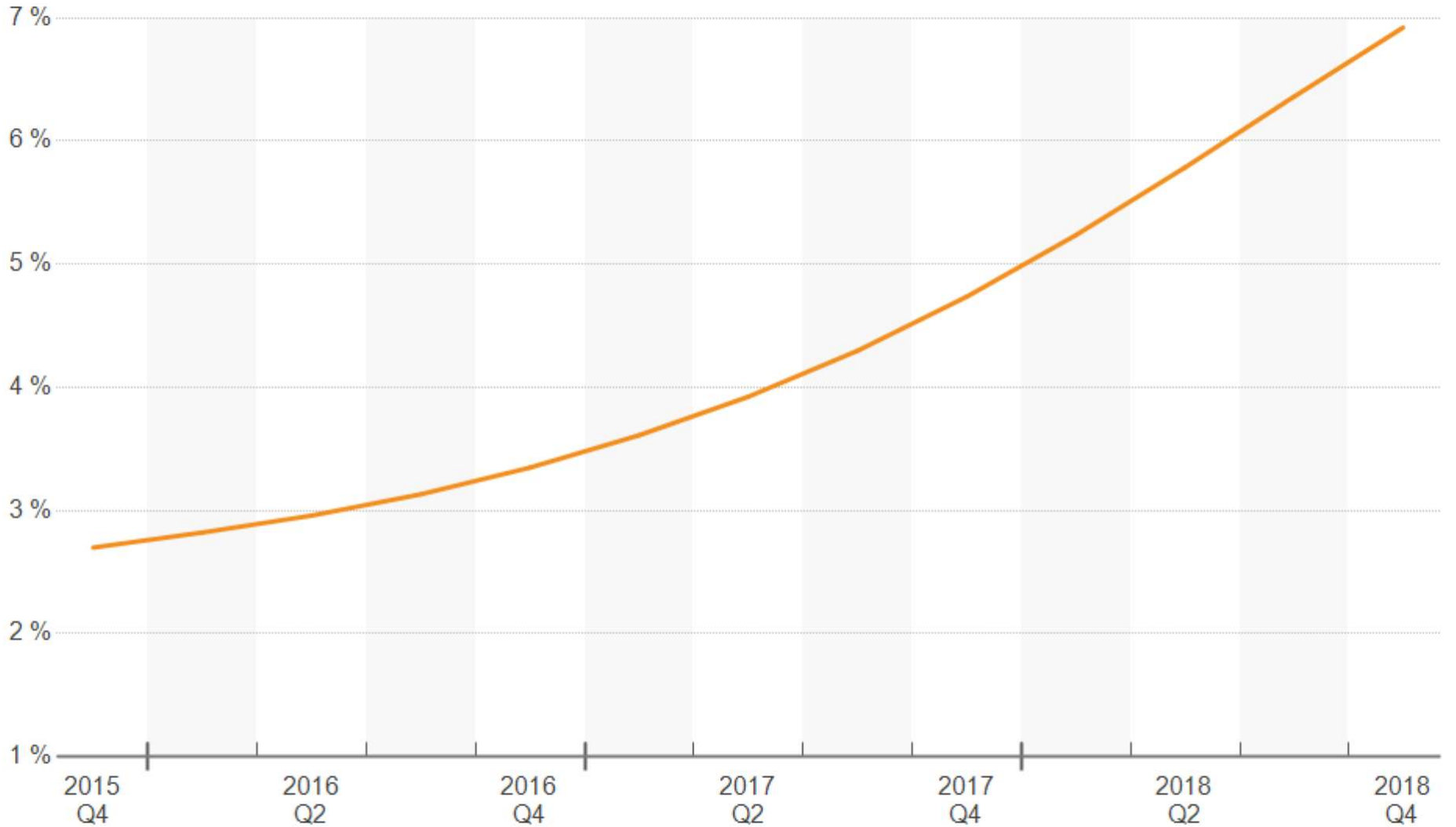
Boulder and Surrounding Area- Retail

Vacancy Rate



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Boulder and Surrounding Area- Retail

Availability	Survey	5-Year Avg
NNN Rent Per SF	$24.03	$20.83
Vacancy Rate	6.6%	4.2%
Vacant SF	717,814	447,477
Availability Rate	7.4%	5.4%
Available SF	798,196	580,120
Sublet SF	14,382	44,698
Months on Market	7.0	10.8

Inventory	Survey	5-Year Avg
Existing Buildings	757	751
Existing SF	10,806,628	10,731,833
12 Mo. Const. Starts	19,500	56,833
Under Construction	29,500	51,546
12 Mo. Deliveries	63,930	60,561

Demand	Survey	5-Year Avg
12 Mo. Absorption SF	-209,170	2,808
12 Mo. Leasing SF	373,493	307,479

Sales	Past Year	5-Year Avg
Sale Price Per SF	$225	$191
Asking Price Per SF	$225	$187
Sales Volume (Mil.)	$46	$90
Cap Rate	7.5%	7.0%

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