

## Metro Vancouver Office & Industrial Space Summary Table - Q1 2019\*

Market/Submarket	Inventory Square Feet (All Classes)	Completions Square Feet Q1 2019	Under Construction (SF) Q1 2019	Vacancy Rate % Q1 2018	Vacancy Rate % Q4 2018	Vacancy Rate % Q1 2019	Absorption Square Feet Q1 2019	Absorption Square Feet Y-T-D	Class A Lease Rate (Net) Per Square Foot (High/Low)	Class A Add'l Rent Per Square foot (Average)
<b>URBAN</b>										
Downtown Peninsula	25,961,794	0	2,908,385	5.0	3.2	3.1	18,621	18,621	\$52.00/\$34.00	\$22.52
Broadway Corridor	5,111,292	49,540	135,530	3.8	2.5	2.3	58,161	58,161	\$34.00/\$25.00	\$19.26
Vancouver - City	4,548,810	0	164,257	6.7	8.1	3.7	199,695	199,695	\$36.00/\$20.00	\$17.82
<b>SUBURBAN</b>										
Burnaby	9,966,521	58,819	226,141	8.3	7.0	7.4	19,313	19,313	\$29.00/\$17.50	\$14.26
Richmond	4,551,286	0	184,415	10.6	8.5	7.3	57,887	57,887	\$25.50/\$16.50	\$13.55
Surrey	3,914,102	0	349,820	16.0	13.3	12.4	35,432	35,432	\$22.00/\$15.00	\$11.14
New Westminster	1,503,560	0	0	18.4	12.8	10.1	40,359	40,359	\$26.00/\$18.00	\$15.84
North Shore	2,323,784	0	0	9.0	5.3	4.5	15,404	15,404	\$26.00/\$20.00	\$14.95
<b>METRO VANCOUVER</b>	<b>59,804,811</b>	<b>108,359</b>	<b>3,968,548</b>	<b>7.3</b>	<b>5.6</b>	<b>5.0</b>	<b>487,795</b>	<b>487,795</b>	<b>\$22.80</b>	<b>\$15.39</b>
<b>INDUSTRIAL**</b>										
									<b>Average</b>	<b>Average</b>
Vancouver	30,857,593	26,396	139,954	1.8	1.4	1.5	-45,662	-45,662	\$17.13	\$7.36
Richmond	46,012,348	0	385,333	2.0	2.2	2.2	-143,002	-143,002	\$12.35	\$4.23
Burnaby	32,487,853	152,575	45,635	2.7	3.2	2.4	442,487	442,487	\$14.12	\$5.42
North Shore	6,593,554	0	0	0.7	0.6	0.5	12,160	12,160	\$17.55	\$6.97
New Westminster	4,879,367	0	0	0.4	0.1	0.1	0	0	-	-
Coquitlam	5,602,908	0	0	4.2	4.2	2.5	75,645	75,645	\$13.04	\$4.14
Port Coquitlam	6,447,298	45,695	254,588	3.4	2.5	3.8	-6,799	-6,799	\$13.03	\$4.28
Delta	30,103,263	0	956,610	1.9	2.3	1.9	483,779	483,779	\$10.31	\$3.62
Surrey	38,220,419	155,883	987,622	1.2	1.1	1.2	250,170	250,170	\$10.79	\$3.43
Langley (Township)	15,935,055	0	39,652	2.5	3.4	2.5	-22,014	-22,014	\$10.23	\$3.86
Pitt Meadows	1,920,001	0	220,416	0.0	0.9	1.3	-15,948	-15,948	\$11.07	\$2.50
Abbotsford	6,153,875	0	473,563	2.6	0.4	1.6	7,000	7,000	\$8.33	\$3.48
<b>METRO VANCOUVER</b>	<b>231,782,660</b>	<b>340,549</b>	<b>3,684,572</b>	<b>1.9</b>	<b>2.0</b>	<b>1.9</b>	<b>1,040,047</b>	<b>1,040,047</b>	<b>\$13.16</b>	<b>\$4.81</b>

\* All data as of March 31, 2019

\*\* Availability rate

Source: Cresa April 24 2019

