#CRE INSIGHTS

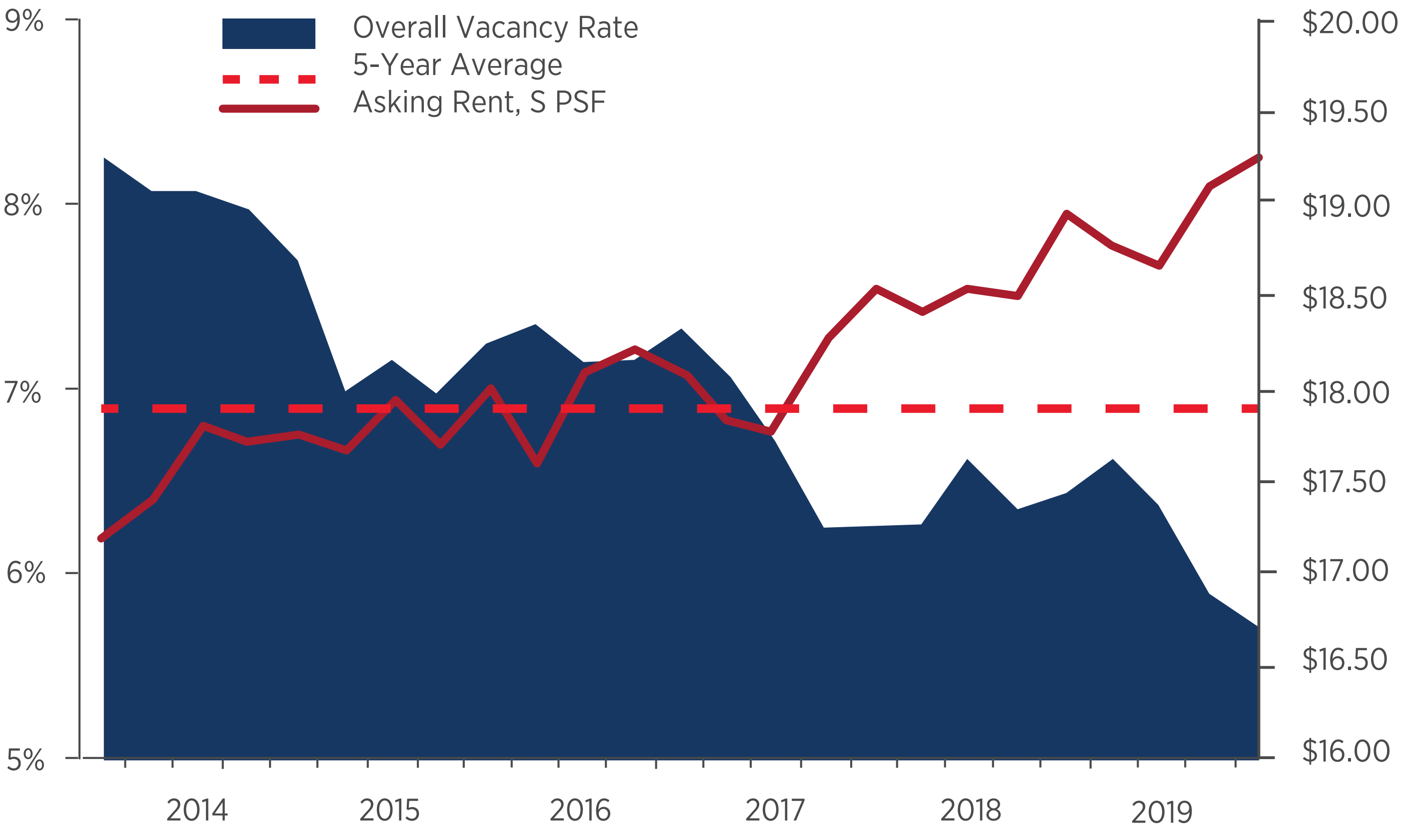
RICHMOND'S OFFICE VACANCY RATE IS THE 5TH LOWEST IN THE COUNTRY

Q3 2019 | SEPTEMBER

In a comparison of markets around the country, CoStar found that **RICHMOND HAD THE 5TH LOWEST VACANCY RATE.** The metro area's office vacancy rate is on par with Seattle and Honolulu, and lower than tech hubs like San Francisco and Nashville. High-quality office space continues to be difficult to find in the Richmond market. With limited availabilities, rental rates have increased over the past 12 months but remain relatively affordable. The overall rental rate increased 1.7%, while Class A rental rates increased 3.7% during that time.

With little speculative office space development underway, Richmond's office vacancy rate is expected to remain at cyclical lows in the near term. Buildings that are currently under construction, such as the Westhampton School and Sauer Center redevelopments, are expected to be quickly absorbed and should encourage other developments to break ground.

RICHMOND OFFICE FUNDAMENTALS



Source: Cushman & Wakefield | Thalhimer Research; CoStar

FOR MORE INFORMATION, PLEASE CONTACT:

JONATHAN KOES
Research Manager
804 697 3560
jonathan.koes@thalhimer.com

Driving client value by delivering the right real estate solution