

# Canadian REIT Fundamental Company Report Including Financial, SWOT, Competitors and Industry Analysis

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## Abstracts

Canadian REIT Fundamental Company Report provides a complete overview of the company's affairs. All available data is presented in a comprehensive and easily accessed format. The report includes financial and SWOT information, industry analysis, opinions, estimates, plus annual and quarterly forecasts made by stock market experts. The report also enables direct comparison to be made between Canadian REIT and its competitors. This provides our Clients with a clear understanding of Canadian REIT position in the [Real Estate](#) Industry.

The report contains detailed information about Canadian REIT that gives an unrivalled in-depth knowledge about internal business-environment of the company: data about the owners, senior executives, locations, subsidiaries, markets, products, and company history.

Another part of the report is a SWOT-analysis carried out for Canadian REIT. It involves specifying the objective of the company's business and identifies the different factors that are favorable and unfavorable to achieving that objective. SWOT-analysis helps to understand company's strengths, weaknesses, opportunities, and possible threats against it.

The Canadian REIT financial analysis covers the income statement and ratio trend-charts with balance sheets and cash flows presented on an annual and quarterly basis. The report outlines the main financial ratios pertaining to profitability, margin analysis, asset turnover, credit ratios, and company's long-

term solvency. This sort of company's information will assist and strengthen your company's decision-making processes.

In the part that describes Canadian REIT competitors and the industry in whole, the information about company's financial ratios is compared to those of its competitors and to the industry. The unique analysis of the market and company's competitors along with detailed information about the internal and external factors affecting the relevant industry will help to manage your business environment. Your company's business and sales activities will be boosted by gaining an insight into your competitors' businesses.

Also the report provides relevant news, an analysis of PR-activity, and stock price movements. The latter are correlated with pertinent news and press releases, and annual and quarterly forecasts are given by a variety of experts and market research firms. Such information creates your awareness about principal trends of Canadian REIT business.

## **About Canadian REIT**

Canadian Real Estate Investment Trust operates as a closed-end real estate investment trust. The trust engages in the ownership and management of real estate portfolio consisting of office, industrial and retail properties throughout Canada. It also owns one property in the Chicago, Illinois area.

As of December 31, 2007, the trust's portfolio included 149 properties containing 21.0 million square feet of leasable space, with its ownership interest at 16.7 million square feet.

### **Retail Properties**

The trust's retail portfolio focuses primarily on food-store-anchored strip plazas and other unenclosed shopping centers anchored by retailers. As of December 31, 2007, the trust's retail properties included 135 Wyse Road; Young-Kempt Centre; 552-560 Sackville Drive; 209 Chain Lake Drive; 201 Chain Lake Drive; Halifax Park Centre; Lacewood Square; 182-192 Chain Lake Drive; Dartmouth Crossing Shopping Centre; 9 Champlain Drive; Baie D'Urfe Plaza; Hull Power Centre; Trinity Centre; Blue Bonnets Shopping Centre; Carrefour de la Rive-Sud; Winston Power Centre; Springdale Square; BayMac Shopping Centre; South Keys Shopping Centre; Woodside Shopping Centre;

Woodside Shopping Centre Phase II; Westridge Power Centre; North Maple Shopping Centre; London North Shopping Centre; Brookdale Centre; Gardiners Town Centre; Halton Village; Stafford Centre; Walker Square; Swift Current Mall; Cornerstone Prince Albert; Glenmore Square; Shawnessy Village; London Town Square; Creekside Shopping Centre; Cornerstone Power Centre; St. Albert Square; South Trail Shopping Centre; Clareview Towne Centre; Crossroads Shopping Centre; Summer Breeze Shopping Centre; South Point Shopping Centre; Depot 170; The Grange Shopping Centre, Phase I; Cornerstone Camrose; Cornerstone Okotoks; Cornerstone Fort McMurray; Cornerstone Fort Saskatchewan; Maple Ridge Square; Pinetree Village Shopping Centre; Discovery Harbour Shopping Centre; 1508, 1580 West Broadway; Island Home Centre; Columbia Place Shopping Centre; Columbia Square Shopping Centre; and The Shops at Oak Brook Place.

### Industrial Properties

As of December 31, 2007, the trust's industrial properties included Burnside Industrial Park Properties; Greystone Court; 510-560 Orly Boulevard; 4771-4825 Couture Boulevard; 925 Brock Road; 927, 929 and 931 Brock Road; 1100 Squires Beach Road; 90 Nolan Court; 951 Denison Street; 7455-7465 Birchmount Road; 8100 Park Hill Drive; Airport Business Park North Properties; 45 West Wilmot Street (Buildings A and B); 690 Gana Court; 6290 Kestrel Road; 705-725 Belfast Road; 410 Business Centre; Foothills Industrial Park Properties; Skyline Industrial Park Properties; Valleyfield Business Centre (Buildings A-D); Great Plains Business Centre; City West Distribution Centre (Buildings A, B & C); 5555 – 59th Avenue S.E.; 6900 – 54th Street S.E. and 6969 – 55th Street S.E.; 5667 – 69th Avenue S.E.; 5664 – 69th Avenue S.E.; 10775 – 42nd Street S.E.; 4055 – 106th Avenue S.E.; 11150 – 38th Street S.E. and 11133 – 40th Street S.E.; Eastgate Business Park Properties (3 properties); 11724-180th Street; and Norwester Distribution Centre.

### Office Properties

The trust's office portfolio focuses on office buildings in major Canadian markets. As of December 31, 2007, the trust's office properties included Young Tower; 1801 Hollis Street; Metropolitan Place; 1010 Sherbrooke West; 100 Alexis Nihon Boulevard; 80 Micro Court; Birch-Oak Centre; 525 University Avenue; Heron's Hill; 110 Yonge Street; 175 Bloor Street East; 2300 St. Laurent Boulevard; 220 Portage Avenue; Sun Life Plaza; 1200 Burrard Street; and 1185 West Georgia Street.

### Tenants

As of December 31, 2007, the trust's major tenants included: Wal-Mart Canada, Inc.; Suncor Energy, Inc.; Best Buy/Future Shop Limited; Canadian Tire Corporation; Government of Canada; Indigo Books and Music, Inc.; TD Canada Trust; Staples/Business Depot, Ltd.; Hopewell Development Corporation; and T.J. Maxx/Winners.

### Dispositions

In 2007, the trust disposed of a 50% interest in its property located at 175 Bloor Street East, Toronto, Ontario.

### History

Canadian Real Estate Investment Trust was founded in 1984.

The above Company Fundamental Report is a half-ready report and contents are subject to change.

It means that we have all necessary data in our database to prepare the report but need **2-3 days** to complete it. During this time we are also updating the report with respect to the current moment. So, you can get all the most recent data available for the same price. Please note that preparation of additional types of analyses requires extra time.

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1 – Data availability depends on company's security policy.

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## ANALYSIS FEATURES

### SWOT Analysis

SWOT, which stands for Strengths, Weaknesses, Opportunities and Threats, is an analytical framework that identifies the internal and external factors that are favorable and unfavorable for a company.

### Enhanced SWOT Analysis

Enhanced SWOT is a 3x3 grid that arranges strengths, weaknesses, opportunities and threats into one scheme:

How to use the strengths to take advantage of the opportunities?

How to use the strengths to reduce likelihood and impact of the threats?

How to overcome the weaknesses that obstruct taking advantage of the opportunities?

How to overcome the weaknesses that can make the threats a reality?

Upon answering these questions a company can develop a project plan to improve its business performance.

### PESTEL Analysis

PESTEL (also termed as PESTLE) is an ideal tool to strategically analyze what influence different outside factors – political, economic, sociocultural, technological, environmental and legal – exert on a business to later chart its long term targets.

Being part of the external analysis when carrying out a strategic assessment or performing a market study, PESTEL gives an overview of diverse macro-environmental factors that any company should thoughtfully consider. By perceiving these outside environments, businesses can maximally benefit from the opportunities while minimizing the threats to the organization.

## Key Factors Examined by PESTEL Analysis:

**Political** – What opportunities and pressures are brought by political bodies and what is the degree of public regulations' impact on the business?

**Economic** – What economic policies, trends and structures are expected to affect the organization, what is this influence's degree?

**Sociological** – What cultural and societal aspects will work upon the demand for the business's products and operations?

**Technological** – What impact do the technological aspects, innovations, incentives and barriers have on the organization?

**Environmental** – What environmental and ecological facets, both locally and farther afield, are likely to predetermine the business?

**Legal** – What laws and legislation will exert influence on the style the business is carried out?

## **IFE, EFE, IE Matrices**

The Internal Factor Evaluation matrix (IFE matrix) is a strategic management tool helping audit or evaluate major weaknesses and strengths in a business's functional areas. In addition, IFE matrix serves as a basis for identifying and assessing relationships amongst those areas. The IFE matrix is utilised in strategy formulation.

The External Factor Evaluation matrix (EFE matrix) is a tool of strategic management that is typically utilised to assess current market conditions. It is an ideal instrument for visualising and prioritising the threats and opportunities a firm is facing.

The essential difference between the above mentioned matrices lies in the type of factors incorporated in the model; whilst the latter is engaged in internal factors, the former deals exceptionally with external factors – those exposed to social, political, economic, legal, etc. external forces.

Being a continuation of the EFE matrix and IFE matrix models, the Internal External matrix (IE matrix) rests upon an investigation of external and internal business factors

integrated into one suggestive model.

## **Porter Five Forces Analysis**

The Porter's five forces analysis studies the industry of operation and helps the company find new sources of competitive advantage. The analysis surveys an industry through five major questions:

What composes a threat of substitute products and services?

Is there a threat of new competitors entering the market?

What is the intensity of competitive rivalry?

How big is the bargaining power of buyers?

How significant is the bargaining power of suppliers?

## **VRIO Analysis**

VRIO stands for Value, Rarity, Imitability, Organization. This analysis helps to evaluate all company's resources and capabilities and bring them together into one aggregate table that includes:

Tangible resources

Financial

Physical

Technological

Organizational

Intangible resources

Human

Innovation and Creativity

## Reputation

### Organizational capabilities

The result of the analysis gives a clear picture of company's competitive and economic implications, answering the questions if the resources mentioned above are:

Valuable?

Rare?

Costly to imitate?

Organized properly?

## I would like to order

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