

Q4 2021 to Q1 2022



Vacancy Rate

5.4% to 5.5%



Absorption Rate

4.9MM to 335,266 (SF)



Market Rent Per SF

\$10.84 to \$11.13



Market Cap Rate

5.87% to 5.87%



Construction starts from

2.74MM to 584,301 (SF)



Sales Volume from

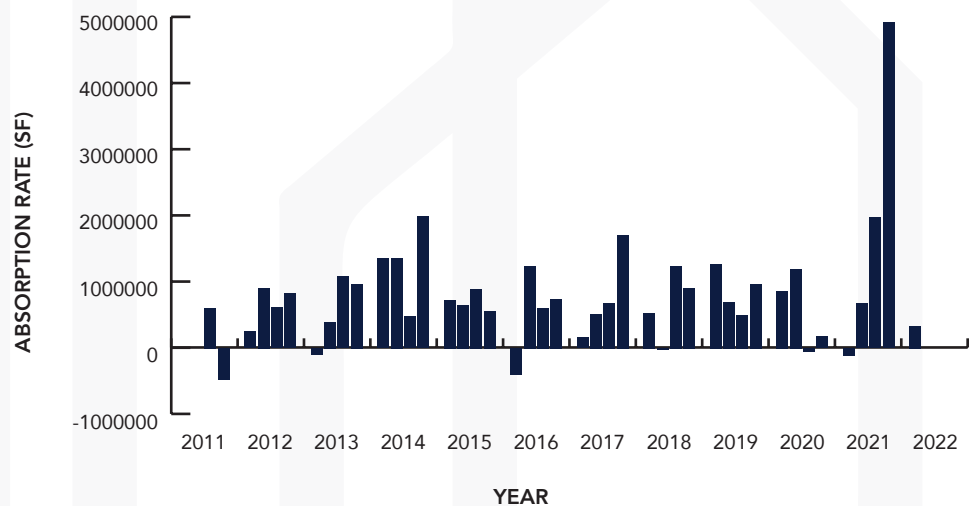
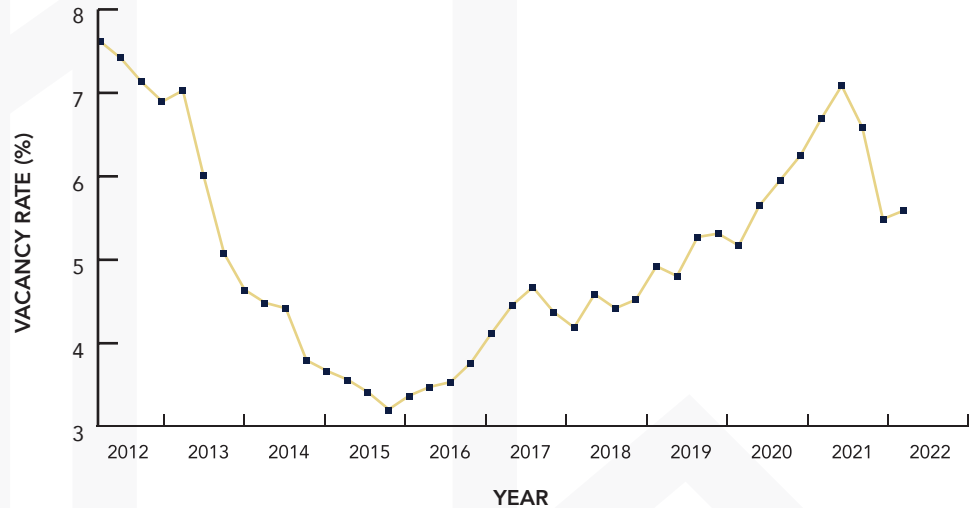
\$1,182MM to \$480MM



Average Price Per SF

\$199 to \$157

Vacancy & Absorption 10-Year Overview



*Source: CoStar, 4/18/2022

SUMMARY

The Denver Industrial Market saw the Vacancy Rate slightly Increase from 5.4% to 5.5% from Q4 2021 to Q1 2022.

The Absorption Rate decelerated this quarter, Decreasing from 4.9MM to 335,266 Square Feet.

The Market Rent Per Square Foot continued to increase from \$10.84 to \$11.13 Per Square Foot.

The Sales Volume Decreased from \$1,182MM to \$480MM from the previous quarter.

The Price Per Square Foot decreased from \$199 to \$157.

The Market Cap Rate stayed constant at 5.87% between Q4 2021 and Q1 2022.