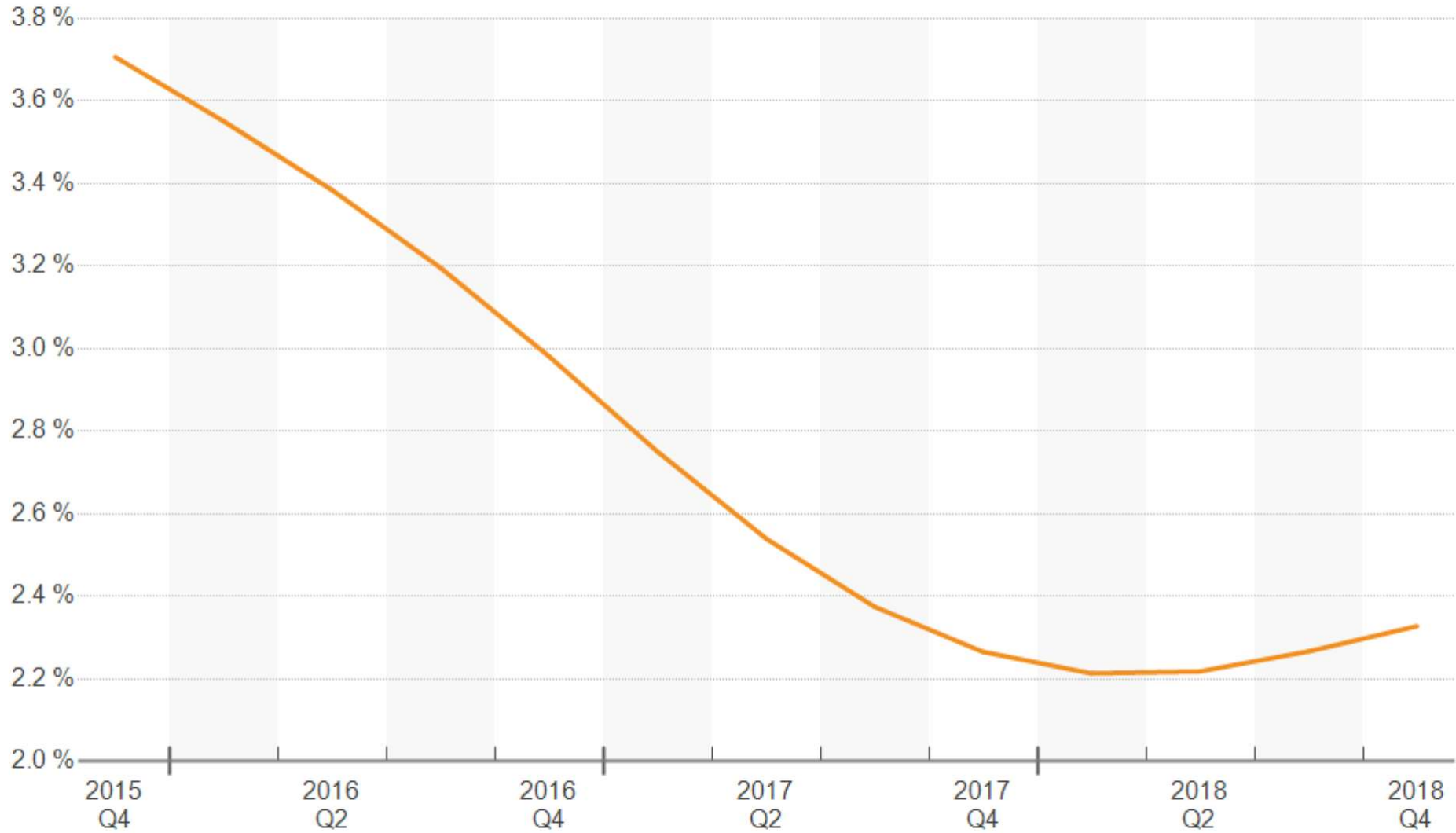


# Greeley & Surrounding Areas- Industrial/Flex

## Vacancy Rate



## Greeley & Surrounding Areas- Industrial/Flex

| Availability      | Survey  | 5-Year Avg |
|-------------------|---------|------------|
| Rent Per SF       | \$10.65 | \$7.85     |
| Vacancy Rate      | 2.6%    | 3.3%       |
| Vacant SF         | 349,922 | 449,973    |
| Availability Rate | 3.9%    | 5.2%       |
| Available SF      | 537,398 | 706,812    |
| Sublet SF         | 0       | 5,732      |
| Months on Market  | 4.5     | 7.8        |

| Inventory            | Survey     | 5-Year Avg |
|----------------------|------------|------------|
| Existing Buildings   | 576        | 569        |
| Existing SF          | 13,544,155 | 13,495,309 |
| 12 Mo. Const. Starts | 66,522     | 67,816     |
| Under Construction   | 73,122     | 43,955     |
| 12 Mo. Deliveries    | 52,440     | 152,426    |

| Demand               | Survey  | 5-Year Avg |
|----------------------|---------|------------|
| 12 Mo. Absorption SF | -12,032 | 272,356    |
| 12 Mo. Leasing SF    | 243,305 | 163,417    |

| Sales               | Past Year | 5-Year Avg |
|---------------------|-----------|------------|
| Sale Price Per SF   | \$118     | \$67       |
| Asking Price Per SF | \$137     | \$80       |
| Sales Volume (Mil.) | \$38      | \$30       |
| Cap Rate            | 6.7%      | 7.3%       |