9.7	9.7	Multi-tenant industrial warehouse
7122-7126 Barlow Trail SE, Calgary	100%	5,400	5,400	1979		0.2	0.2	Multi-tenant industrial warehouse
7128-7132 Barlow Trail SE, Calgary	100%	5,440	5,440	1979		0.2	0.2	Multi-tenant industrial warehouse
2640 Quance Street East, Regina	100%	86,699	86,699	1994		2.4	2.4	Single storey retail strip centre
12804 - 137th Avenue NW, Edmonton	100%	54,514	54,514	1989	2006	5.1	5.1	Single storey suburban retail
193 Malpeque Road, Charlottetown	100%	41,573	41,573	2006		3.0	3.0	Single storey multi-tenant retail building
998 Parkland Drive, Halifax	100%	33,857	33,857	2006		1.3	1.3	2-storey complex with retail space on main level
655 University Avenue, Charlottetown	100%	26,043	26,043	1998		3.1	3.1	Single storey single tenant retail building
<b>Total Properties Held for Sale</b>		<b>477,362</b>	<b>477,362</b>			<b>14.9</b>	<b>14.9</b>	
<b>Total Office Including Properties Held for Sale</b>		<b>27,357,759</b>	<b>22,895,147</b>			<b>460.9</b>	<b>371.4</b>	

<sup>1</sup> Includes Southwest Ontario Properties

<sup>2</sup> Excludes Properties Held for Sale

**Table 3: Industrial Revenue Properties**

September 30, 2012

Property	Ownership	Total GLA in Square Feet	Owned Share of Total GLA in Square Feet	Year Built	Year Renovated	Clear Ceiling Height (Warehouse Component)	Total Site Area in Acres	Owned Share of Site Area in Acres	Description of Asset
<b>Properties Held for Sale:</b>									
1421 Rue Ampère, Boucherville	100%	457,875	457,875	1998	2002	27'	21.6	21.6	Single storey industrial and head office
275 Wellington Street East, Aurora	100%	317,000	317,000	1986		27'	16.3	16.3	Single storey industrial building with 2 level office space
1125 - 50th Avenue, Montreal	100%	210,710	210,710	2000		26'	13.3	13.3	Single storey single tenant industrial building
8000 Av Blaise-Pascal, Montréal	100%	206,345	206,345	1993		23'	13.8	13.8	Single storey industrial facility with second storey offices
1313 Autoroute Chomedey, Laval	100%	184,493	184,493	1999		26'	8.1	8.1	Single storey industrial facility with second storey offices
15303 - 128th Avenue, Edmonton	100%	178,143	178,143	1977	2004	25'	12.4	12.4	Multi-tenant industrial warehouse
628-668 Henderson Drive, Regina	100%	163,807	163,807	1975		19'	9.1	9.1	Single storey multi-tenant industrial building
10001 Boulevard Metropolitain, Montréal	40%	327,000	130,800	2004		41'	28.5	11.4	Single storey single tenant industrial building
Alberta Park, Edmonton	100%	130,138	130,138	1981		22'	5.2	5.2	Four building 1 and 2 storey multi-tenant
131 Thornhill Drive, Halifax	100%	115,773	115,773	1986		18'	4.7	4.7	Industrial warehouse distribution building
2340 St. Laurent Blvd., Ottawa	100%	114,724	114,724	1989		0'	6.2	6.2	Single-storey industrial building with f
580 Industrial Road, London	100%	113,595	113,595	1972	2002	0'	12.7	12.7	Single tenant industrial building
603 Park Street, Regina	100%	109,333	109,333	1978		19'	0.6	0.6	Single storey multi-tenant industrial building
970 Fraser Drive, Burlington	100%	95,444	95,444	1999		0'	6.9	6.9	2-storey single tenant flex office and laboratory building
7004-7042 - 30th Street SE, Calgary	100%	94,029	94,029	1976		18'	5.3	5.3	Multi-tenant industrial warehouse
722 Edinburgh Drive, Moncton	100%	93,504	93,504	1977	1999	22'	4.7	4.7	Industrial building
4515/4525 Rhodes Drive, Windsor	100%	91,057	91,057	1999		0'	9.0	9.0	2 buildings comprising of ceiling height of 22'
Southwood Centre, Edmonton	100%	75,172	75,172	1998		28'	4.5	4.5	Single storey industrial building
9305 Twin Oaks Drive, Windsor	100%	74,239	74,239	1996		28'	5.2	5.2	Single storey industrial building with office and open plant area
4710-4760 - 14th Street NE, Calgary	100%	72,866	72,866	1976		18'	4.0	4.0	Multi-tenant industrial warehouse
2777 - 23rd Avenue NE, Calgary	100%	67,250	67,250	2001		24'	3.8	3.8	Single storey flex building
170 Joseph Zatzman Drive, Dartmouth	100%	65,670	65,670	1981		16'	4.0	4.0	Single storey multi-tenant industrial building
2150 - 29th Street NE, Calgary	100%	59,865	59,865	1999		24'	3.3	3.3	Single storey flex building
105 Akerley Boulevard, Dartmouth	100%	57,436	57,436	1983		18'	3.3	3.3	Single storey multi-tenant industrial building
1139-1165 - 40th Avenue NE, Calgary	100%	57,344	57,344	1974		20'	2.9	2.9	Multi-tenant industrial warehouse
2151 - 32nd Street NE, Calgary	100%	57,198	57,198	1999		24'	3.4	3.4	Single storey flex building
501-529 - 36th Avenue SE, Calgary	100%	57,122	57,122	1974		18'	2.9	2.9	Multi-tenant industrial warehouse
4504-4576 - 14th Street NE, Calgary	100%	57,055	57,055	1976		16'	4.1	4.1	Multi-tenant industrial warehouse
2928 Sunridge Way NE, Calgary	100%	56,904	56,904	2003		24'	4.1	4.1	Single storey flex building
310 Henderson Drive, Regina	15%	373,284	55,993	1976		24'	24.0	3.6	1-storey and 2-storey multi-tenant industrial buildings
4402-4434 - 10th Street NE, Calgary	100%	54,015	54,015	1974		16'	3.1	3.1	Multi-tenant industrial warehouse
2985 - 23rd Avenue NE, Calgary	100%	53,265	53,265	2000		24'	3.0	3.0	Single storey flex building
Park 19, Edmonton	100%	48,365	48,365	1975	1987	21'	3.7	3.7	Single tenant industrial building
1155 Autoroute Chomedey, Laval	40%	115,362	46,145	1990	2002	22'	11.2	4.5	2-storey single tenant industrial building
880 Rangeview Road, Mississauga	100%	45,600	45,600	1977	2005	24'	3.2	3.2	Single storey industrial building
1900 Dickson Street, Montreal	20%	225,000	45,000	2003		26'	17.1	3.4	Single storey warehouse with 2-storey office building
4021 - 9th Street SE, Calgary	100%	44,491	44,491	1961		0'	1.9	1.9	Single tenant industrial building
81 Wright Avenue, Dartmouth	100%	44,131	44,131	1986		20'	3.6	3.6	Single storey multi-tenant industrial building
1512 & 1514 - 8th Street, Nisku	100%	42,670	42,670	1980		20'	10.2	10.2	Single storey industrial building
535-561 - 36th Avenue SE, Calgary	100%	41,440	41,440	1974		16'	1.9	1.9	Multi-tenant industrial warehouse
222 Edinburgh Drive, Moncton	100%	41,200	41,200	1975	1990	20'	8.6	8.6	Multi-tenant industrial building
30 Simmonds Drive, Dartmouth	100%	37,240	37,240	1982		16'	2.8	2.8	Single storey multi-tenant industrial building
651 Henderson Drive, Regina	40%	90,152	36,061	1982		19'	5.0	2.0	Single storey multi-tenant industrial building
Parkland County, Edmonton	100%	34,904	34,904	2005		24'	9.0	9.0	Single storey single tenant industrial building
2946 Walker Road, Windsor	100%	32,264	32,264	1960		0'	4.0	4.0	Single floor light industrial building
Wood Group ESP, Edmonton	100%	30,353	30,353	2006		28'	5.5	5.5	Single storey single tenant office warehouse
2876 Sunridge Way NE, Calgary	100%	30,000	30,000	2000		16'	2.3	2.3	Single storey flex building
6804-6818 - 30th Street SE, Calgary	100%	29,998	29,998	1976		16'	1.2	1.2	Multi-tenant industrial warehouse
6023-6039 Centre Street South, Calgary	100%	28,792	28,792	1973		15'	1.5	1.5	Multi-tenant retail warehouse
4502-4516 - 10th Street NE, Calgary	100%	28,653	28,653	1974		16'	1.4	1.4	Multi-tenant industrial warehouse
15301 - 100th Street, Grande Prairie	100%	27,058	27,058	2005		24'	13.2	13.2	Single storey single tenant industrial building
6043-6055 Centre Street South, Calgary	100%	25,200	25,200	1973		15'	1.3	1.3	Multi-tenant retail warehouse
530-544 - 38A Avenue SE, Calgary	100%	23,987	23,987	1974		16'	1.2	1.2	Multi-tenant industrial warehouse
29 Varennes Street, Gatineau	100%	23,959	23,959	2006		20'	3.4	3.4	Single storey industrial building with flex office building
402 McDonald Street, Regina	40%	55,311	22,124	1984		0'	2.8	1.1	Single storey suburban flex office building
1135-1149 - 45th Avenue NE, Calgary	100%	21,552	21,552	1974		16'	1.3	1.3	Multi-tenant industrial warehouse
4620-4640 - 11th Street NE, Calgary	100%	21,111	21,111	1971		16'	1.4	1.4	Multi-tenant industrial warehouse
3510 29th Street NE, Calgary	100%	65,009	65,009	1998		0'	3.0	3.0	2-storey multi-tenant flex building
2175 29th Street NE, Calgary	100%	58,820	58,820	2000		0'	3.5	3.5	1-storey flex building
2256 29th Street NE, Calgary	100%	58,015	58,015	1998		0'	3.5	3.5	1-storey flex building

**Table 3: Industrial Revenue Properties**

September 30, 2012

Property	Ownership	Total GLA in Square Feet	Owned Share of Total GLA in Square Feet	Year Built	Year Renovated	Clear Ceiling Height (Warehouse Component)	Total Site Area in Acres	Owned Share of Site Area in Acres	Description of Asset
2121 29th Street NE, Calgary	100%	56,648	56,648	2000		0'	3.8	3.8	1-storey flex building
2886 Sunridge Way NE, Calgary	100%	44,230	44,230	2001		0'	3.5	3.5	1-storey flex building
3250 Sunridge Way NE, Calgary	100%	27,180	27,180	2000		0'	2.1	2.1	1-storey flex building
3030 Sunridge Way NE, Calgary	100%	27,016	27,016	2000		0'	2.1	2.1	1-storey flex building
2721 Hopewell Place NE, Calgary	100%	37,690	37,690	2006		0'	1.9	1.9	2-storey single tenant flex building
102-114 - 61st Avenue SW, Calgary	100%	18,890	18,890	1973		14'	1.1	1.1	Multi-tenant retail warehouse
6715 - 85th Avenue, Fort St. John	100%	17,405	17,405	2006		28'	29.7	29.7	Single storey single tenant industrial building
38 Valcourt Street, Gatineau	100%	16,456	16,456	1985		12'	1.2	1.2	Multi-tenant industrial building
4001-4019 - 23rd Street NE, Calgary	100%	15,787	15,787	1976		16'	1.1	1.1	Multi-tenant industrial warehouse
2915-2925 - 58th Avenue SE, Calgary	100%	15,556	15,556	1976		16'	1.0	1.0	Multi-tenant industrial warehouse
310 Hoffer Drive, Regina	40%	37,928	15,171	1985		0'	2.8	1.1	Suburban flex office building
4515-4519 - 1st Street SE, Calgary	100%	14,340	14,340	1969		16'	0.7	0.7	Multi-tenant retail warehouse
120 Pond E., Brooks	100%	14,305	14,305	2006		24'	5.2	5.2	Single storey single tenant industrial building
3503-3521 - 62nd Avenue SE, Calgary	100%	13,343	13,343	1975		13'	1.2	1.2	Multi-tenant industrial warehouse
4501-4509 - 1st Street SE, Calgary	100%	13,200	13,200	1970		16'	0.7	0.7	Multi-tenant retail warehouse
2240 Premier Way, Edmonton	50%	26,381	13,191	2003		30'	1.5	0.8	Single storey single tenant industrial building
4523-4529 - 1st Street SE, Calgary	100%	11,400	11,400	1969		13'	0.7	0.7	Multi-tenant retail warehouse
<b>Total Industrial Properties - Discontinued Operations</b>	<b>85%</b>	<b>6,020,047</b>	<b>5,134,114</b>			<b>19'</b>	<b>442.7</b>	<b>377.7</b>	

**Table 4: Expiring vs Market Rents <sup>1</sup>(2012-2016+)**

September 30, 2012

Property	Owned GLA in Square Feet	Expiring Rent					
		Monthly Tenancies	Expiring Rent 2012	Expiring Rent 2013	Expiring Rent 2014	Expiring Rent 2015	Expiring Rent 2016+
Western Canada	4,074,286	\$ 11.01	\$ 18.95	\$ 17.37	\$ 17.57	\$ 16.47	\$ 20.83
Calgary	3,683,400	\$ 21.50	\$ 20.68	\$ 23.55	\$ 19.67	\$ 14.31	\$ 21.07
Greater Toronto Area <sup>2</sup>	10,280,851	\$ 0.90	\$ 18.89	\$ 14.62	\$ 16.18	\$ 15.07	\$ 20.46
Eastern Canada/US	4,326,963	\$ -	\$ 16.95	\$ 14.55	\$ 14.71	\$ 16.08	\$ 12.75
<b>Total<sup>3</sup></b>	<b>22,365,500</b>	<b>\$ 4.00</b>	<b>\$ 18.99</b>	<b>\$ 17.60</b>	<b>\$ 17.23</b>	<b>\$ 15.40</b>	<b>\$ 18.83</b>
<b>2012 Market Rent for Contracted Lease Expiries<sup>4</sup></b>		<b>\$ 15.73</b>	<b>\$ 20.53</b>	<b>\$ 19.38</b>	<b>\$ 18.71</b>	<b>\$ 17.72</b>	<b>\$ 19.62</b>



<sup>1</sup>Expiring Rents reflect cash rents

<sup>2</sup>Includes Southwest Ontario Properties

<sup>3</sup>Excludes Properties Held for Sale

<sup>4</sup>Estimate only, subject to change with market conditions in each market segment, not inflated for future years

## Table 5: Average In-Place Rents

September 30, 2012

<b>Property</b>	<b>Owned Share of Total GLA in Square Feet</b>	<b>Average In Place Net Rent Total Occupied GLA</b>	<b>Market Rent<sup>1</sup> per Square Feet</b>
Western Canada	4,074,286	\$ 18.31	\$ 21.27
Calgary	3,683,400	\$ 19.79	\$ 24.89
Greater Toronto Area <sup>2</sup>	10,280,851	\$ 17.98	\$ 19.29
Eastern Canada/US	4,326,963	\$ 12.17	\$ 13.24
<b>Total<sup>3</sup></b>	<b>22,365,500</b>	<b>\$ 17.18</b>	<b>\$ 19.36</b>

<sup>1</sup> Estimate only, subject to change with market conditions in each market segment, not inflated for future years

<sup>2</sup> Includes Southwest Ontario Properties

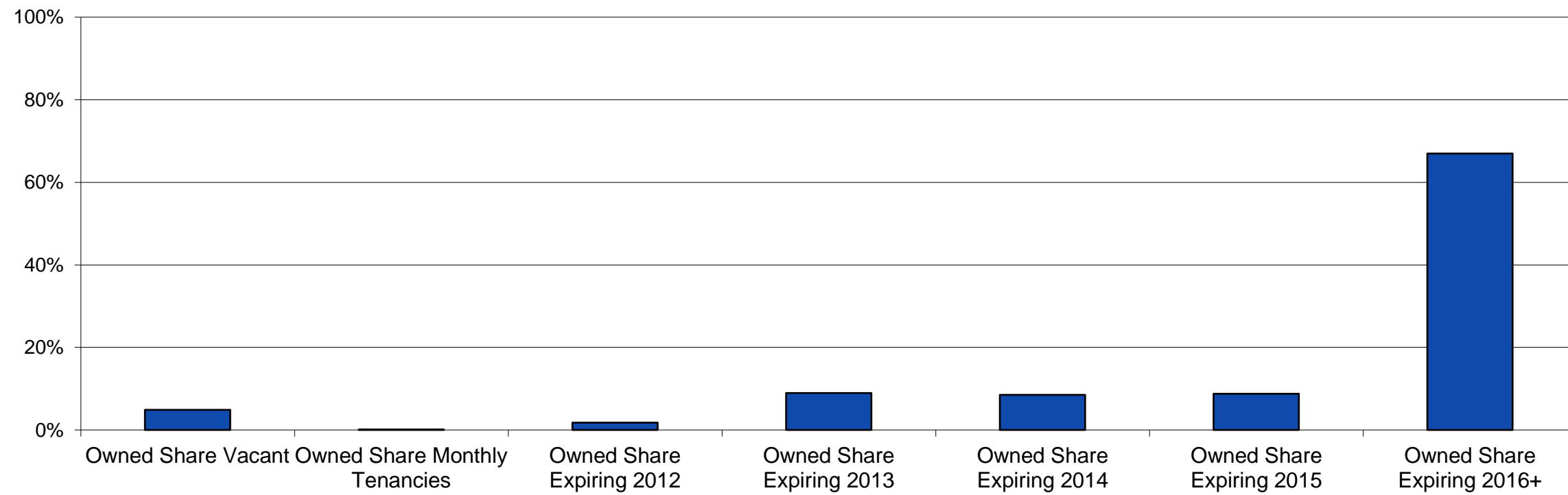
**Table 6: Annual Contracted Lease Rollovers (2012-2016+)**

September 30, 2012

Property	Owned Share of Total GLA in Square Feet	Owned Share Vacant	Owned Share Monthly Tenancies	Owned Share Expiring 2012	Owned Share Expiring 2013	Owned Share Expiring 2014	Owned Share Expiring 2015	Owned Share Expiring 2016+
Western Canada	4,074,286	195,857	4,740	208,003	318,874	388,696	334,788	2,623,329
Calgary	3,683,400	233,621	515	34,623	575,195	480,484	301,220	2,057,743
Greater Toronto Area <sup>1</sup>	10,280,851	553,946	13,631	134,336	938,237	871,433	922,367	6,846,901
Eastern Canada/US	4,326,963	113,357	-	18,169	181,285	156,476	401,708	3,455,968
<b>Total <sup>2</sup></b>	<b>22,365,500</b>	<b>1,096,781</b>	<b>18,886</b>	<b>395,130</b>	<b>2,013,591</b>	<b>1,897,089</b>	<b>1,960,083</b>	<b>14,983,940</b>
	<i>100.0%</i>	<i>4.9%</i>	<i>0.1%</i>	<i>1.8%</i>	<i>9.0%</i>	<i>8.5%</i>	<i>8.8%</i>	<i>67.0%</i>

<sup>1</sup> Includes Southwest Ontario Properties

<sup>2</sup> Excludes Properties Held for Sale



**Table 7: Occupancy By Asset**

September 30, 2012

Property	Total GLA in Square Feet	Owned Share of Total GLA in Square Feet	No. of Tenants	Average Tenant Size in Square Feet	Average Lease Term Remaining in years	Owned Share Vacant in Square Feet	Occupancy
HSBC Bank Place, Edmonton	299,983	299,983	18	15,064	3.51	28,826	90.4%
Enbridge Place, Edmonton	262,642	262,642	6	43,774	7.75	-	100.0%
Saskatoon Square, Saskatoon	228,371	228,371	18	12,060	4.58	11,288	95.1%
Station Tower, Surrey	219,133	219,133	19	11,471	4.89	1,177	99.5%
1900 Sherwood Place, Regina	185,104	185,104	7	26,443	6.00	-	100.0%
Milner Building, Edmonton	173,325	173,325	5	34,665	4.98	-	95.5%
Victoria Tower, Regina	144,165	144,165	2	72,083	5.85	-	100.0%
Baker Centre, Edmonton	143,994	143,994	27	4,620	3.72	19,245	86.6%
Princeton Tower, Saskatoon	132,702	132,702	20	6,479	3.77	3,132	97.6%
HSBC Building, Edmonton	118,293	118,293	20	5,641	2.40	5,472	95.4%
4259-4299 Canada Way, Burnaby	117,974	117,974	18	5,639	3.23	16,481	86.0%
13888 Wireless Way, Richmond	116,530	116,530	2	58,265	5.56	-	100.0%
Highfield Place, Edmonton	103,212	103,212	6	16,426	1.35	4,659	95.5%
Scotia Centre, Yellowknife	101,440	101,440	13	7,489	1.46	4,082	96.0%
Richmond Place, Richmond	94,646	94,646	8	11,831	2.82	-	100.0%
4400 Dominion Street, Burnaby	92,759	92,759	17	5,088	4.76	6,256	93.3%
Precambrian Building, Yellowknife	90,251	90,251	9	9,340	2.98	6,190	93.1%
Northwest Tower, Yellowknife	87,294	87,294	15	5,218	4.84	9,018	89.7%
625 Agnes Street, New Westminster	85,632	85,632	13	6,427	4.18	2,076	97.6%
1914 Hamilton Street, Regina	82,264	82,264	7	11,752	2.60	-	100.0%
2665 Renfrew Street, Vancouver	81,662	81,662	1	81,662	7.75	-	100.0%
350-450 Lansdowne Street, Kamloops	191,467	76,587	30	2,170	6.62	11,475	85.0%
2261 Keating Cross Road, Victoria	181,545	72,618	7	10,374	2.91	-	100.0%
Financial Building, Regina	65,764	65,764	3	21,921	3.29	-	100.0%
4370 Dominion Street, Burnaby	63,835	63,835	9	6,587	3.28	4,550	92.9%
Preston Centre, Saskatoon	61,803	61,803	13	4,754	6.37	-	100.0%
960 Quayside Drive, New Westminster	61,628	61,628	13	4,608	3.51	1,727	97.2%
10199 - 101st Street NW, Edmonton	121,357	60,679	1	32,766	5.04	27,913	54.0%
2220 College Avenue, Regina	59,590	59,590	1	59,590	3.84	-	100.0%
Morgex Building, Edmonton	53,000	53,000	1	53,000	7.00	-	100.0%
Gallery Building, Yellowknife	50,149	50,149	1	50,149	9.42	-	100.0%
St. Albert Trail Centre, Edmonton	96,804	48,402	1	48,402	7.17	-	100.0%
10216 - 124th Street, Edmonton	154,514	38,629	16	2,149	1.81	4,241	89.0%
2055 Premier Way, Strathcona County	91,763	36,705	11	3,337	3.23	-	100.0%
26229 Township Road 531, Parkland County	89,744	35,898	12	2,163	1.57	9,942	72.3%
2400 College Avenue, Regina	35,528	35,528	4	8,195	3.09	2,747	92.3%
2899 Broadmoor Boulevard, Strathcona County	82,964	33,186	6	5,412	2.89	717	97.8%
2693 Broadmoor Boulevard, Strathcona County	82,531	33,012	12	2,680	2.46	848	97.4%
11404 Winterburn Rd NW, Edmonton	82,341	32,936	16	1,961	2.19	1,568	95.2%
Royal centre, Saskatoon - Office	32,128	32,128	9	3,570	2.66	-	100.0%
2833 Broadmoor Boulevard, Strathcona County	76,376	30,550	17	1,390	2.56	6,919	77.4%
2208 Scarth Street, Regina	25,310	25,310	4	6,328	2.57	-	100.0%
16134 - 114th Avenue NW, Edmonton	48,542	19,417	8	2,147	1.69	2,240	88.5%
Royal centre, Saskatoon - Retail	16,423	16,423	9	1,825	3.96	-	100.0%
13183 - 146th St NW, Edmonton	40,132	16,053	6	2,280	4.56	2,373	85.2%
Capital Centre, Edmonton	64,114	16,029	5	3,122	1.99	418	97.4%
2445 - 13th Avenue, Regina	16,018	16,018	8	2,002	2.03	-	100.0%
16104 - 114th Avenue NW, Edmonton	28,664	11,466	8	1,433	1.65	-	100.0%
234 - 1st Avenue South, Saskatoon	9,567	9,567	6	1,548	2.41	277	97.1%
<b>Western Canada Office</b>	<b>4,944,977</b>	<b>4,074,286</b>	<b>488</b>	<b>7,948</b>	<b>4.41</b>	<b>195,857</b>	<b>95.2%</b>

Property	Owned Share of		No. of Tenants	Average Tenant	Average Lease	Owned Share	Occupancy
	Total GLA in Square Feet	Total GLA in Square Feet		Size in Square Feet	Term Remaining in years	Vacant in Square Feet	
Telus Tower, Calgary	708,600	354,300	7	50,582	3.68	226	99.9%
840 - 7th Avenue SW, Calgary	267,794	267,794	25	10,642	3.35	1,756	99.3%
444 Seventh Building, Calgary	251,931	251,931	4	62,983	2.25	-	100.0%
McFarlane Tower, Calgary	242,243	242,243	37	6,378	3.32	6,260	97.4%
Life Plaza, Calgary	236,767	236,767	36	6,186	4.05	14,083	94.1%
Rocky Mountain Plaza, Calgary	196,740	196,740	17	9,312	2.44	38,434	80.5%
Franklin Atrium, Calgary	149,005	149,005	11	13,473	4.92	797	99.5%
Airport Corporate Centre, Calgary	148,478	148,478	12	11,081	3.23	15,508	89.6%
Northland Building, Calgary	146,600	146,600	23	5,386	3.15	22,717	84.5%
606 Fourth Building & Barclay Parkade, Calgary	134,093	134,093	15	8,940	3.42	-	100.0%
Roslyn Building, Calgary	131,762	131,762	14	8,419	3.64	13,892	89.5%
IBM Corporate Park, Calgary	357,308	119,091	11	10,826	5.90	-	100.0%
Atrium I, Calgary	109,793	109,793	9	11,588	5.66	5,505	95.0%
Atrium II, Calgary	109,392	109,392	17	6,323	4.62	1,896	98.3%
510 - 5th Street SW, Calgary	109,226	109,226	27	3,592	3.75	12,233	88.8%
Joffre Place, Calgary	107,368	107,368	12	8,190	6.27	9,094	91.5%
Dominion Centre, Calgary	99,014	99,014	6	16,502	1.89	-	100.0%
435 - 4th Avenue SW, Calgary	88,736	88,736	18	4,883	4.09	840	99.1%
2891 Sunridge Way, Calgary	87,250	87,250	4	21,813	6.04	-	100.0%
Kensington House, Calgary	77,590	77,590	17	4,564	3.44	-	100.0%
1035 - 7th Avenue SW, Calgary	75,129	75,129	2	26,953	5.62	21,223	71.8%
3115 - 12th Street NE, Calgary	73,560	73,560	11	4,437	2.50	24,756	66.3%
Mount Royal Place, Calgary	58,902	58,902	14	3,628	3.69	8,113	86.2%
441- 5th Avenue SW, Calgary	58,651	58,651	12	3,636	2.87	15,019	74.4%
9705 Horton Road SW, Calgary	54,232	54,232	19	2,412	3.36	8,400	84.5%
Braithwaite Boyle Centre, Calgary	54,221	54,221	8	6,778	2.53	-	100.0%
Franklin Building, Calgary	50,577	50,577	3	16,859	2.89	-	100.0%
2816 - 11th Street NE, Calgary	33,542	33,542	6	4,830	1.97	4,563	86.4%
Riverbend Atrium, Calgary	88,053	22,013	10	2,052	5.79	1,491	93.2%
Centre 70, Calgary	132,329	19,849	36	498	2.99	1,916	90.3%
Stockman Centre, Calgary	62,202	15,551	18	592	2.38	4,899	68.5%
<b>Calgary Office</b>	<b>4,501,088</b>	<b>3,683,400</b>	<b>461</b>	<b>7,483</b>	<b>3.71</b>	<b>233,621</b>	<b>93.7%</b>
Scotia Plaza, Toronto	1,578,660	1,052,493	64	16,345	9.26	6,425	99.4%
Adelaide Place, Toronto	654,645	654,645	68	9,056	4.03	38,866	92.0%
5915-5935 Airport Road, Mississauga	492,743	492,743	56	7,970	3.54	46,444	90.6%
2200-2206, Eglinton Avenue East, Toronto	352,425	352,425	9	39,158	3.76	-	100.0%
6655-6725 Airport Road, Mississauga	329,725	329,725	9	36,636	2.99	-	100.0%
AIR MILES Tower, Toronto	322,557	322,557	19	16,455	4.72	9,919	96.9%
5001 Yonge Street, Toronto	309,138	309,138	21	14,600	5.20	2,547	99.2%
655 Bay Street, Toronto	297,878	297,878	23	12,951	4.91	-	100.0%
Scotia Plaza, Toronto	401,705	267,817	1	267,817	14.76	-	100.0%
720 Bay Street, Toronto	247,743	247,743	1	247,743	8.26	-	100.0%
Market Square, Kitchener	240,710	240,710	18	12,822	4.82	9,920	95.9%
100 Frederick Street, Kitchener	237,548	237,548	16	14,243	3.61	9,657	95.9%
1 Riverside Drive, Windsor	235,915	235,915	6	31,665	9.42	45,928	80.5%
18 King Street East, Toronto	231,272	231,272	27	8,491	4.07	2,017	99.1%



Property	Owned Share of		No. of Tenants	Average Tenant	Average Lease	Owned Share	Occupancy
	Total GLA in Square Feet	Total GLA in Square Feet		Size in Square Feet	Term Remaining in years	Vacant in Square Feet	
275 Dundas Street West, London	540,832	216,333	23	8,485	4.64	21,171	90.2%
36 Toronto Street, Toronto	214,040	214,040	39	5,473	4.21	599	99.7%
State Street Financial Centre Toronto	413,933	206,967	8	25,852	10.43	152	99.9%
2075 Kennedy Road, Toronto	204,802	204,802	9	18,066	2.82	42,209	78.0%
5945-5955 Airport Road, Mississauga	177,834	177,834	32	4,934	2.97	19,937	88.8%
50 Burnhamthorpe Road West, Mississauga	346,883	173,095	35	4,359	5.07	20,545	88.1%
50 Queen Street North, Kitchener	169,769	169,769	15	10,868	2.30	6,750	96.0%
30 Eglinton Avenue West, Mississauga	164,987	164,987	35	3,923	3.59	27,686	83.2%
401 & 405 The West Mall, Toronto	411,816	164,726	23	7,108	3.92	1,238	99.2%
300, 302 & 304 The East Mall, Toronto	326,389	162,868	30	5,156	4.55	8,195	95.0%
625 Cochrane Drive, Markham	162,792	162,792	12	13,566	4.50	-	100.0%
330 Bay Street, Toronto	161,634	161,634	38	4,005	3.48	9,452	94.2%
Valleywood Corporate Centre, Markham	154,400	154,400	13	11,694	3.98	2,377	98.5%
90 Burnhamthorpe Road West, Mississauga	300,623	150,011	23	6,368	4.96	3,540	97.6%
185 The West Mall, Toronto	297,292	148,349	27	5,475	3.88	518	99.7%
8 King Street East, Toronto	146,968	146,968	49	2,877	3.86	5,984	95.9%
2645 Skymark Ave., Mississauga	142,487	142,487	2	71,244	1.27	-	100.0%
55 King Street West, Kitchener	124,493	124,493	11	7,996	4.84	36,539	70.6%
250 Dundas Street West, Toronto	121,593	121,593	18	6,755	4.64	-	100.0%
100 Gough Road, Markham	111,840	111,840	1	111,840	3.92	-	100.0%
Victory Building, Toronto	101,420	101,420	48	2,099	3.68	687	99.3%
235 King Street East, Kitchener	100,798	100,798	5	15,911	1.00	21,241	78.9%
22 Frederick Street, Kitchener	95,150	95,150	16	4,858	2.49	17,415	81.7%
Accelerator Building, Waterloo	92,762	92,762	4	23,191	9.67	-	100.0%
6299 Airport Road, Mississauga	90,779	90,779	26	3,054	4.46	11,383	87.5%
1020 Birchmount Road, Toronto	87,161	87,161	1	55,000	3.34	32,161	63.1%
425 Bloor Street East, Toronto	83,022	83,022	6	10,402	3.46	20,611	75.2%
6303 Airport Road, Mississauga	80,325	80,325	7	10,124	8.12	9,460	88.2%
195 The West Mall, Toronto	160,812	80,245	1	80,245	8.26	-	100.0%
191 The West Mall, Toronto	157,822	78,753	9	8,441	5.86	2,781	96.5%
586 Argus Road, Oakville	74,570	74,570	4	17,641	4.76	4,006	94.6%
2810 Matheson Boulevard East, Mississauga	135,384	67,557	7	8,040	6.18	11,277	83.3%
357 Bay Street, Toronto	63,349	63,349	24	2,053	2.60	14,082	77.8%
6509 Airport Road, Mississauga	60,000	60,000	1	60,000	8.26	-	100.0%
10 King Street East, Toronto	57,052	57,052	21	2,680	2.52	769	98.7%
360 Bay Street, Toronto	56,719	56,719	18	2,884	2.45	4,808	91.5%
350 Bay Street, Toronto	52,782	52,782	11	4,051	3.68	8,217	84.4%
2550 Argentia Road, Mississauga	51,639	51,639	18	2,289	3.16	10,437	79.8%
67 Richmond Street West, Toronto	44,996	44,996	4	11,249	3.11	-	100.0%
180 Keil Drive South, Chatham	36,927	36,927	1	36,927	5.58	-	100.0%
366 Bay Street, Toronto	36,371	36,371	13	2,692	2.75	1,370	96.2%
49 Ontario Street, Toronto	87,105	34,842	3	11,614	4.99	-	100.0%
6501 Mississauga Road, Mississauga	85,002	34,001	25	1,327	3.52	830	97.6%
56 Temperance Street, Toronto	32,239	32,239	9	3,582	2.28	-	100.0%
2010 Winston Park Drive, Oakville	79,137	31,655	11	2,878	2.98	-	100.0%
6531 Mississauga Road, Mississauga	71,192	28,477	25	987	3.08	3,796	86.7%
80 Whitehall Drive, Markham	60,805	24,322	2	12,161	6.51	-	100.0%
10 Lower Spadina Avenue, Toronto	60,255	24,102	7	3,443	4.71	-	100.0%
3035 Orlando Drive, Mississauga	16,754	16,754	1	16,754	9.67	-	100.0%
70 King Street East, Kitchener	9,485	9,485	1	9,485	6.54	-	100.0%
<b>Greater Toronto Area Office <sup>1</sup></b>	<b>12,849,885</b>	<b>10,280,851</b>	<b>1,110</b>	<b>8,763</b>	<b>5.32</b>	<b>553,946</b>	<b>94.6%</b>

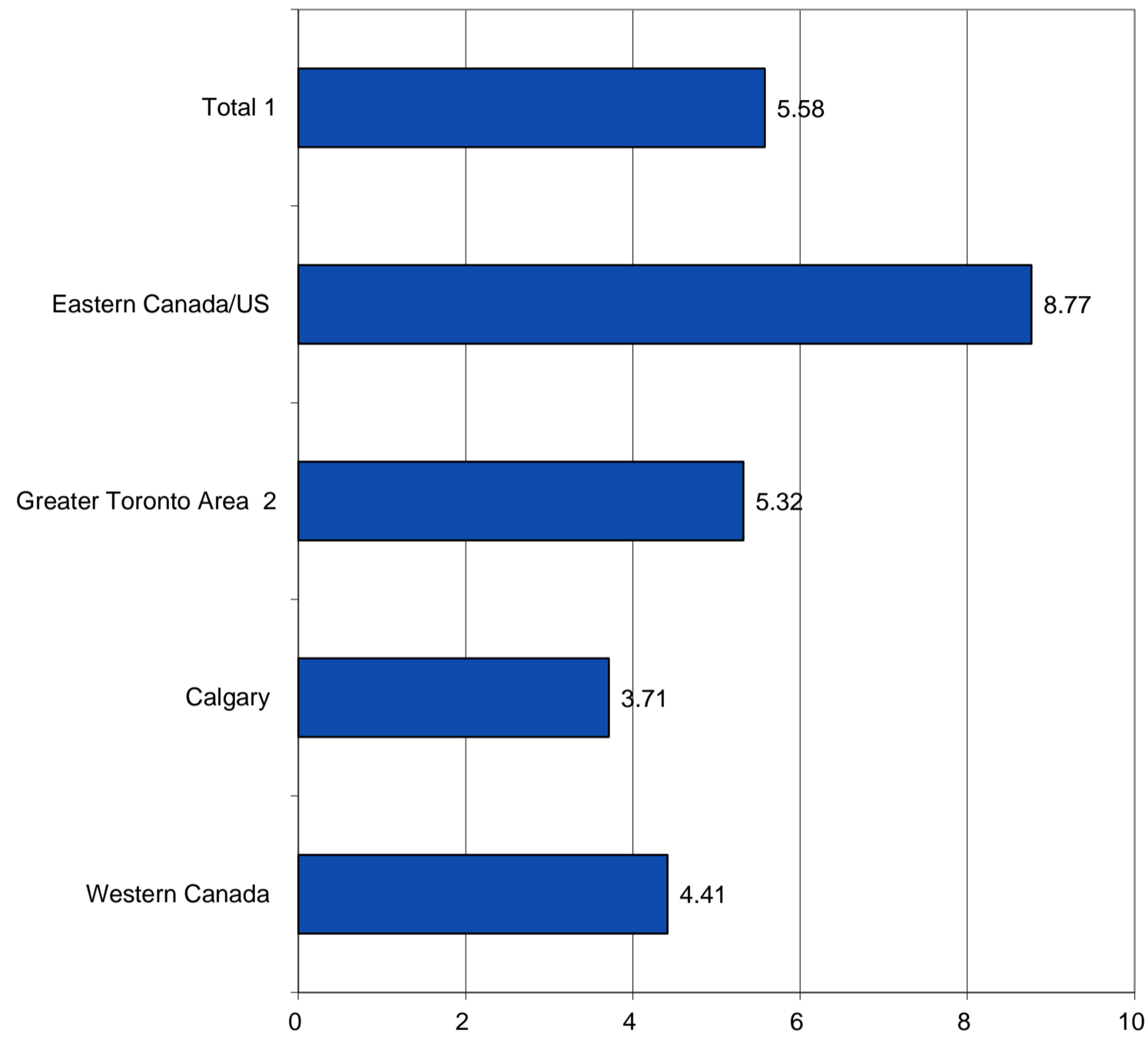
Property	Total GLA in Square Feet	Owned Share of	No. of Tenants	Average Tenant	Average Lease	Owned Share	Occupancy
		Total GLA in Square Feet		Size in Square Feet	Term Remaining in years	Vacant in Square Feet	
700 De la Gauchetière Street West, Montréal	953,996	953,996	13	69,837	7.96	46,118	95.2%
445 Opus Industrial Boulevard, Nashville	717,160	717,160	1	717,160	13.51	-	100.0%
200 Chemin Sainte-Foy, Quebec City	398,351	398,351	2	199,176	17.58	-	100.0%
2450 Girouard Street West, Saint-Hyacinthe	231,500	231,500	1	231,500	13.48	-	100.0%
12800 Foster Street, Overland Park, Kansas City	185,178	185,178	1	185,178	8.17	-	100.0%
400 Cumberland Road, Ottawa	174,322	174,322	3	58,107	2.80	-	100.0%
2200-2204 Walkley Road, Ottawa	158,898	158,898	3	52,966	4.99	-	100.0%
130 Slater Street, Ottawa	122,717	122,717	29	4,232	3.32	-	100.0%
900 D'Youville, Quebec City	122,671	122,671	4	30,109	11.98	2,237	98.2%
Gateway Business Park, Ottawa	120,790	120,790	41	2,877	3.00	2,833	97.7%
1125 Innovation Drive, Ottawa	115,771	115,771	4	23,689	3.47	21,017	66.3%
150 Metcalfe Street, Ottawa	109,942	109,942	26	4,229	3.62	-	100.0%
22 Varennes Street, Gatineau	107,783	107,783	1	107,783	5.09	-	100.0%
360 Laurier Avenue West, Ottawa	107,298	107,298	7	15,328	5.36	-	100.0%
580 Rue Grande Allée, Quebec City	90,770	90,770	20	3,631	3.42	18,152	80.0%
250 King Street, Fredericton	80,162	80,162	3	26,721	7.00	-	100.0%
277 Pleasant Street, Dartmouth	76,527	76,527	6	12,755	3.75	-	100.0%
219 Laurier Avenue West, Ottawa	187,910	75,164	5	15,033	3.69	-	100.0%
8550 Newman Boulevard, Montréal	66,397	66,397	10	6,281	2.57	3,589	94.6%
236 Brownlow Avenue, Dartmouth	60,739	60,739	2	28,809	2.11	3,121	94.9%
2625 Queensview Drive, Ottawa	46,156	46,156	5	9,231	4.83	-	100.0%
1305 Chemin Sainte-Foy, Quebec City	35,156	35,156	7	3,990	9.57	7,223	79.5%
Seven Capella Court, Ottawa	31,362	31,362	1	31,362	2.58	-	100.0%
111 Ilsley Avenue, Burnside Dr	27,428	27,428	6	4,571	1.08	-	100.0%
700 De la Gauchetière Street West, Montréal	33,710	26,698	22	828	5.47	8,487	68.2%
680 Broadway Street, Tillsonburg	47,016	23,461	4	5,865	10.11	-	100.0%
141 Saint Jean Street, Quebec City	22,333	22,333	3	7,444	2.83	-	100.0%
460 Two Nations Crossing, Fredericton	50,945	20,378	1	20,378	15.84	-	100.0%
117 Kearney Lake Road, Halifax	36,287	12,700	14	866	3.69	580	95.4%
55 Norfolk Street South, Simcoe	12,887	5,155	1	5,155	4.42	-	100.0%
<b>Eastern Canada/US Office</b>	<b>4,532,162</b>	<b>4,326,963</b>	<b>246</b>	<b>17,128</b>	<b>8.77</b>	<b>113,357</b>	<b>97.4%</b>
<b>Total <sup>2</sup></b>	<b>26,828,112</b>	<b>22,365,500</b>	<b>2,305</b>	<b>9,227</b>	<b>5.58</b>	<b>1,096,781</b>	<b>95.1%</b>

<sup>1</sup> Includes Southwest Ontario Properties

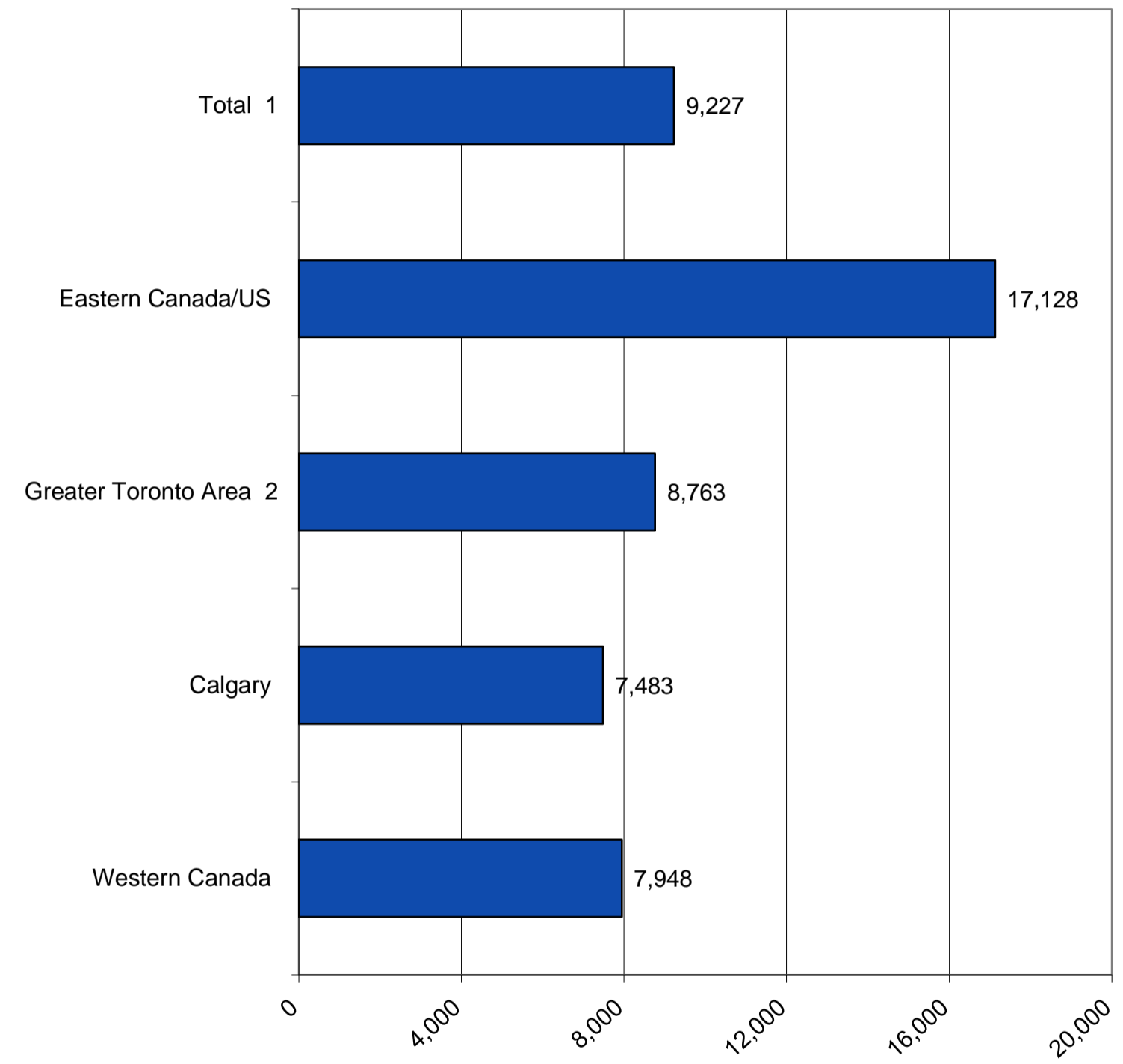
<sup>2</sup> Excludes Properties Held for Sale

# Average Remaining Lease Term and Tenant Size by Province

September 30, 2012



**Average Remaining Lease Term in Years**



**Average Tenant Size in Square Feet**

<sup>1</sup>Excludes Properties Held for Sale  
<sup>2</sup>Includes Southwest Ontario Properties

Table 8a: Largest Tenants by GLA

September 30, 2012

Tenant	Owned Area in Square Feet	Properties	City	Province
Government of Canada	1,582,355	3 Properties 1 Property 1 Property 1 Property 3 Properties 1 Property 4 Properties 3 Properties 4 Properties 3 Properties 6 Properties 1 Property 2 Properties	Yellowknife Surrey New Westminster Burnaby Saskatoon Regina Calgary Edmonton Toronto Kitchener Ottawa Gatineau Dartmouth	Northwest Territories British Columbia British Columbia British Columbia Saskatchewan Saskatchewan Alberta Alberta Ontario Ontario Ontario Quebec Nova Scotia
Bank of Nova Scotia	913,493	1 Property 1 Property 1 Property 2 Properties 4 Properties 1 Property 3 Properties 2 Properties	Yellowknife Surrey Calgary Saskatoon Toronto Markham Mississauga Kitchener	Northwest Territories British Columbia Alberta Saskatchewan Ontario Ontario Ontario Ontario
Nissan North America Inc.	717,160	445 Opus Industrial Boulevard	Mount Juliet	Nashville
Government of Quebec	695,629	1 Property 3 Properties	Montreal Quebec City	Quebec Quebec
Government of Ontario	479,184	6 Properties 1 Property 1 Property 1 Property	Toronto Ottawa Mississauga Kitchener	Ontario Ontario Ontario Ontario
Bell Canada	373,575	Northwest Tower 350-450 Lansdowne Enbridge Place Scotia Plaza Gateway Business Park 700 De la Gauchetiere Street West	Yellowknife Kamloops Edmonton Toronto Ottawa Montreal	Northwest Territories British Columbia Alberta Ontario Ontario Quebec
Government of Alberta	341,738	9 Properties 5 Properties	Calgary Edmonton	Alberta Alberta
Aviva Canada Inc.	335,900	HSBC Bank Place 2200-2206 Eglinton Avenue East	Edmonton Toronto	Alberta Ontario
Government of Saskatchewan	334,240	6 Properties	Regina	Saskatchewan
Telus	289,103	2261 Keating Cross Road Telus Tower	Victoria Calgary	British Columbia Alberta
Government of British Columbia	278,158	Station Tower 625 Agnes Street 960 Quayside Drive 4370 Dominion Street Richmond Place 2261 Keating Cross Road 350-450 Lansdowne	Surrey New Westminster New Westminster Burnaby Richmond Victoria Kamloops	British Columbia British Columbia British Columbia British Columbia British Columbia British Columbia British Columbia
Enbridge Pipelines Inc.	247,019	Enbridge Place	Edmonton	Alberta
Intact Financial Corporation	239,303	IBM Corporate Park 2450 Girouard Street West	Calgary Saint-Hyacinthe	Alberta Quebec
Winners Merchants Internationa	219,685	1 Property 2 Properties	Toronto Mississauga	Ontario Ontario
TD Canada Trust	202,665	Saskatoon Square 1914 Hamilton Street 300, 302 & 304 The East Mall 55 King Street West 275 Dundas Street West	Saskatoon Regina Toronto Kitchener London	Saskatchewan Saskatchewan Ontario Ontario Ontario
Loyalty Management	194,018	AIR MILES Tower	Toronto	Ontario
SNC-Lavalin Inc.	191,371	1 Property 1 Property 4 Properties	Yellowknife Calgary Toronto	Northwest Territories Alberta Ontario

<b>Tenant</b>	<b>Owned Area in Square Feet</b>	<b>Properties</b>	<b>City</b>	<b>Province</b>
U.S. Bank National Association	185,178	12800 Foster Street	Overland Park	Kansas City
AON Canada Inc.	172,996	700 De la Gauchetiere Street West 2010 Winston Park Drive	Montreal Oakville	Quebec Ontario
The City of Edmonton	148,987	HSBC Bank Place 16104 - 114th Avenue NW	Edmonton Edmonton	Alberta Alberta
Miller Thomson	146,922	Princeton Tower Scotia Plaza Valleywood Corporate Park Accelerator Building	Saskatoon Toronto Markham Waterloo	Saskatchewan Ontario Ontario Ontario
ATCO Group	146,204	Milner Building	Edmonton	Alberta
IBM Canada Ltd.	135,865	IBM Corporate Park 5001 Yonge Street 100 Gough Road	Calgary Toronto Markham	Alberta Ontario Ontario
State Street Trust Company	135,546	State Street Financial Centre 18 King Street East	Toronto Toronto	Ontario Ontario
Borell Management	135,436	Scotia Plaza	Toronto	Ontario
Daimler Chrysler Canada Inc.	132,500	1 Riverside Drive	Windsor	Ontario
Stantec Consulting Ltd.	124,878	Station Tower 4370 Dominion Street Market Square	Surrey Burnaby Kitchener	British Columbia British Columbia Ontario
Hatch Optima Ltd	117,304	840 - 7th Avenue SW Artium II	Calgary Calgary	Alberta Alberta
Government of NW Territories	117,104	3 Properties	Yellowknife	Northwest Territories
Dundee Realty Management Corp	111,688	2 Properties 1 Property 1 Property 1 Property 2 Properties 1 Property 6 Properties 1 Property 7 Properties 1 Property 2 Properties 2 Properties 1 Property 1 Property	Yellowknife Surrey New Westminster Richmond Saskatoon Regina Calgary Edmonton Toronto Ottawa Mississauga Kitchener Windsor Montreal	Northwest Territories British Columbia British Columbia British Columbia Saskatchewan Saskatchewan Alberta Alberta Ontario Ontario Ontario Ontario Ontario Quebec
Minacs Worldwide Inc.	103,658	6655-6725 Airport Road 180 Keil Drive South	Mississauga Chatham	Ontario Ontario
Jacobs Canada Inc.	103,151	840 - 7th Avenue SW Highfield Place	Calgary Edmonton	Alberta Alberta
Great West Life Assurance Co	102,929	1 Property 2 Properties 1 Property 1 Property 1 Property 1 Property	Surrey Calgary Edmonton Toronto Mississauga Kitchener	British Columbia Alberta Alberta Ontario Ontario Ontario
Government of New Brunswick	100,540	250 King Street 460 Two Nations Crossing	Fredericton Fredericton	New Brunswick New Brunswick
Sage Software Canada Ltd.	100,532	13888 Wireless Way 50 Burnhamthrope Road West	Richmond Mississauga	British Columbia Ontario
<b>Total</b>	<b>9,956,014</b>			

## Table 8b. Largest Tenants by annualized Gross Rent

September 30, 2012

(Includes all tenants where projected annualized gross contract rent exceeds CDN \$1,000,000)

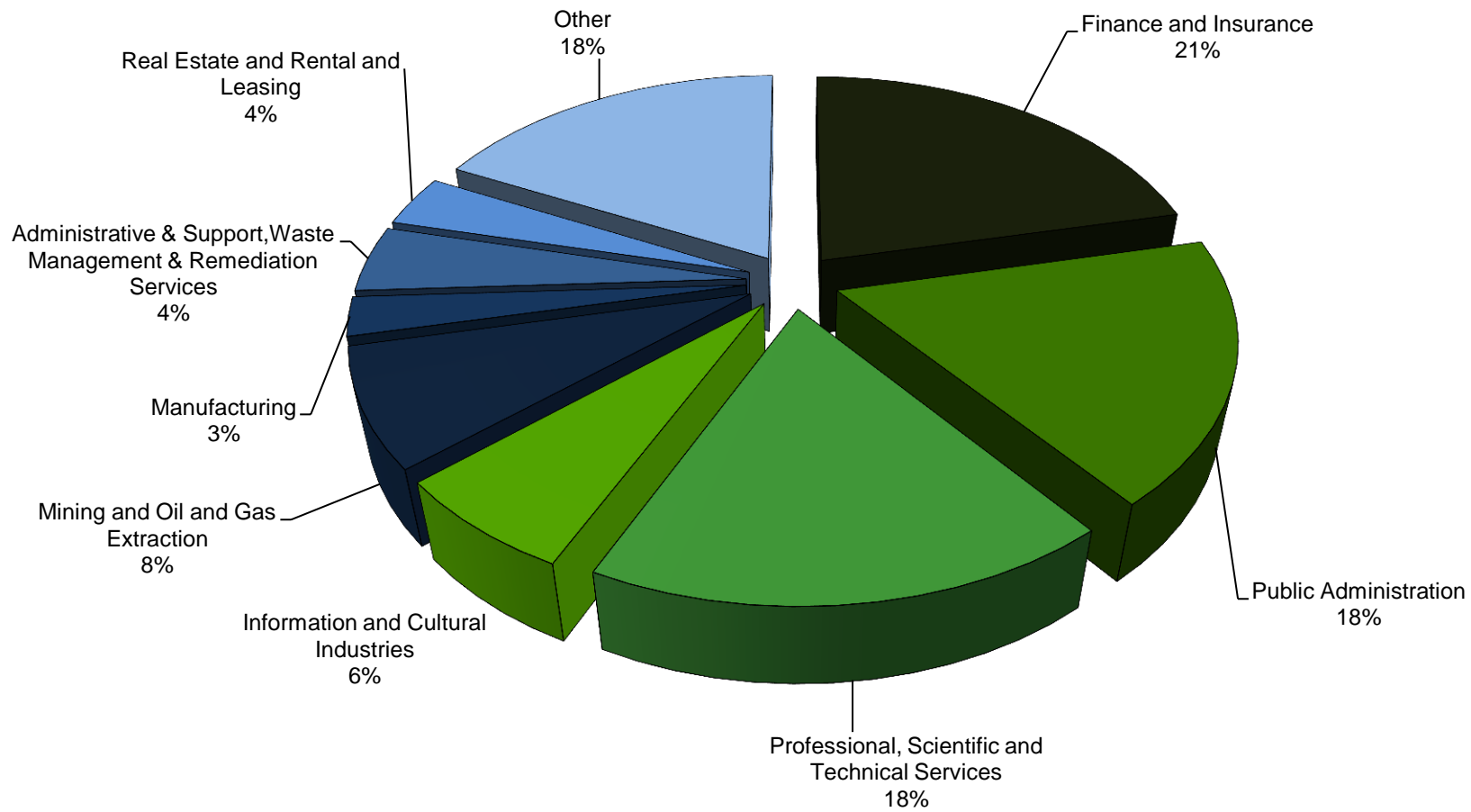
Rank	Tenant	Cumulative gross revenue	Rank	Tenant	Cumulative gross revenue
<b>\$2,500,000 or greater</b>		\$ 343,819,346	<b>Between \$1,000,000 and \$2,499,999:</b>		\$ 88,702,959
1.	Bank of Nova Scotia		44.	CIBC	
2.	Government of Canada		45.	Newalta Corporation	
3.	Government of Ontario		46.	Livingston International Inc.	
4.	Government of Quebec		47.	CB Richard Ellis Limited	
5.	Bell Canada		48.	BDO Dunwoody	
6.	Telus		49.	Rogers Communication Inc.	
7.	Enbridge Pipelines Inc.		50.	MCAP Services Corporation	
8.	Government of Alberta		51.	DBRS	
9.	Government of Saskatchewan		52.	Minacs Worldwide Inc.	
10.	Borell Management		53.	Bereskin & Parr Management	
11.	Government of British Columbia		54.	National Bank of Canada	
12.	Aviva Canada Inc.		55.	Agence Metropolitaine de Trans	
13.	Loyalty Management		56.	Husky Oil Operations	
14.	Miller Thomson		57.	Raymond James Ltd.	
15.	State Street Trust Company		58.	Government of New Brunswick	
16.	Winners Merchants Internationa		59.	Maple Leaf Foods	
17.	Cassels Brock Blackwell		60.	CGI Group	
18.	SNC-Lavalin Inc.		61.	Delcan Corporation	
19.	Daimler Chrysler Canada Inc.		62.	Artumas Group	
20.	Government of NW Territories		63.	Saxon Energy Services	
21.	TD Canada Trust		64.	Visa Canada	
22.	AON Canada Inc.		65.	AMEC Americas Ltd Energy	
23.	ATCO Group		66.	Edward D. Jones & Co.	
24.	The City of Edmonton		67.	Cardinia Real Estate Canada In	
25.	Hatch Optima Ltd		68.	Nautilus Fitness & Raquet Cent	
26.	Dundee Realty Management Corp		69.	International Civil Aviation O	
27.	Penn West Energy Trust		70.	Gardiner Roberts	
28.	U.S. Bank National Association		71.	Reg. Municipality of Waterloo	
29.	Nissan North America Inc.		72.	Conexus Credit Union	
30.	IBM Canada Ltd.		73.	Care Factor Computer Services	
31.	Jacobs Canada Inc.		74.	CAE Professional Services Inc.	
32.	Great West Life Assurance Co		75.	Worley Parsons Canada Ltd.	
33.	Stantec Consulting Ltd.		76.	Ensign Resource Service Group	
34.	Sage Software Canada Ltd.		77.	Air Canada	
35.	Medcan Health Management Inc.		78.	Sobeys Capital Incorporated	
36.	Co-operators Life Insurance		79.	Yellow Pages	
37.	The Art Institute Of Vancouver		80.	Precision Drilling Corp	
38.	Intact Financial Corporation		81.	HSBC Bank Canada	
39.	Bow Valley College		82.	Gemini Corporation	
40.	International Financial Data S		83.	Toronto Central Community Care	
41.	Royal Bank of Canada		84.	Encana Corporation	
42.	Carswell		85.	Johnson Inc.	
43.	Bank of Montreal		86.	Dutton Brock	
			87.	Standard Lands Co Inc.	
			88.	Inmet Mining Corporation	
			89.	BHP Billiton Diamonds	
			90.	Canadian Western Bank	
			91.	IMV Projects Inc.	
			92.	Parmalat Canada Inc.	
			93.	Lindt & Sprungli (Canada), Inc	
			94.	Wardrop Engineering Inc.	
			95.	Family Guidance Group Inc.	
			96.	Lafarge Canada Inc.	
			97.	Trader Corporation	
			98.	Smart & Biggar Management	
			99.	Nordia Inc.	
			100.	Sun Life Assurance Company	
			101.	Saskatchewan Telecommunication	

<b>All tenants with annualized owned rent in excess of \$1,000,000:</b>	
Total annualized owned net rental income	\$187,116,962
Total annualized owned gross rental income	\$343,819,346
Total GLA in square feet (owned share)	10,542,031
Average base rent (PSF)	\$17.75
Average recoveries (PSF)	\$14.86
<b>Entire owned portfolio:</b>	
Total annualized owned net rental income	\$365,428,172
Total annualized owned gross rental income	\$687,170,100
Total occupied and committed GLA in square feet	21,268,719
Average base rent (PSF)	\$17.18
Average recoveries (PSF)	\$15.13

# Overall Portfolio Tenant Base (by NAICS Codes)

September 30, 2012

Sector	By GLA	By Contract Rent
Finance and Insurance	19.2%	21.5%
Public Administration	18.3%	17.9%
Professional, Scientific and Technical Services	17.7%	17.6%
Information and Cultural Industries	6.7%	6.5%
Mining and Oil and Gas Extraction	6.2%	8.0%
Manufacturing	5.5%	2.7%
Administrative & Support,Waste Management & Remediation Services	5.0%	4.6%
Real Estate and Rental and Leasing	3.2%	3.6%
Other	18.2%	17.7%
<b>Total</b>	<b>100.0%</b>	<b>100.0%</b>



# Portfolio Tenant Base (by NAICS codes)

September 30, 2012

Sector	By GLA	By Contract Rent
Finance and Insurance	19.2%	21.5%
Public Administration	18.3%	17.9%
Professional, Scientific and Technical Services	17.7%	17.6%
Information and Cultural Industries	6.7%	6.5%
Mining and Oil and Gas Extraction	6.2%	8.0%
Manufacturing	5.5%	2.7%
Administrative & Support,Waste Management & Remediation Services	5.0%	4.6%
Real Estate and Rental and Leasing	3.2%	3.6%
Other	18.2%	17.7%
<b>Total</b>	<b>100.0%</b>	<b>100.0%</b>

