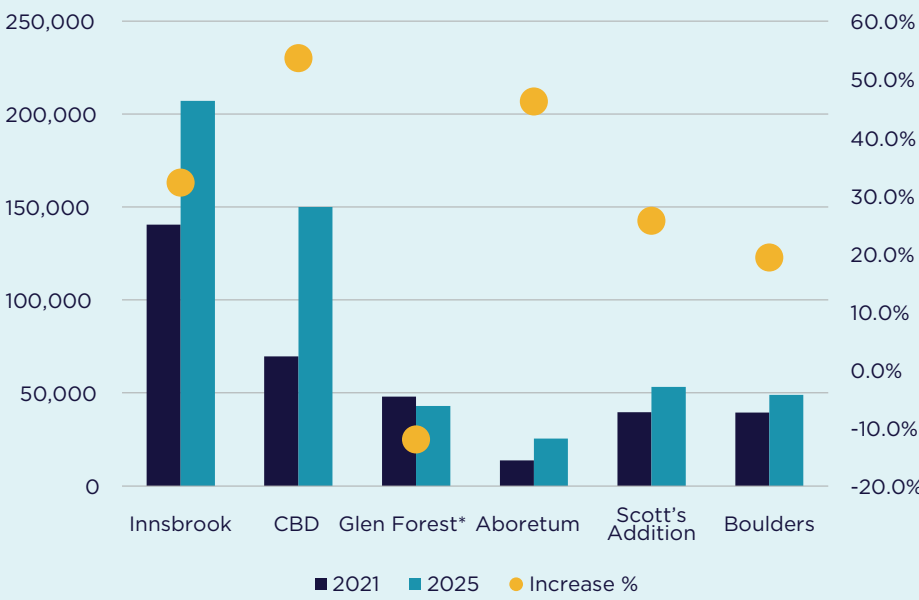


USING **PLACER.AI'S** MOBILE DEVICE DATA TO **ANALYZE** WORKPLACE **OCCUPANCY PATTERNS**

MONTHLY OFFICE VISITATION COUNT

Overall monthly office visitation continues to rebound in the Richmond market, increasing in five out of the six major submarkets comparing 2025 year-to-date (YTD) numbers to 2021 averages based on data from Placer.ai. Increases to CBD visitation topped the list with a 2025 YTD monthly average up 53.6% compared to 2021. Visitation is up 32.2% in Innsbrook in the same time period, the largest suburban submarket in the Richmond region and home to more than 8 million square feet of office space. Placer.ai aggregates data from millions of mobile devices to measure traffic patterns and visitation trends.

AVERAGE MONTHLY VISITS BY SUBMARKET



*Glen Forest saw a quick rebound with return-to-office visits hitting 63.1% of pre-pandemic numbers in 2021. The number of average monthly visitors has been consistent since that time, resulting in a less dramatic change compared to the 2025 YTD monthly average.

SUBMARKET VISIT INCREASE Q3 2021 - Q3 2025



CBD
53.6%

INNSBROOK
32.2%

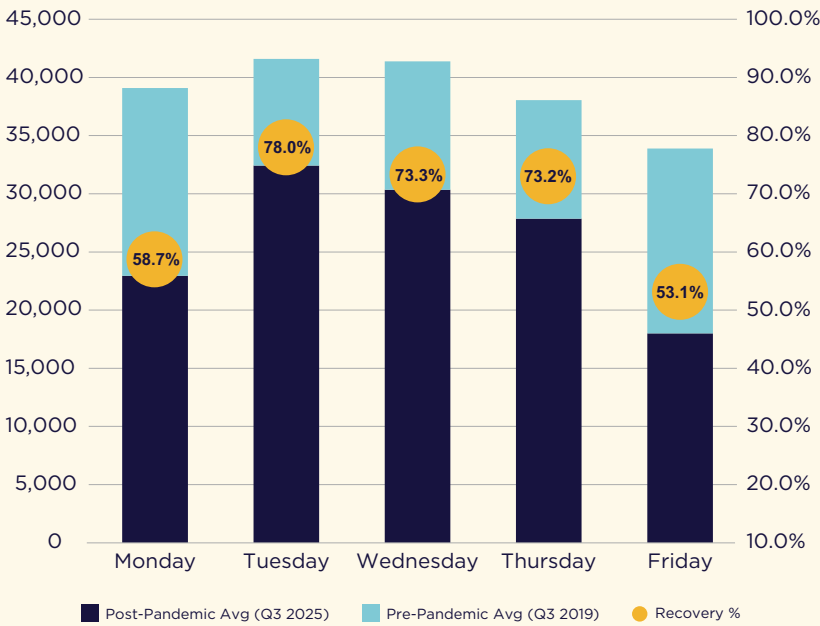
WORKWEEK PEAK DAYS



TUESDAY
78.0%

WEDNESDAY
73.3%

PRE/POST-PANDEMIC AVERAGE WEEKDAY VISITS



RICHMOND OFFICE VISITATION

Office visitation in a typical workweek in the third quarter of 2025 was highest on Tuesdays, reaching 78.0% of pre-pandemic levels. Visitation peaked between Tuesday and Thursday, ranging between 73.2% and 78.0% with lower numbers on Mondays and Fridays, a trend consistent with the widespread adoption of a hybrid work schedule that typically mandates three or four in-office days each week.

PLACER.AI PARAMETERS

DATA PARAMETERS

This report includes core office buildings throughout the Richmond VA market, including CBD and suburban locations. Buildings with government tenants and healthcare groups are excluded due to limited data availability.

VISITATION DATA FROM



SUBMARKET AREAS

Custom place of interest (POI) study areas targeting key investor-owned single and multi-tenant office buildings throughout the market.

VISITATION CRITERIA



For more information, please contact:

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