



**LARGE & GROWING
TALENT POOL**



PROJECTED TO
WELCOME OVER
85,000
NEW RESIDENTS BY
2051



SMALL-TOWN CHARM
WITH BIG CITY
ACCESS

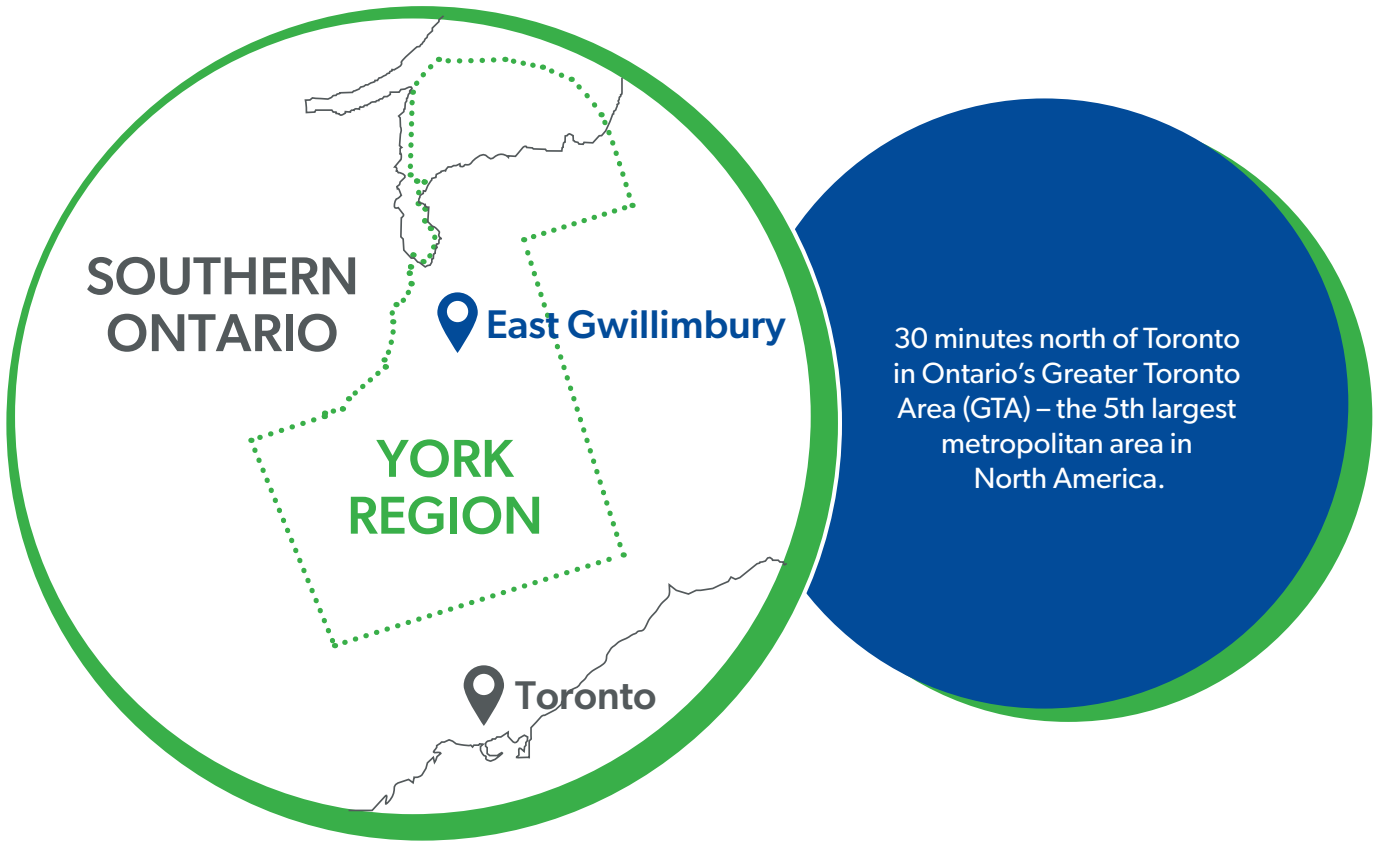
EAST GWILLIMBURY, ONTARIO, CANADA

INTRODUCTION

Welcome to East Gwillimbury (EG), a rapidly growing community with convenient access to major urban centres, offering small-town charm with big-city access. By 2051, EG's population is expected to triple, creating significant demand for commercial and industrial amenities.



At Advantage EG, the Town's Economic Development team, we are flexible and nimble, and can respond to your needs quickly and effectively. Our goal is to build a meaningful, professional relationship with you, and your project will always receive personal, friendly, and timely service to get you where you're looking to go. **Connect** with us to discuss your opportunity further, and dive deeper into the details.



CENTRAL LOCATION & ACCESS TO MARKETS



Adjacent to Highway 404 and less than 30 minutes from Highways 400, 401, and 407.



The future Bradford Bypass, connecting Highway 404 and 400, will add more efficient links to key transportation corridors, allowing businesses to access markets in all directions.



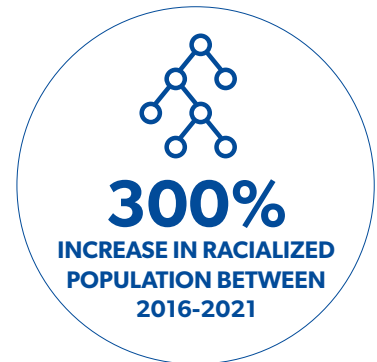
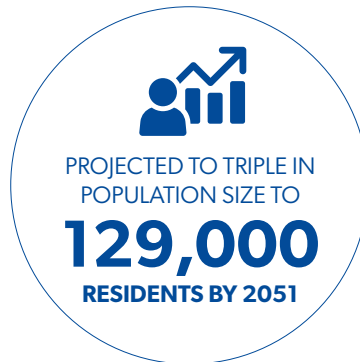
Toronto Pearson Airport is Canada's largest and busiest airport, providing access to 70% of the world's economies



GO Transit serves the area by rail and bus, providing connections to regional transit systems across the GTA, including Toronto's TTC. York Region Transit serves EG through a combination of fixed routes and on-demand service.

SIGNIFICANT POPULATION GROWTHS

EG is one of the fastest-growing municipalities in Canada from **2016 to 2021**, and continues to see significant demand from both developers and homebuyers. Rapid growth is driving increased demand for local jobs, services, and commercial development. The population is also becoming much more culturally diverse.



EG is located in **York Region**, which is:



1.25 M
RESIDENTS

3rd LARGEST BUSINESS
HUB IN ONTARIO



59,000+
BUSINESSES



Ontario's population is
expected to grow by

41.7%
by **2051**



Greater Toronto Area's (GTA)
population is expected to
grow by **41.4%**

Over **10.4M** residents
by **2051**

A LARGE & GROWING TALENT POOL

A location in EG allows your business to take advantage of the York Region and Greater Toronto Area's talent pool. The pipeline for new talent is also substantial.



A **WORKFORCE** OF OVER
3.5 MILLION



18 POST-SECONDARY
INSTITUTIONS
WITHIN 90 MINUTES



130,000+
NEW GRADUATES & SKILLED IMMIGRANTS
JOIN THE WORKFORCE ANNUALLY

KEY SECTORS



Agriculture &
Agri-Food



Building &
Construction



Healthcare



Logistics &
Distribution



Manufacturing

FINANCIAL ADVANTAGES

EG has the lowest relative residential taxes in York Region, competitive development charges and utility rates, and among the lowest commercial/industrial tax rates in the Greater Toronto Area.



SUPPORT FOR YOUR BUSINESS WITH YORK UNIVERSITY



York University, in partnership with East Gwillimbury, launched the YSpace Northern York Region entrepreneurship hub to bring vital resources and programs to local entrepreneurs. This initiative underscores the importance of accessible post-secondary support in rural areas, empowering small businesses to grow and thrive in Northern York Region. Since its inception in 2021, the program has achieved remarkable success:



SUPPORTED OVER
1000
ENTREPRENEURS



HELPED MORE THAN
500
BUSINESSES



DELIVERED OVER
950
HOURS OF FREE MENTORSHIP
& CONSULTATIONS