



Community Growth and
Economic Development
Department

2025 Business Count Highlights

Released March 2026

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Message from the Commissioner of Community Growth and Economic Development



The 2025 Business Count represents an important component of the Region of Durham’s ongoing efforts to monitor and support the local economy. Between May and September, the Business Count Team

surveyed more than 14,000 business locations across the Region’s eight area municipalities, gathering detailed information on business activity, employment levels, and operational characteristics.

The insights collected through this initiative continue to inform regional planning, economic development strategies, and key research activities. Business Count data supports updates to the Region’s online business directory, contributes to planning studies, and assists in tracking year-over-year economic trends.

Key results from the 2025 Business Count include:

- 223,453 jobs in the Region, a 2.75% increase from 2024;
- 12,970 businesses in the Region, a 2.77% increase from 2024; and
- The top three employment sectors in the Region are retail trade, health care and social assistance, and educational services.

This year, Durham Region continues to place strong emphasis on supporting local business growth and fostering economic prosperity. Through ongoing investments in transportation infrastructure, broadband expansion, workforce development, and long-term employment land planning, the Region is building the foundation for a competitive, sustainable, and future-focused economy. These initiatives contribute to broader economic development objectives and help support business activity across the Region.

I invite you to review the findings from the 2025 Business Count to gain a comprehensive overview of current business conditions within Durham Region. Thank you to all businesses that participated in this year’s count. Your continued engagement supports the Region’s commitment to creating a thriving and prosperous community where residents and businesses alike can flourish.

Sandra Austin
Commissioner, Community Growth and Economic Development



Business Count Overview

The 2025 Business Count Highlights Report summarizes the findings from outreach conducted between May and September 2025. The information collected is shared with area municipalities and is used to maintain the Region's Business Directory, which is an important resource for investment attraction, business retention efforts, and planning activities. These insights help guide land-use, monitor employment growth, and inform strategies that promote a competitive and resilient local economy.

The Business Count is conducted primarily through short, in-person interviews at visible business locations throughout the whole Region, including urban centres, employment districts, hamlets, and rural corridors. When in-person contact is not possible, businesses may respond by phone, email, mail, or through the online survey. Large organizations, including public sector employers and utility providers, are reached through direct outreach using phone or email. In rural areas, surveyors

also perform on-the-ground observation to identify additional operations that may not be easily visible, helping ensure the business dataset remains accurate and comprehensive.

A wide variety of establishments participate in the survey, including industrial facilities, retail and service providers, professional offices, health care and educational institutions, government agencies, places of worship, non-profits, and hospitality businesses. To reduce the risk of avian flu transmission, farm operations without public frontage continue to be surveyed remotely.

Home-based and mobile businesses, while not included in the door-to-door portion of the program, are encouraged to participate through a targeted awareness campaign. Social media advertising and radio messaging direct these businesses to the online survey, helping broaden the reach of the count and ensuring Durham's diverse business community is well represented.



Durham Region

Total Businesses

12,970



Total Jobs

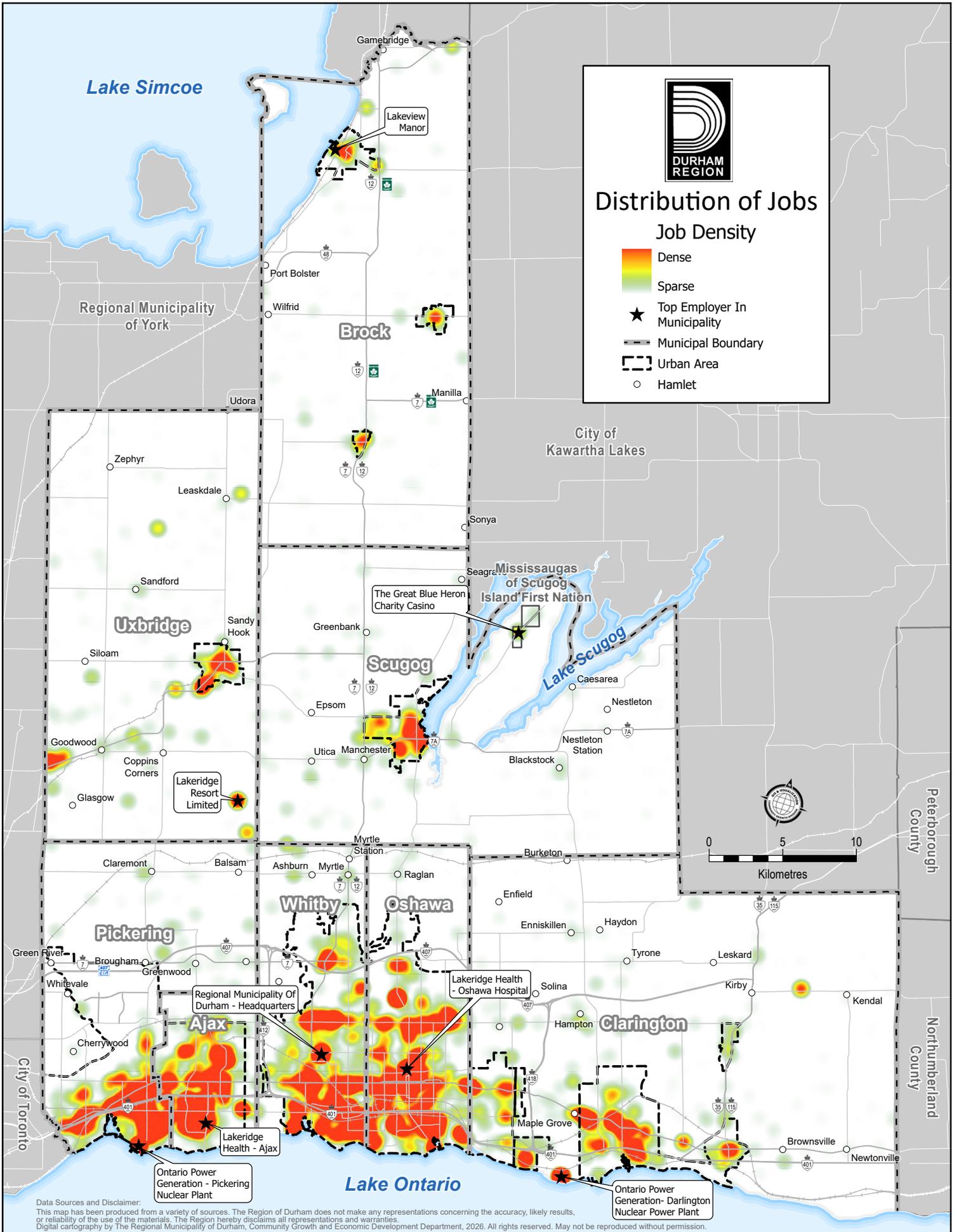
223,453



Jobs Relative to 2024

2.75%





Distribution of Jobs

Job Density

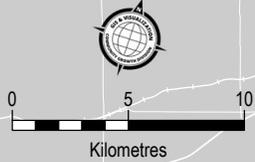


★ Top Employer In Municipality

--- Municipal Boundary

--- Urban Area

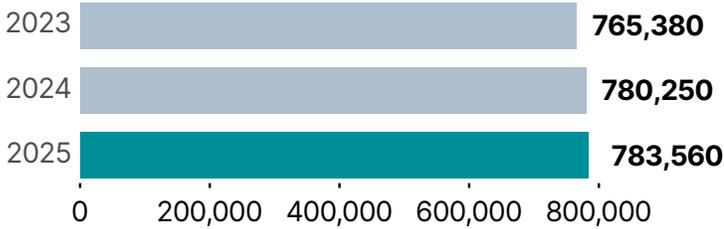
○ Hamlet



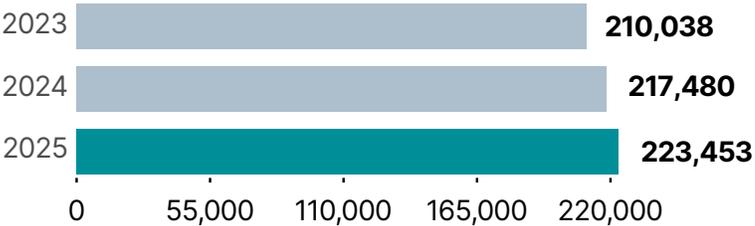
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Population, jobs and business growth

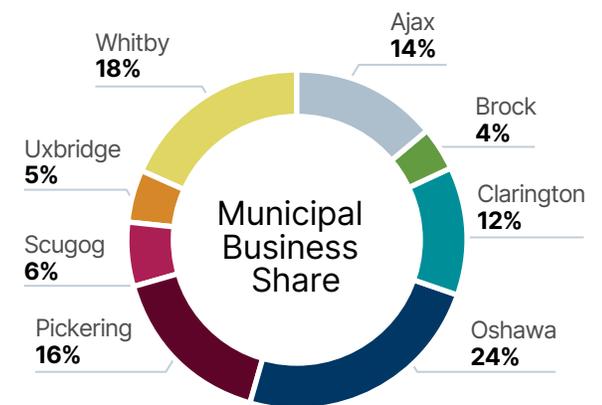
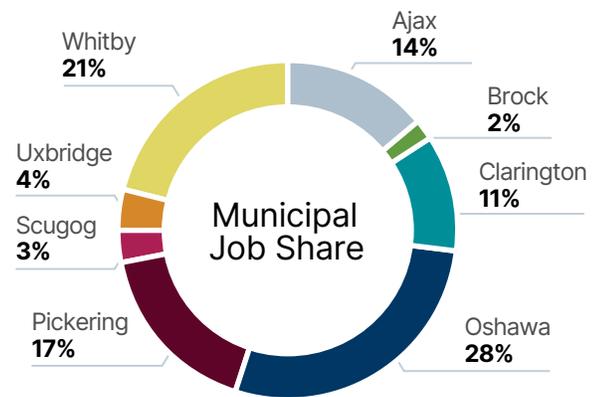
Population Estimate by Year



Paid Jobs by Survey Year



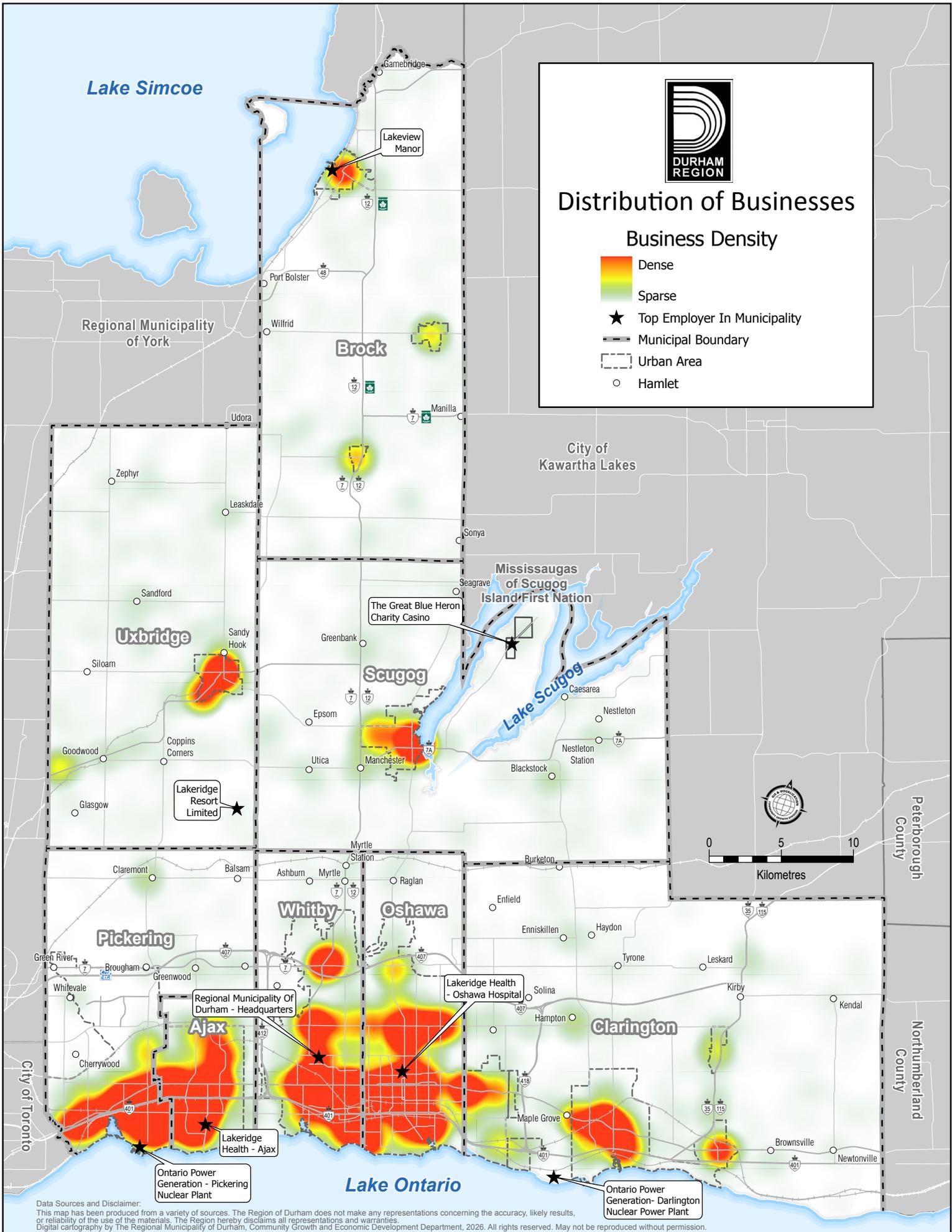
Occupied Businesses by Survey Year



Change in Paid Jobs

Municipality	2024	2025	Difference in Paid Jobs between 2024 and 2025	Percentage
Durham Region	217,480	223,453	5,973	2.75%
Ajax	31,716	32,310	594	1.87%
Brock	3,578	3,706	128	3.58%
Clarington	24,769	24,947	178	0.72%
Oshawa	60,304	61,781	1,477	2.45%
Pickering	36,180	37,428	1,248	3.45%
Scugog	7,188	7,293	105	1.46%
Uxbridge	8,497	8,417	-80	-0.94%
Whitby	45,248	47,571	2,323	5.13%

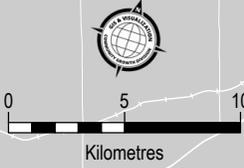
Total Paid Jobs is a subset of Total Jobs, as some positions are volunteer or unpaid.



Distribution of Businesses

Business Density

- Dense
- Sparse
- ★ Top Employer In Municipality
- Municipal Boundary
- - - Urban Area
- Hamlet



Data Sources and Disclaimer:
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Top 10 Employers in Durham are:

Company	Employees
Ontario Power Generation (OPG)	9,000 - 9,499
Lakeridge Health	9,000 - 9,499
Durham District School Board (DDSB)	7,500 - 7,999
Regional Municipality of Durham	7,500 - 7,999
General Motors of Canada	3,500 - 3,749
Durham Catholic District School Board (DCDSB)	3,500 - 3,749
Durham College	2,750 - 2,999
Tim Hortons	2,000 - 2,249
Walmart	2,000 - 2,249
Amazon Inc.	2,000 - 2,249



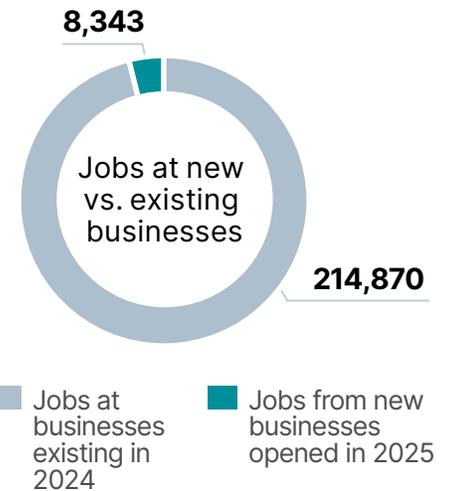
Business locations
opened in 2025

1,178

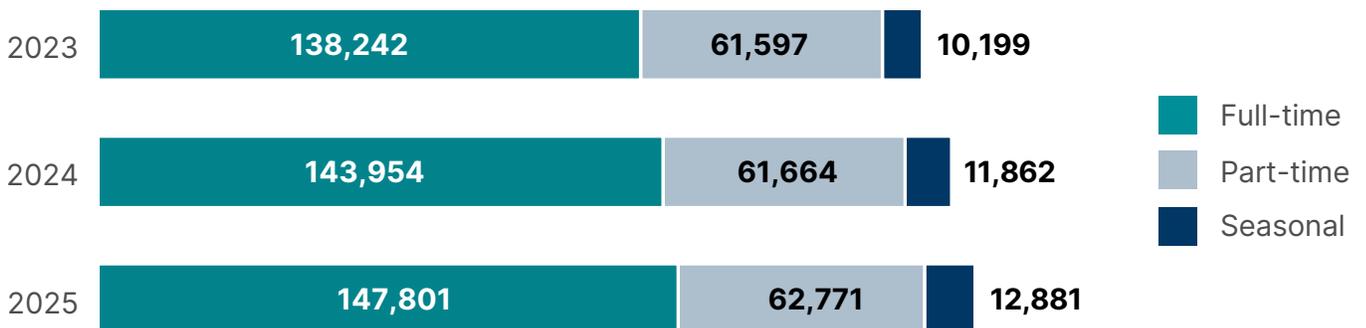


Business locations
vacant in 2025

1,356

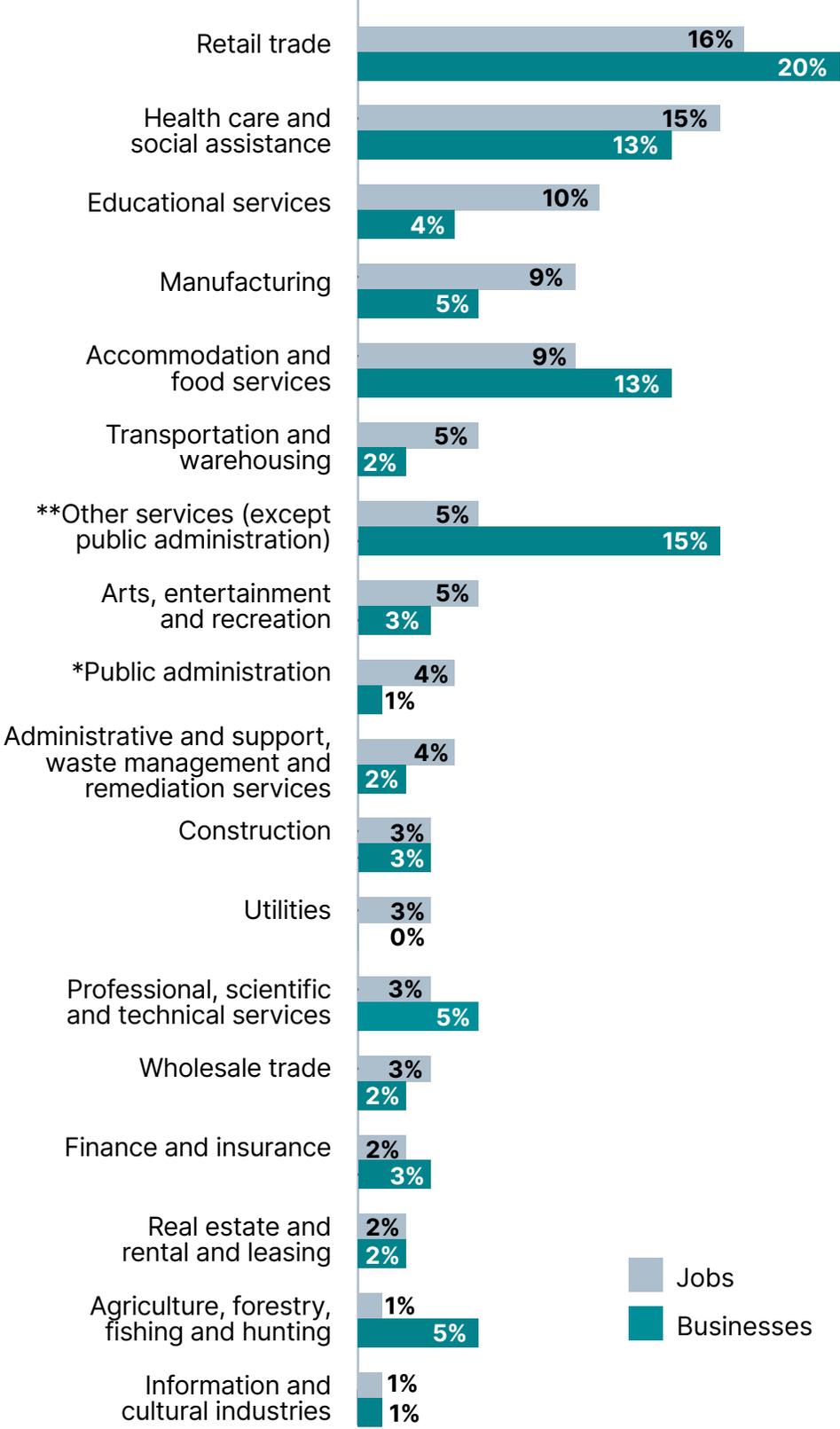


Jobs by Employment Type



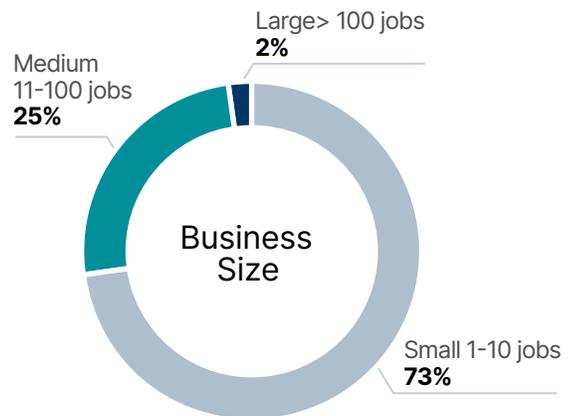
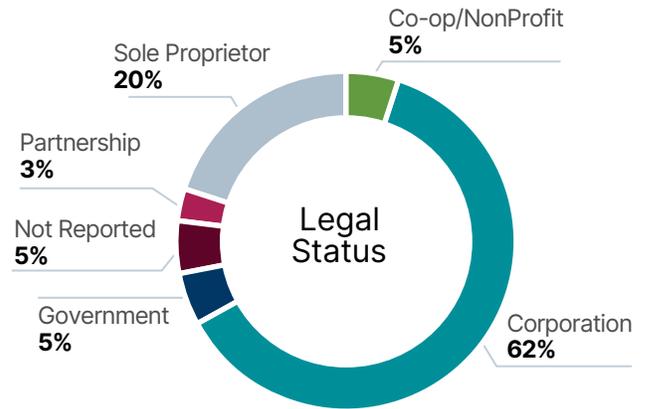
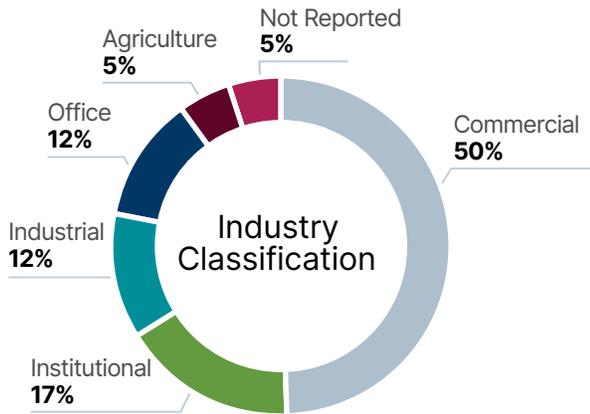
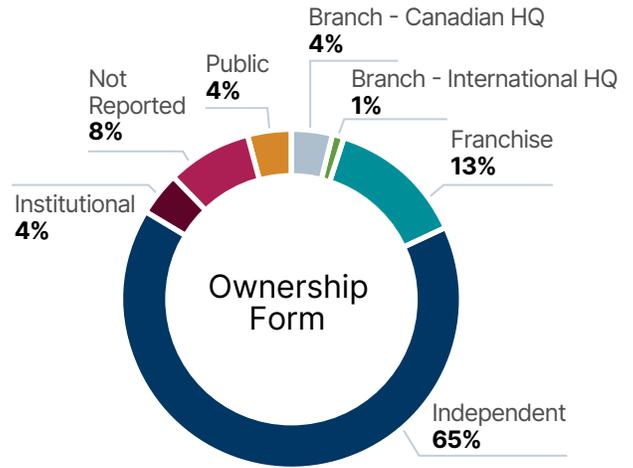
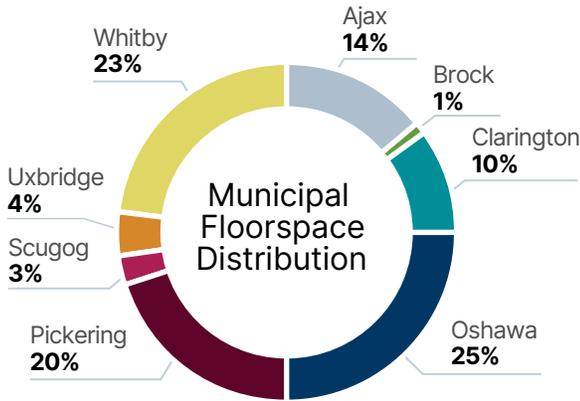


Highest Employment Sectors and Proportion of Related Businesses



*Public administration (e.g., government, law enforcement, and other public agencies).
 **Other services (except public administration), including personal services, repair services, and civic organizations.

Percentage of Businesses by:



Businesses participating in the survey most commonly identified skill shortages in the following occupations: auto mechanic; customer service, sales, and management; trades; chefs/cooks; automotive; medical health services; general labour; AZ/DZ drivers; hair stylist/estheticians.

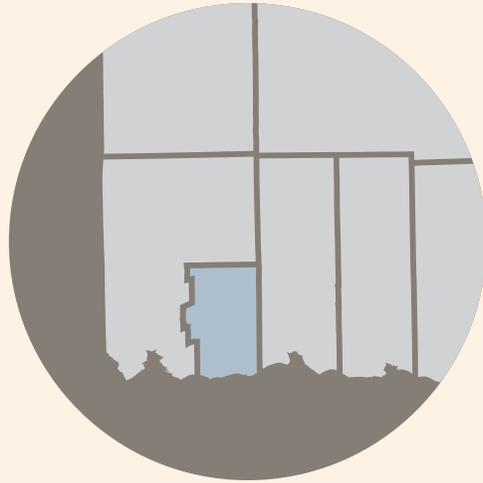
In addition, businesses cited broader hiring challenges, including a lack of general skills among applicants and an insufficient number of applicants.



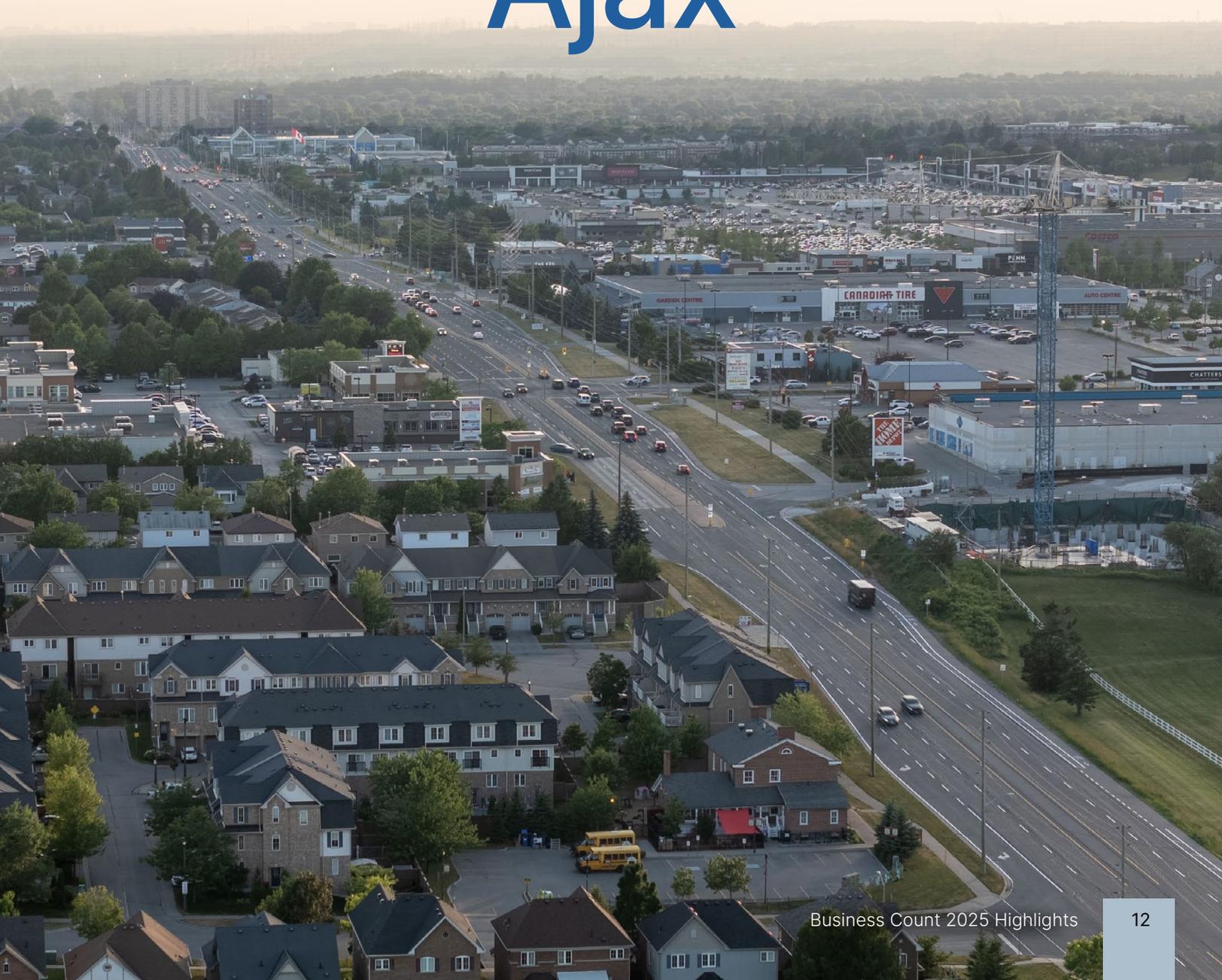
838
Businesses Import



443
Businesses Export



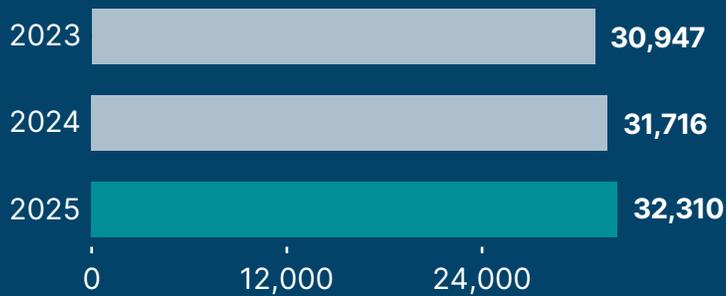
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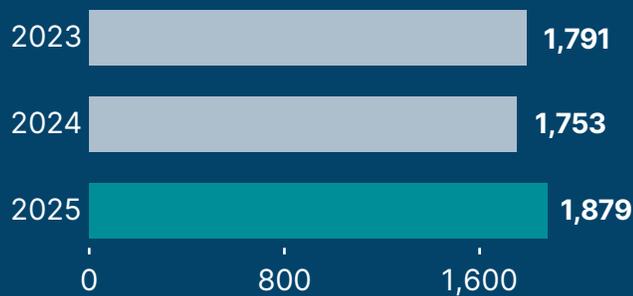
Total Businesses	1,879	
Total Jobs	32,310	
Jobs Relative to 2024	1.87%	

Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



145

Businesses Import



76

Businesses Export

Top 10 Employers in Ajax are:

Company	Jobs
Lakeridge Health	1,750 - 1,999
Durham District School Board (DDSB)	1,500 - 1,749
Amazon Inc.	1,250 - 1,499
Durham Catholic District School Board (DCDSB)	1,000 - 1,249
Town of Ajax	1,000 - 1,249
Loblaws Companies Ltd.	750 - 999
Safran Landing Systems	500 - 749
Intact Insurance Company	500 - 749
Regional Municipality of Durham	500 - 749
Costco Wholesale	250 - 499



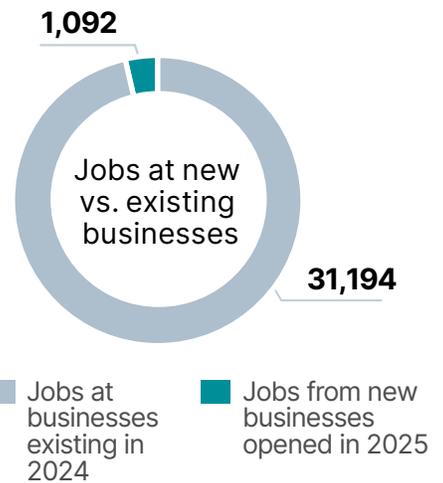
Business locations
opened in 2025

219

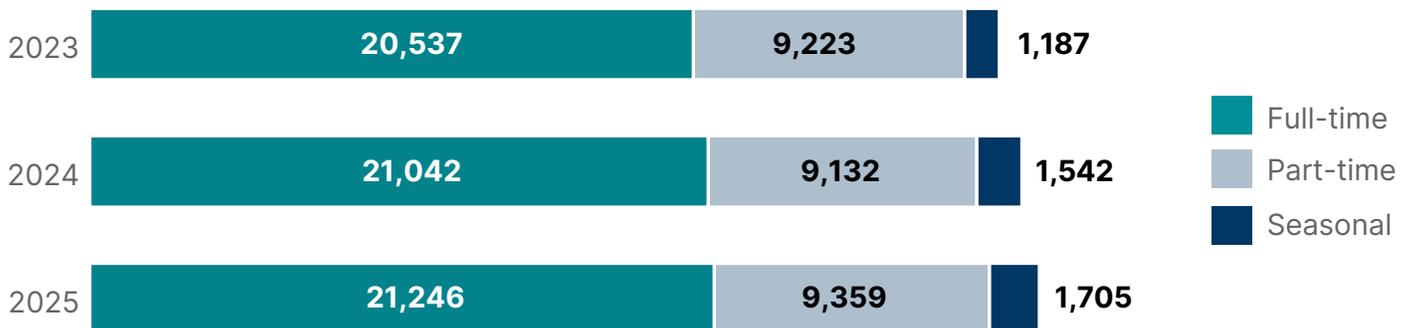


Business locations
vacant in 2025

182

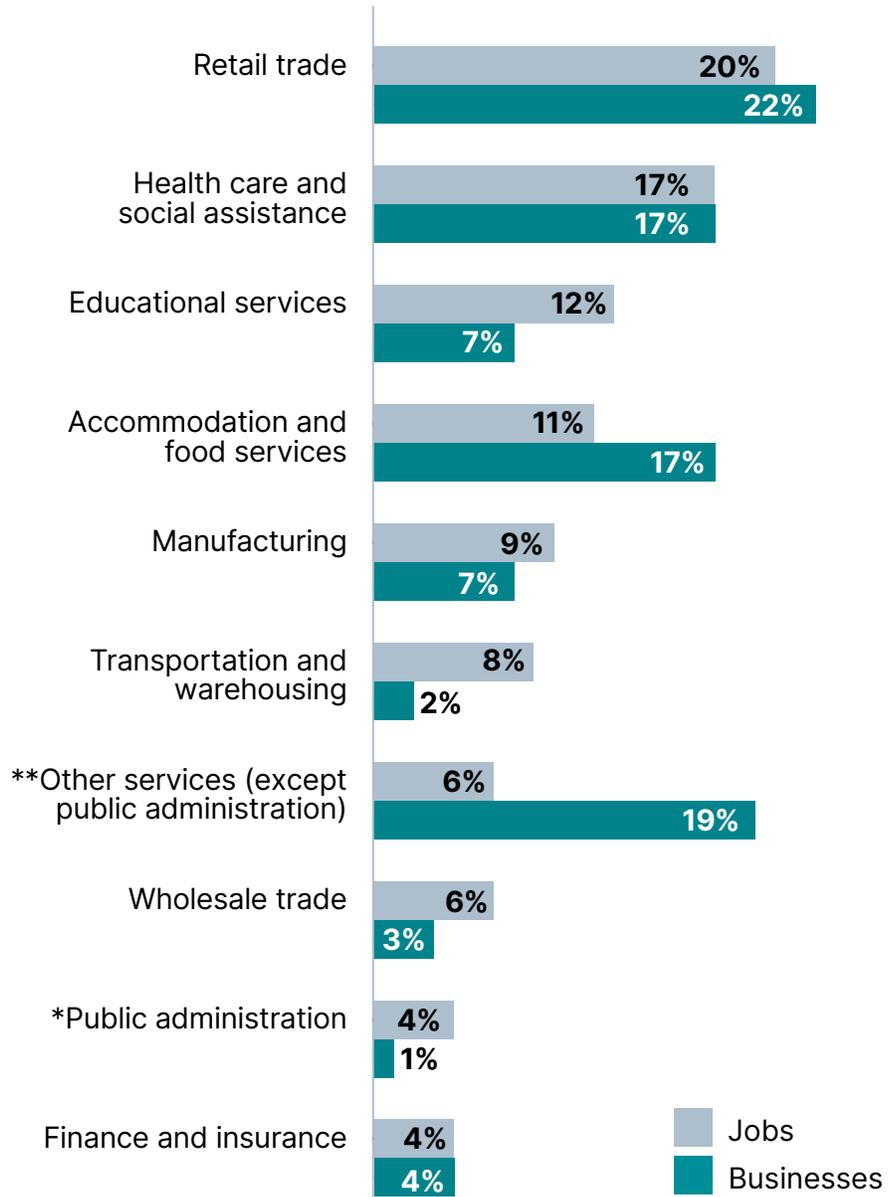


Jobs by Employment Type





Highest Employment Sectors and Proportion of Related Businesses

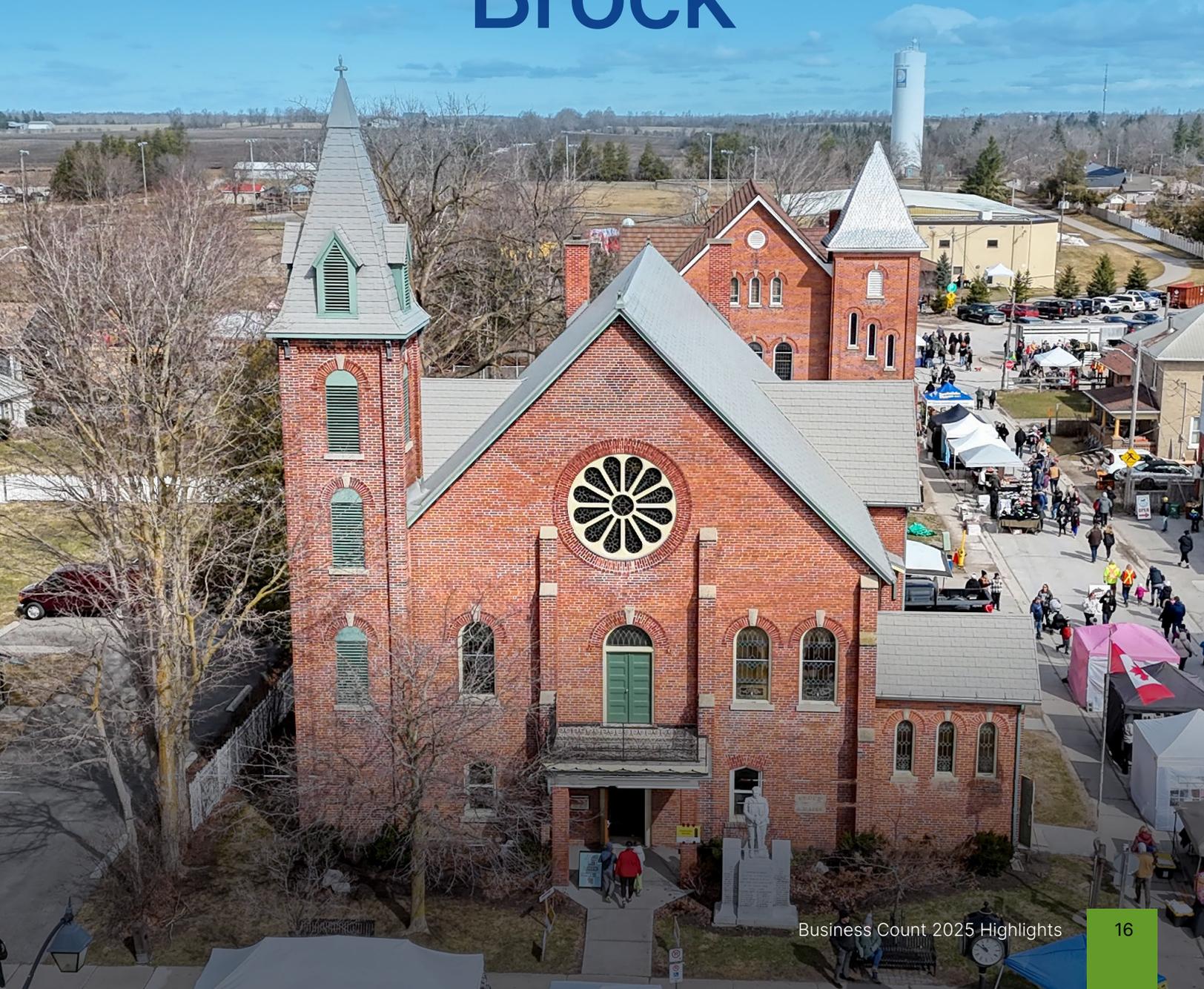


*Public administration (e.g., government, law enforcement, and other public agencies).

**Other services (except public administration), including personal services, repair services, and civic organizations.



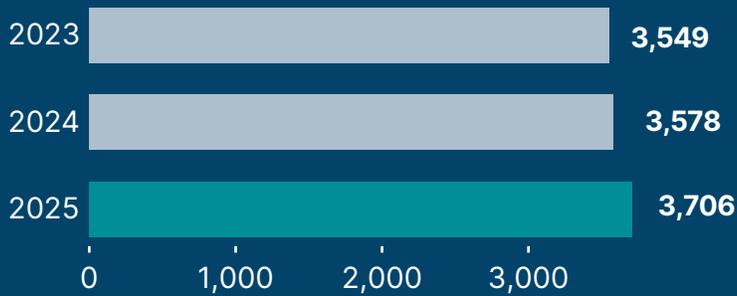
Brock



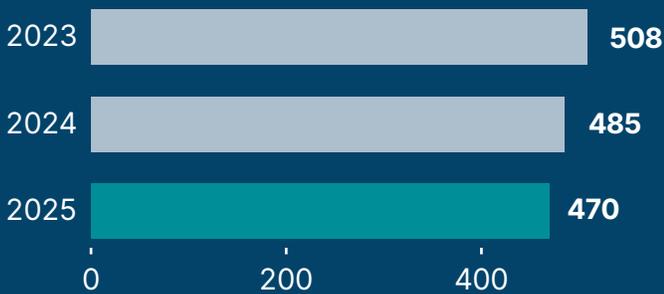
Total Businesses	470	
Total Jobs	3,706	
Jobs Relative to 2024	3.58%	

Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



10

Businesses Import



12

Businesses Export

Top 10 Employers in Brock are:

Company	Jobs
Regional Municipality of Durham	250 - 499
Stock Transportation	100 - 249
Durham District School Board (DDSB)	100 - 249
Goodyear Farm	100 - 249
Township of Brock	100 - 249
Fisher's Independent Grocer	100 - 249
Flex-N-Gate	100 - 249
Fair Havens Bible Conference	100 - 249
McDonald's	50 - 99
Bon Air Residence	50 - 99



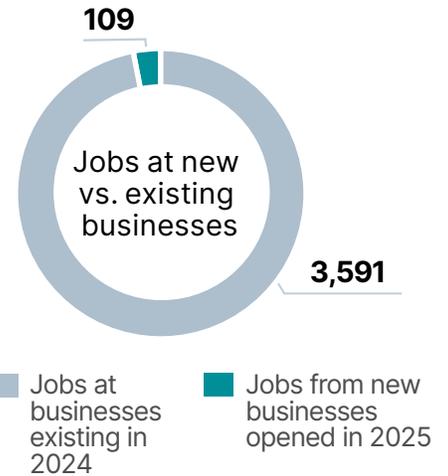
Business locations opened in 2025

22

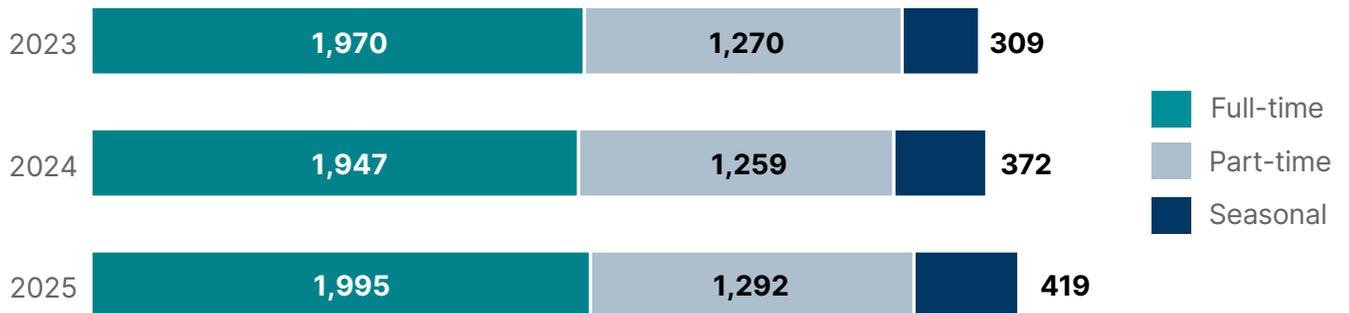


Business locations vacant in 2025

47

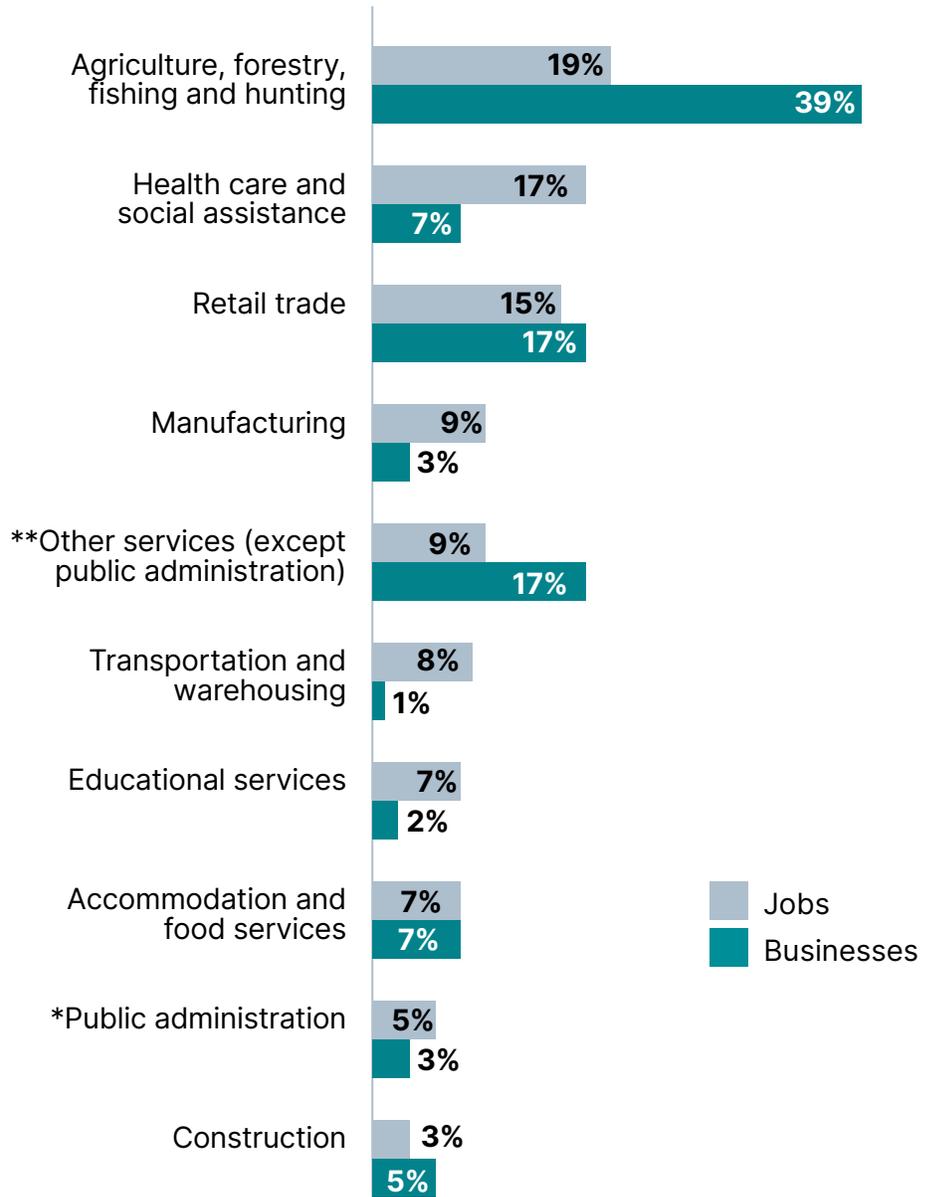


Jobs by Employment Type



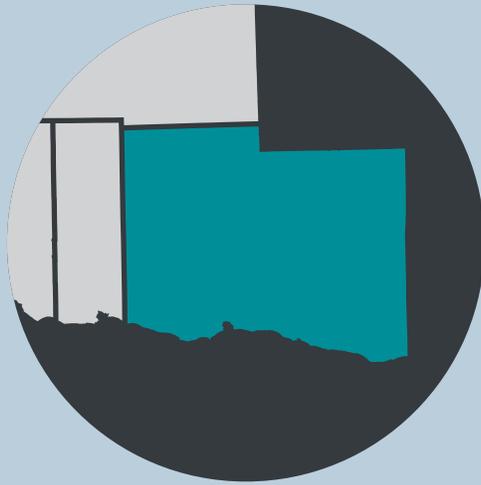


Highest Employment Sectors and Proportion of Related Businesses



*Public administration (e.g., government, law enforcement, and other public agencies).

**Other services (except public administration), including personal services, repair services, and civic organizations.



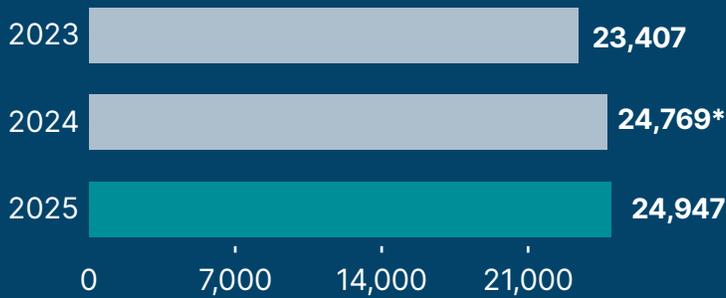
Clarington



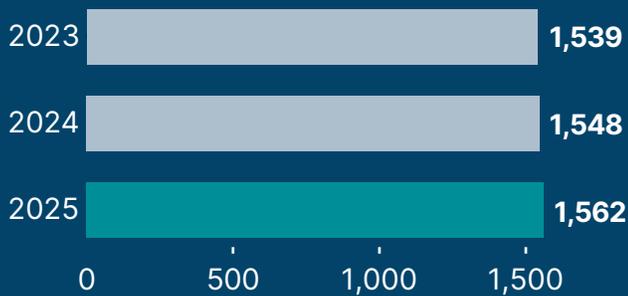
Total Businesses	1,562	
Total Jobs	24,947	
Jobs Relative to 2024	0.72%	

Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



68

Businesses Import



45

Businesses Export

*Numbers have been adjusted to correct previous over-reporting.

Top 10 Employers in Clarington are:

Company	Jobs
Ontario Power Generation (OPG)	3,750 - 3,999
Kawartha Pine Ridge District School Board (KPRDSB)	1,000 - 1,249
Municipality of Clarington*	750 - 999
Black & McDonald - Nuclear Services	500 - 749
Lakeridge Health	500 - 749
Peterborough Victoria Northumberland and Clarington Catholic District School Board (PVNCCDSB)	500 - 749
Algoma Orchards	250 - 499
Brimacombe	250 - 499
Tim Hortons	250 - 499
Walmart	250 - 499



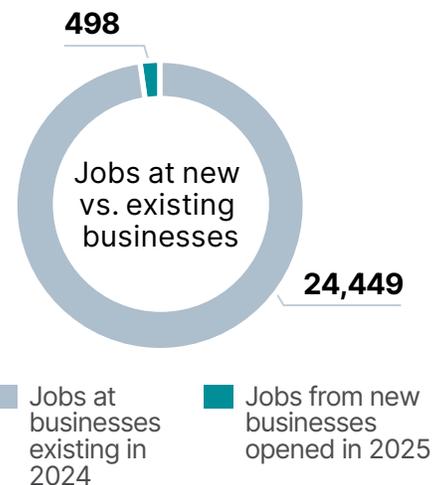
Business locations opened in 2025

102

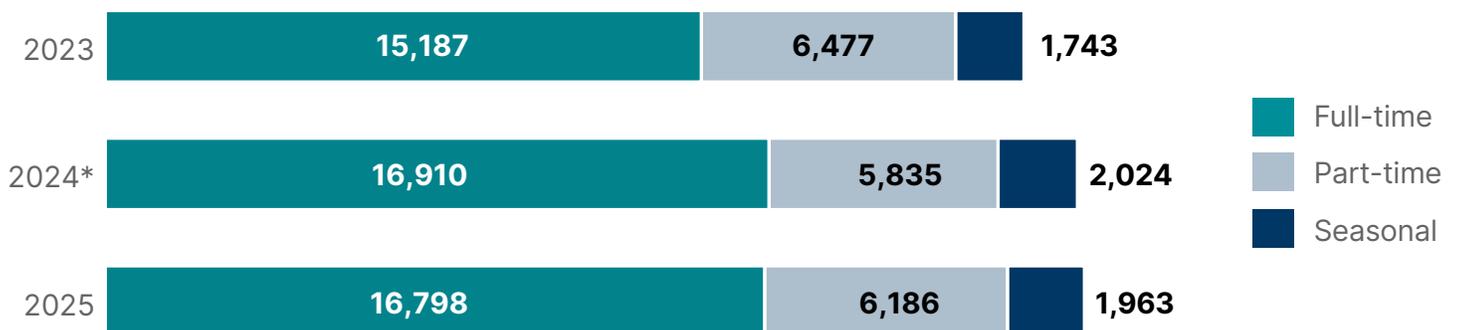


Business locations vacant in 2025

71



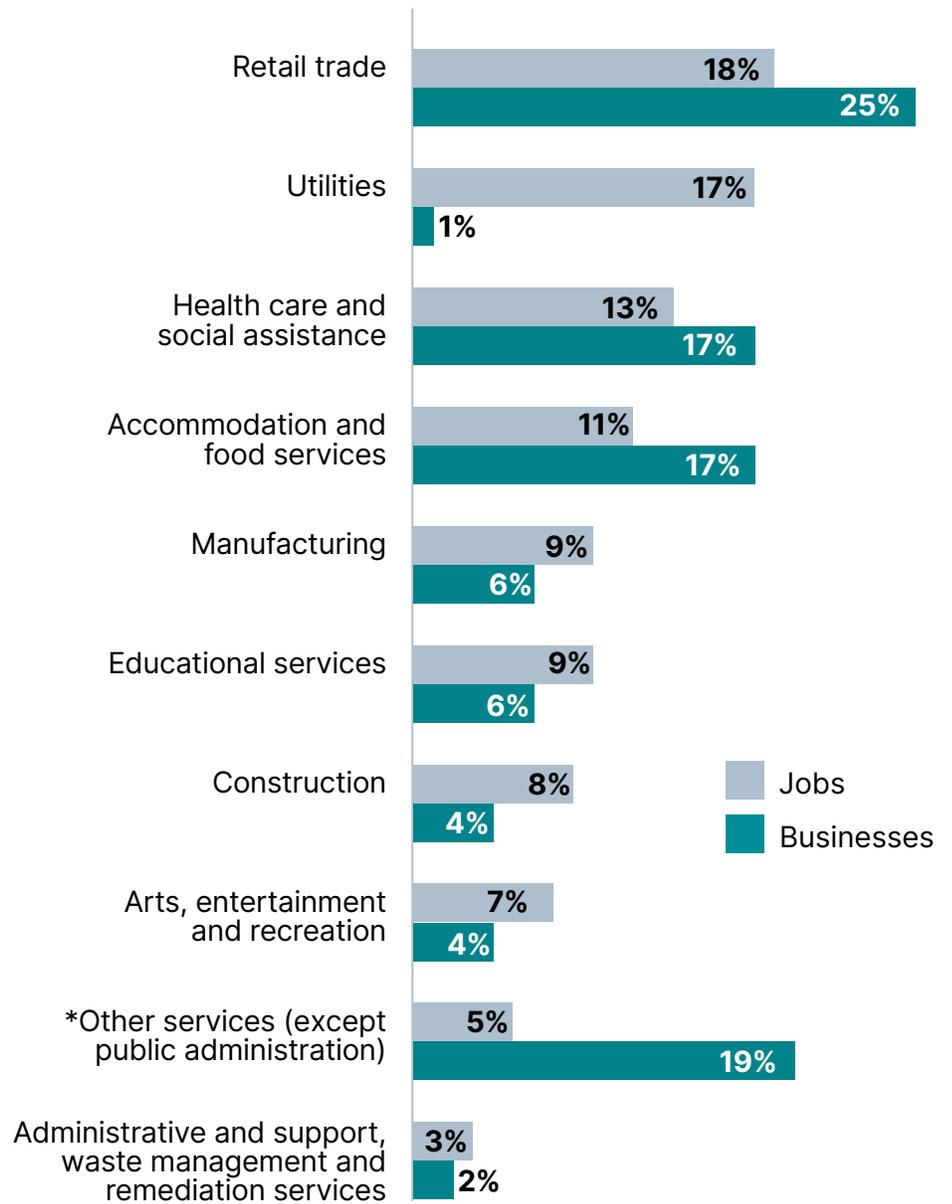
Jobs by Employment Type



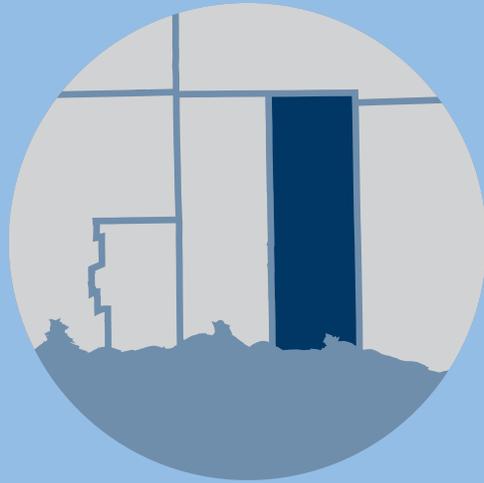
*Job numbers have been adjusted to correct previous over-reporting



Highest Employment Sectors and Proportion of Related Businesses



*Other services (except public administration), including personal services, repair services, and civic organizations.



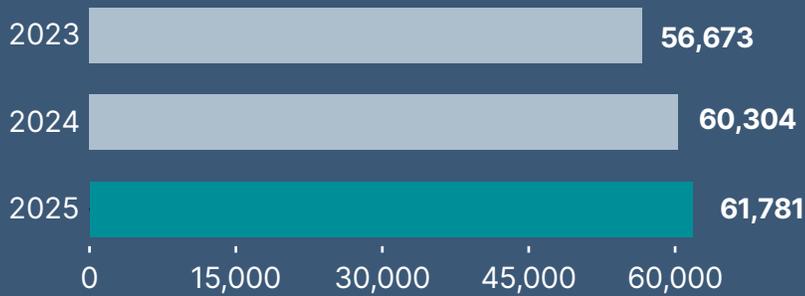
Oshawa



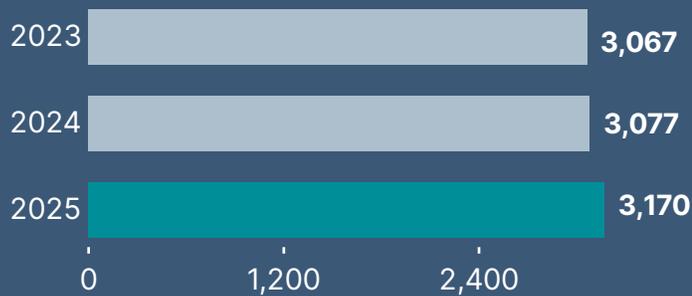
Total Businesses	3,170	
Total Jobs	61,781	
Jobs Relative to 2024	2.45%	

Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



163

Businesses Import



71

Businesses Export

Top 10 Employers in Oshawa are:

Company	Jobs
Lakeridge Health	3,750 - 3,999
General Motors of Canada	3,500 - 3,749
Durham College	2,500 - 2,749
Regional Municipality of Durham	2,250 - 2,499
Durham District School Board (DDSB)	1,750 - 1,999
City of Oshawa	1,500 - 1,749
Ontario Tech University	1,250 - 1,499
Concentrix	1,000 - 1,249
Durham Catholic District School Board (DCDSB)	1,000 - 1,249
Oshawa Port Authority	1,000 - 1,249



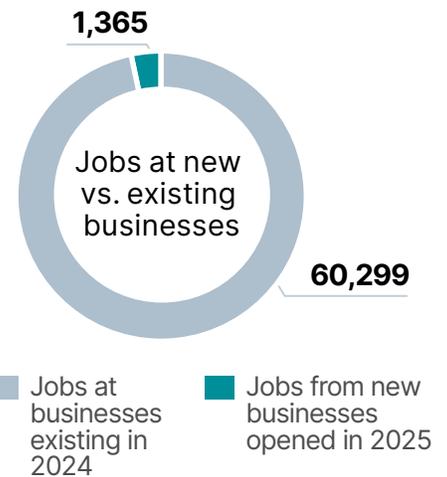
Business locations opened in 2025

314

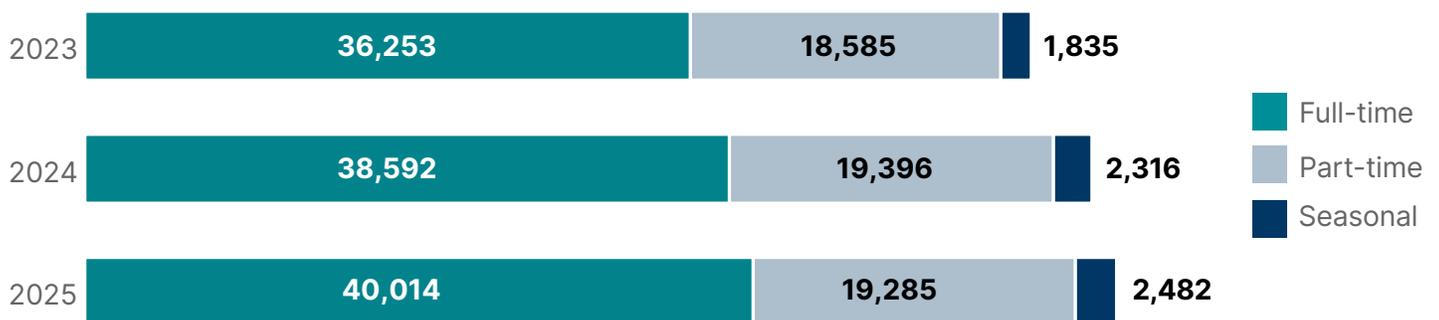


Business locations vacant in 2025

466

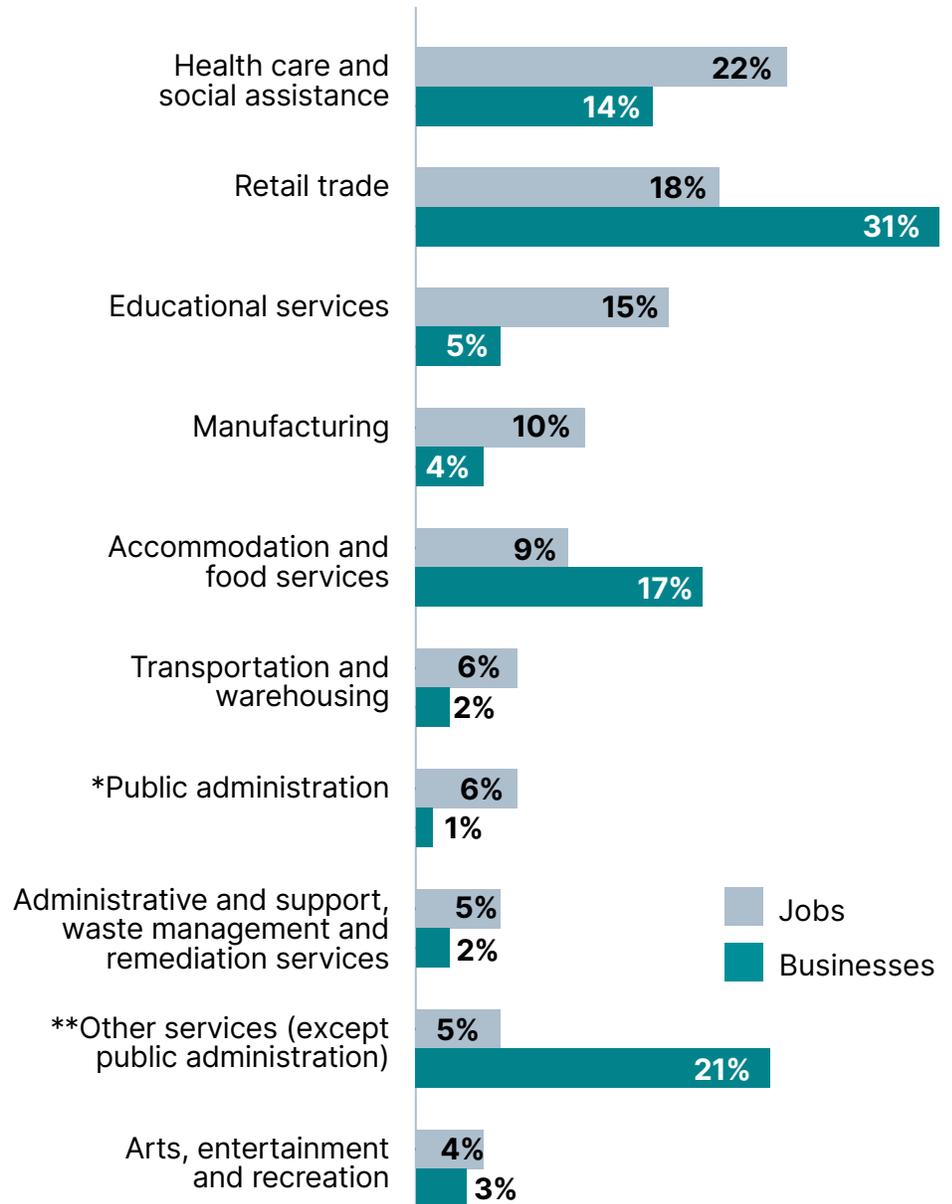


Jobs by Employment Type





Highest Employment Sectors and Proportion of Related Businesses



*Public administration (e.g., government, law enforcement, and other public agencies).
 **Other services (except public administration), including personal services, repair services, and civic organizations.



Pickering



Total Businesses

2,070



Total Jobs

37,428



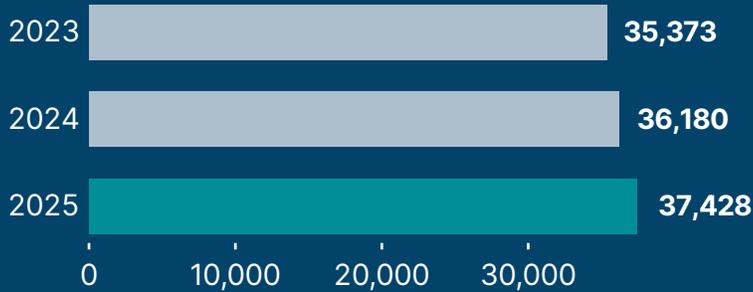
Jobs Relative to 2024

3.45%

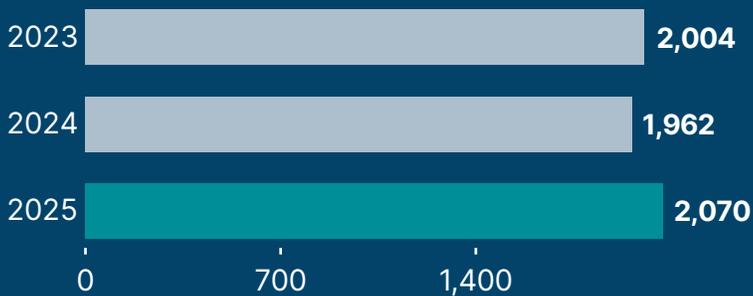


Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



201

Businesses Import



113

Businesses Export

Top 10 Employers in Pickering are:

Company	Jobs
Ontario Power Generation (OPG)	4,500 - 4,749
Durham District School Board (DDSB)	1,000 - 1,249
City of Pickering	1,000 - 1,249
Pickering Casino Resort	500 - 749
Aspect Retail Logistics	500 - 749
Municipal Property Assessment Corporation (MPAC)	500 - 749
Durham Catholic District School Board (DCDSB)	500 - 749
Framatome Inc.	500 - 749
AutoLux Ltd. Rapid Transit	250 - 499
Tetra Tech	250 - 499



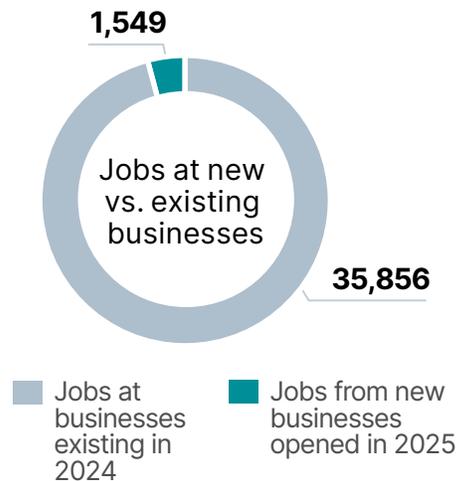
Business locations opened in 2025

225



Business locations vacant in 2025

234

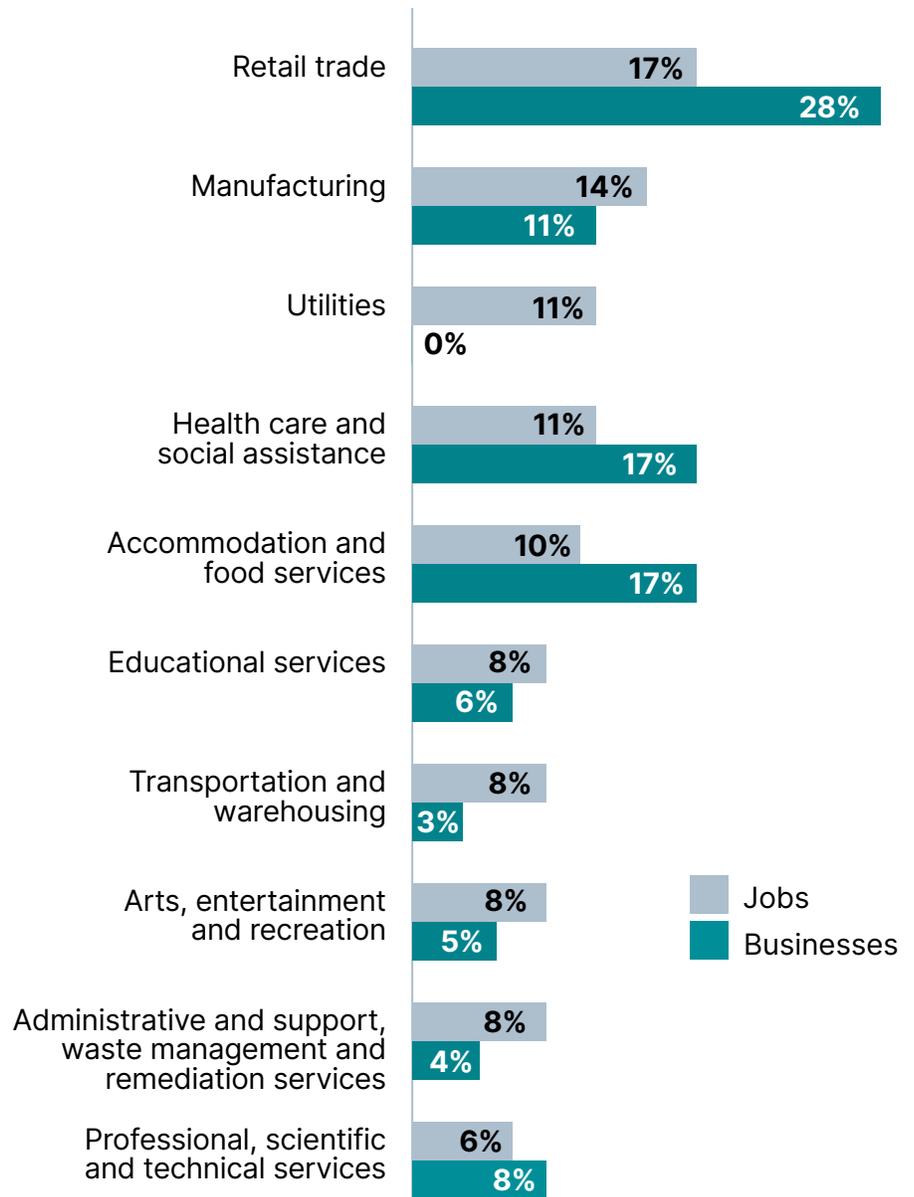


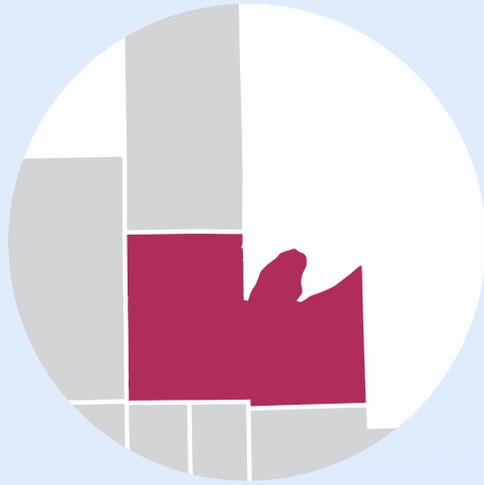
Jobs by Employment Type





Highest Employment Sectors and Proportion of Related Businesses





Scugog



Total Businesses

781



Total Jobs

7,293



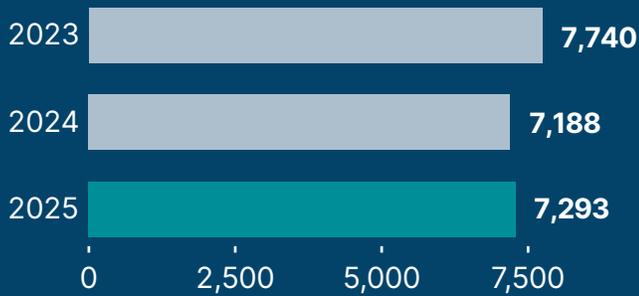
Jobs Relative to 2024

1.46%

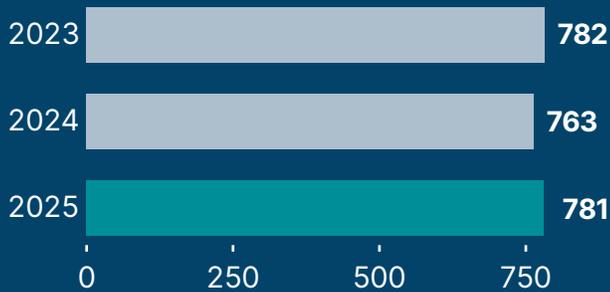


Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



36

Businesses Import



33

Businesses Export

Top 10 Employers in Scugog are:

Company	Jobs
Durham District School Board (DDSB)	250 - 499
The Great Blue Heron Charity Casino	100 - 249
Independent Grocers	100 - 249
Lakeridge Health	100 - 249
Regional Municipality of Durham	100 - 249
Greenwood Mushroom Farm	100 - 249
Southbridge Care Homes	100 - 249
Adamson Systems Engineering	100 - 249
Weisflock Contracting Inc.	100 - 249
Township of Scugog	100 - 249



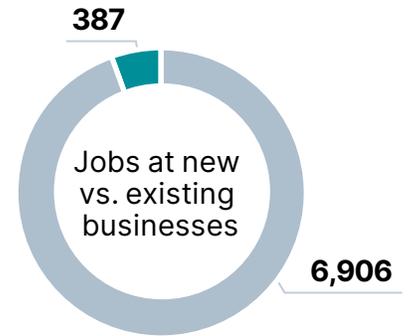
Business locations opened in 2025

63



Business locations vacant in 2025

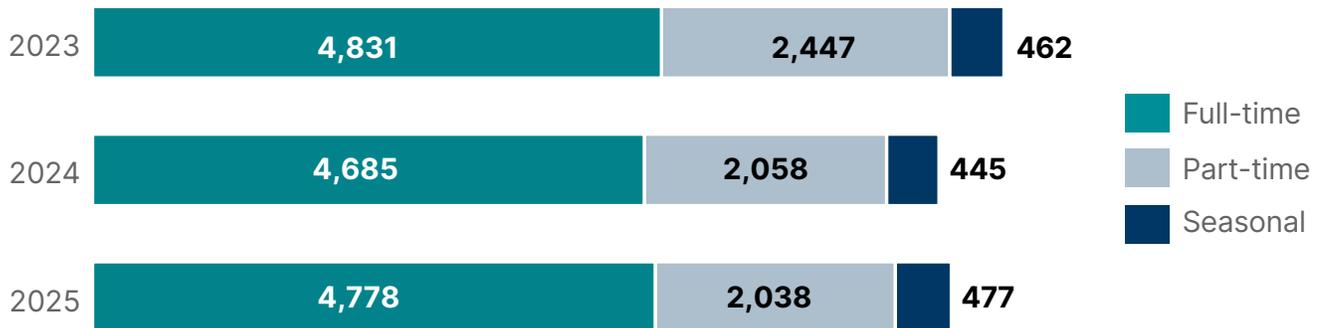
79



Jobs at businesses existing in 2024

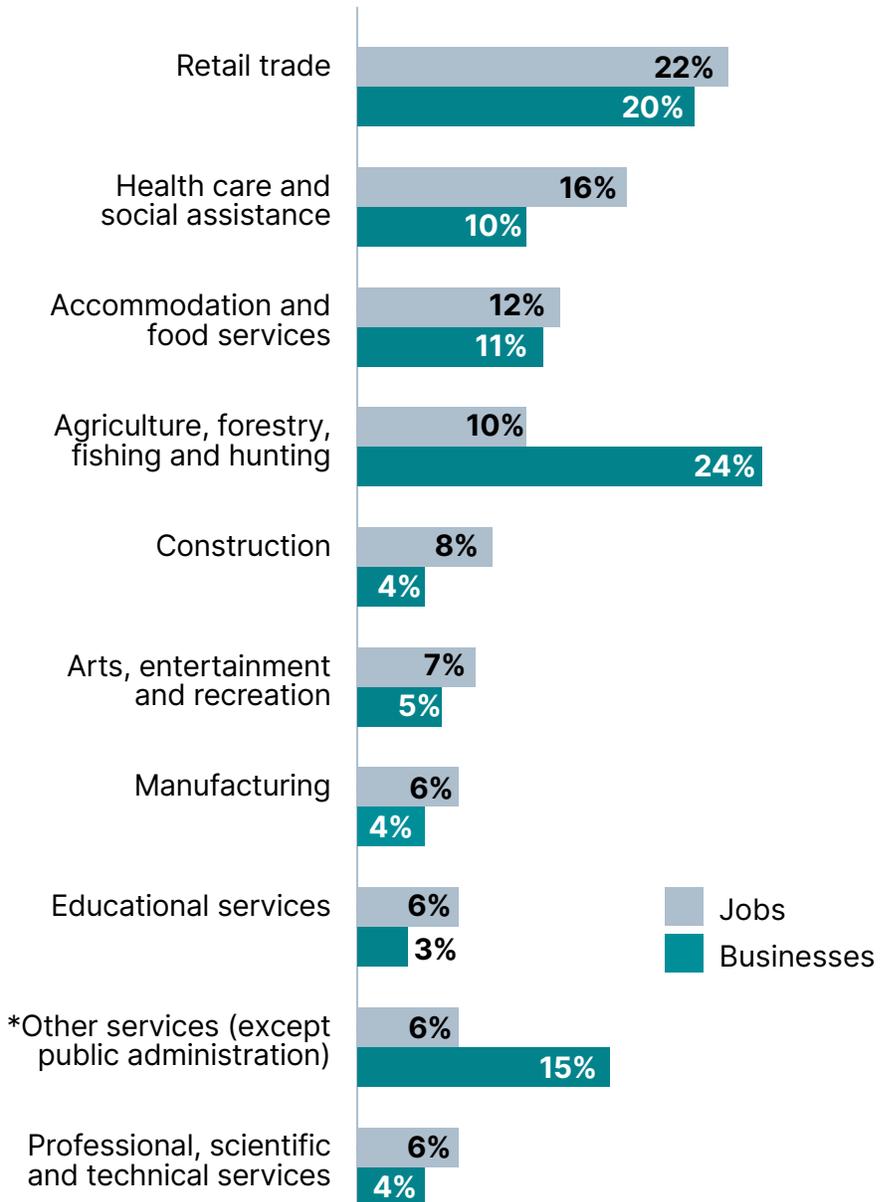
Jobs from new businesses opened in 2025

Jobs by Employment Type

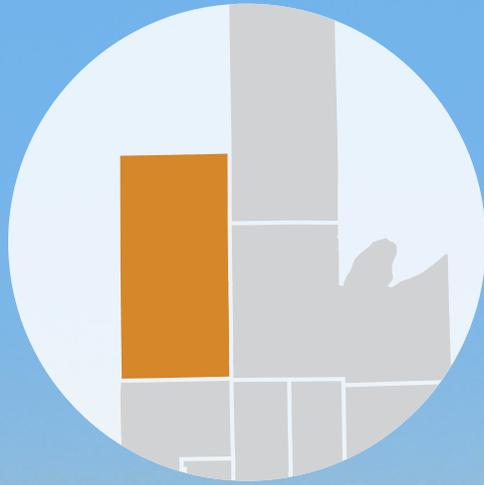




Highest Employment Sectors and Proportion of Related Businesses



*Other services (except public administration), including personal services, repair services, and civic organizations.



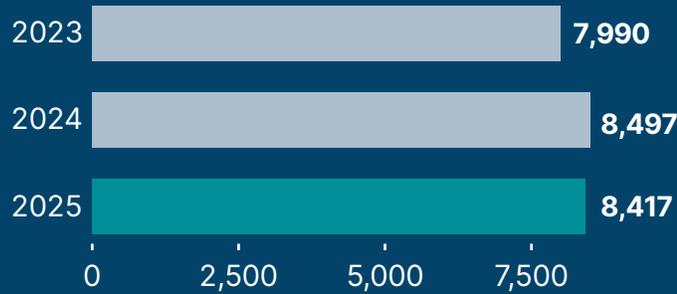
Uxbridge



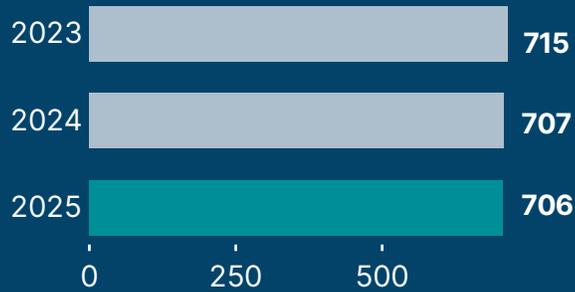
Total Businesses	706	
Total Jobs	8,417	
Jobs Relative to 2024	-0.94%	

Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



49

Businesses Import



30

Businesses Export

Top 10 Employers in Uxbridge are:

Company	Jobs
Lakeridge Resort Ltd.	500 - 749
Dagmar Ski Resort	250 - 499
Stanmore Equipment Ltd.	250 - 499
Durham District School Board (DDSB)	250 - 499
Township of Uxbridge	100 - 249
Loblaw Companies Ltd.	100 - 249
Heritage Restoration Inc.	100 - 249
Castool Tooling Systems	100 - 249
Mill Run Golf Club	100 - 249
Wooden Sticks	100 - 249



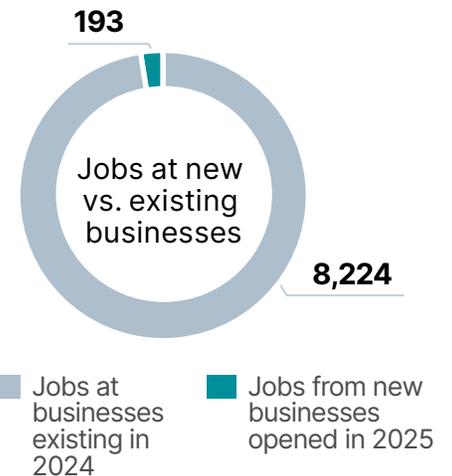
Business locations
opened in 2025

35

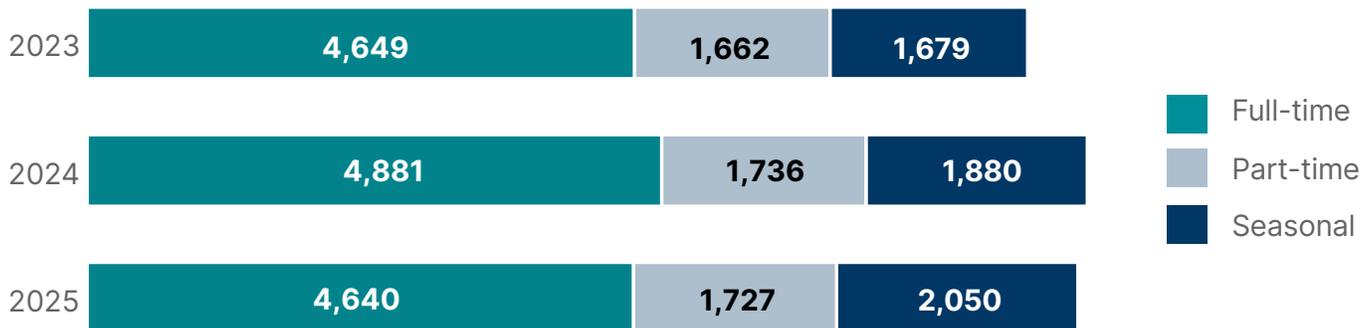


Business locations
vacant in 2025

52

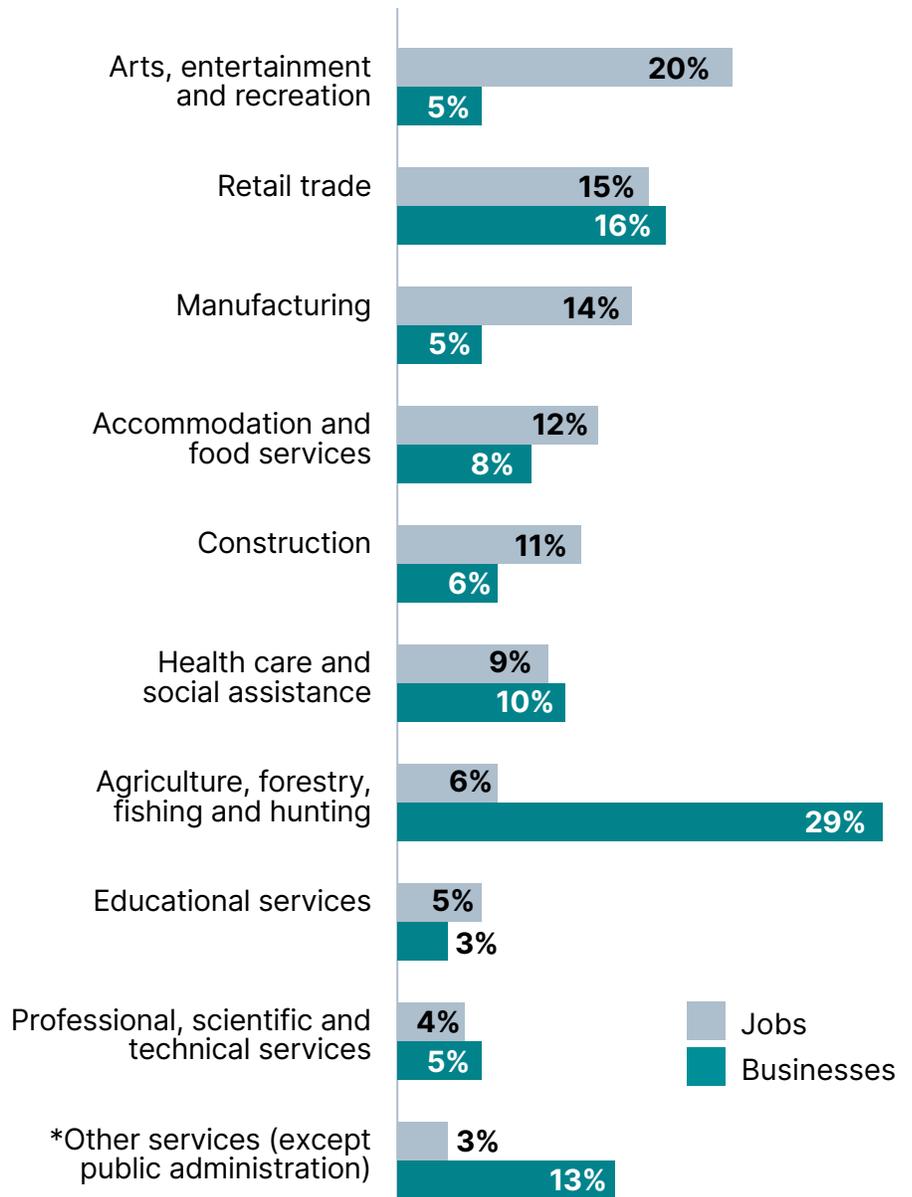


Jobs by Employment Type





Highest Employment Sectors and Proportion of Related Businesses



*Other services (except public administration), including personal services, repair services, and civic organizations.



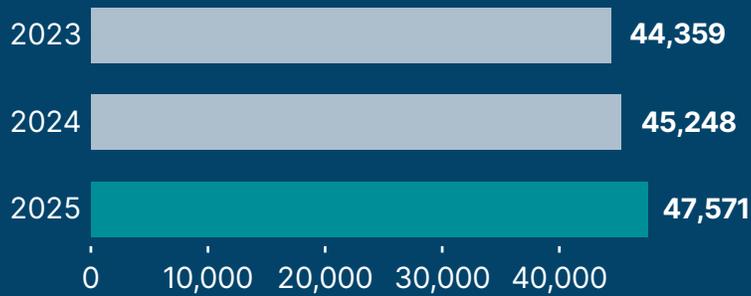
Whitby



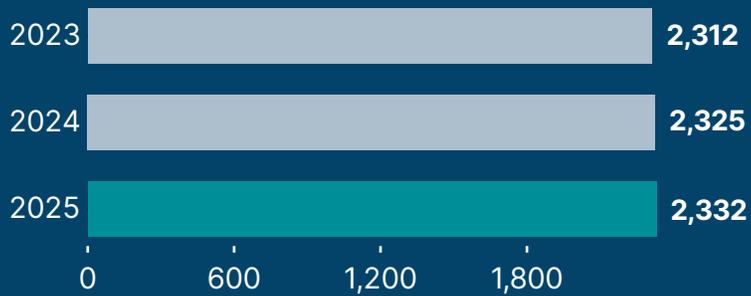
Total Businesses	2,332	
Total Jobs	47,571	
Jobs Relative to 2024	5.13%	

Jobs and business growth

Paid Jobs by Survey Year



Occupied Businesses by Survey Year



166

Businesses Import



63

Businesses Export

Top 10 Employers in Whitby are:

Company	Jobs
Regional Municipality of Durham	3,750 - 3,999
Durham District School Board (DDSB)	2,500 - 2,749
Lakeridge Health	2,000 - 2,249
Town of Whitby	1,000 - 1,249
Thermo Fisher Scientific (Patheon)	750 - 999
Durham Catholic District School Board (DCDSB)	750 - 999
Empire Company	500 - 749
Gerdau	500 - 749
Amazon Inc.	500 - 749
CBI Home Health	500 - 749



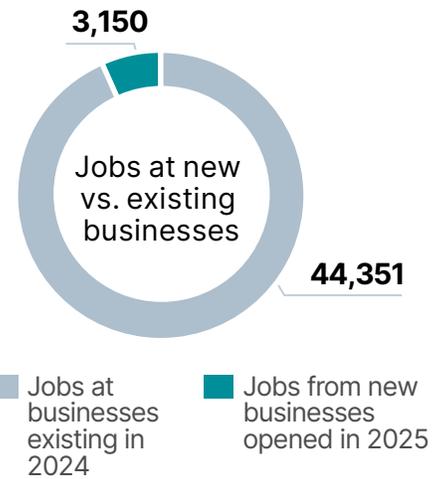
Business locations opened in 2025

198

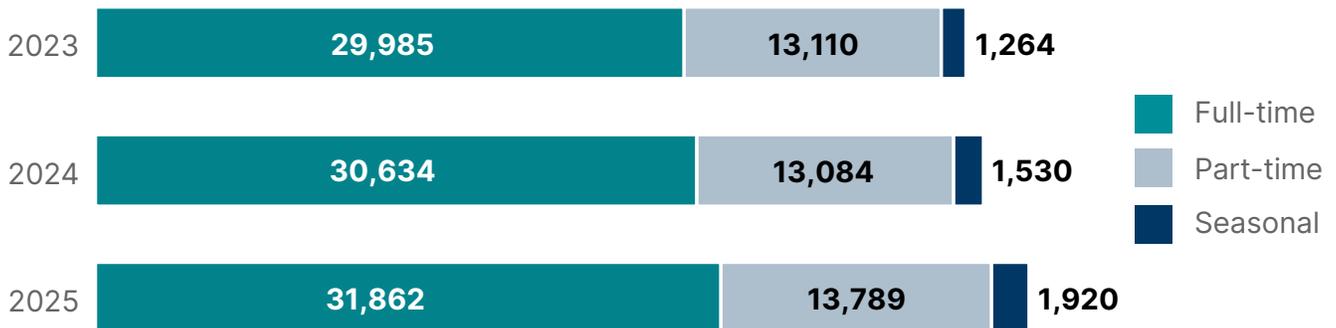


Business locations vacant in 2025

225

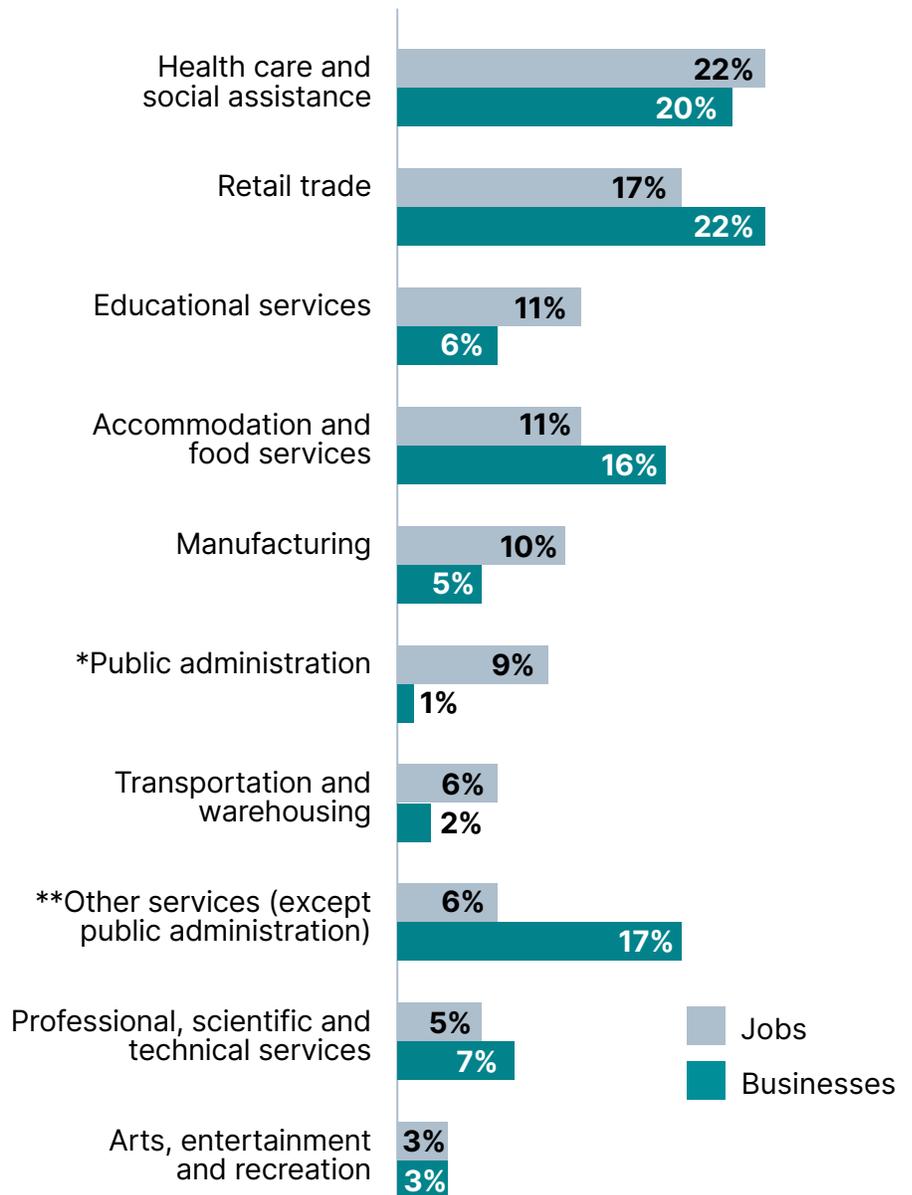


Jobs by Employment Type





Highest Employment Sectors and Proportion of Related Businesses



*Public administration (e.g., government, law enforcement, and other public agencies).

**Other services (except public administration), including personal services, repair services, and civic organizations.



The Regional Municipality of Durham
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Whitby, ON L1N 6A3

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