

Vaughan Metropolitan Centre

AREA OF OPPORTUNITY



Vaughan Metropolitan Centre

AN URBAN DOWNTOWN

The Vaughan Metropolitan Centre (VMC) is Vaughan's emerging downtown core that continues to establish its reputation as the premier destination for talent and business. The VMC offers unparalleled access to office space, multimodal mobility and urban amenities – all located within the heart of the Greater Toronto Area (GTA).



Located in the heart of the GTA, Vaughan was a clear choice for us to set up a new office. We are better positioned – literally – to service clients across the GTA and in York Region.



SEBASTIAN DISTEFANO, GTA REGIONAL MANAGING PARTNER AT KPMG



VAUGHAN METROPOLITAN CENTRE



VMC Parks and Wayfind Masterplan (Subject to Revision)

Opportunities exist in the VMC for office and retail, including notable opportunities in grocery or specialty food retailers as populations continue to grow.



You're in good company

The VMC is home to more than **1,500 businesses** employing nearly **29,500 workers**. Leading companies include KPMG, Telecon, Miller Thompson, FM Global, GFL Environmental, Marc Anthony Cosmetics, Teledyne Geospatial and PricewaterhouseCoopers (PwC).

A destination for office and commercial space

As of 2022, the built and approved development in the VMC represents approximately **6,530 office jobs** and more than **1,000 retail jobs**.

About 783,500 square feet of new office space has been built and approved in the VMC, representing 52 per cent of the 2031 office space target.

More than 425,000 square feet of retail use in VMC has been approved, representing 57 per cent of the 2031 retail target.

Connect to highly educated and robust talent

Approved residential development in 2022 **accounted for more than 20,020 units and approximately 39,640 residents**. This represents 160 per cent of the residential unit target and 159 per cent of the population target established for the 2031 planning horizon. As of 2021, the VMC was **home to nearly 10,000 residents**.

Seventy-three per cent of Vaughan's population over 25 years of age has a post-secondary certificate, diploma or degree – surpassing the provincial (68 per cent) and national (67 per cent) average.

Within a one-hour drive, you'll find:

- a labour force of 3.9-million workers.
- the next generation of talent attending eight colleges and seven universities.

Access here means access everywhere

Vaughan is the only municipality outside of Toronto with direct subway access located in the VMC, in addition to an award-winning mobility hub with inter-regional connections to subway and bus rapid transit.

The VMC sits at the intersection of Ontario's main transportation arteries, including highways 400, 407 and 7, which offer connections minutes away from highways 401, 404 and 410.

Are you a frequent flyer? Toronto Pearson International Airport, Canada's busiest and largest airport, is just a 15-minute drive away. It offers non-stop service via 75 carriers to 180 destinations worldwide.

Vaughan is Transformative, Ambitious and Purpose-driven

As the go-to source for insight into Vaughan's business community, the Economic Development team can support you with business, real estate and demographic information, highly customized end-to-end site selection assistance, zoning, planning and by-law information, and more! **TAP** into your next opportunity.



Connect with us

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