

DOWNTOWN PALO ALTO OFFICE STATISTICS AS OF SEPTEMBER 1ST, 2012

Building Base	Total Vacant	Total Vacancy Rate*	Total Available	Total Available Rate*	Avg. Asking Rate (FS)
2,662,391	28,263	1.06%	68,864	2.59%	\$7.10

MARKET INDICATORS

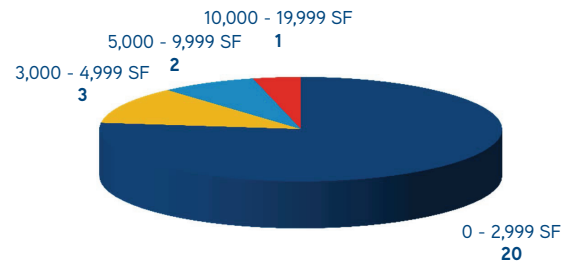
DOWNTOWN PALO ALTO OFFICE

VACANCY RATE	↔
GROSS ABSORPTION	↔
NET ABSORPTION	↔
NUMBER OF AVAILABLE SPACES	↑
WEIGHTED AVG. ASKING RATE (FS)	↔

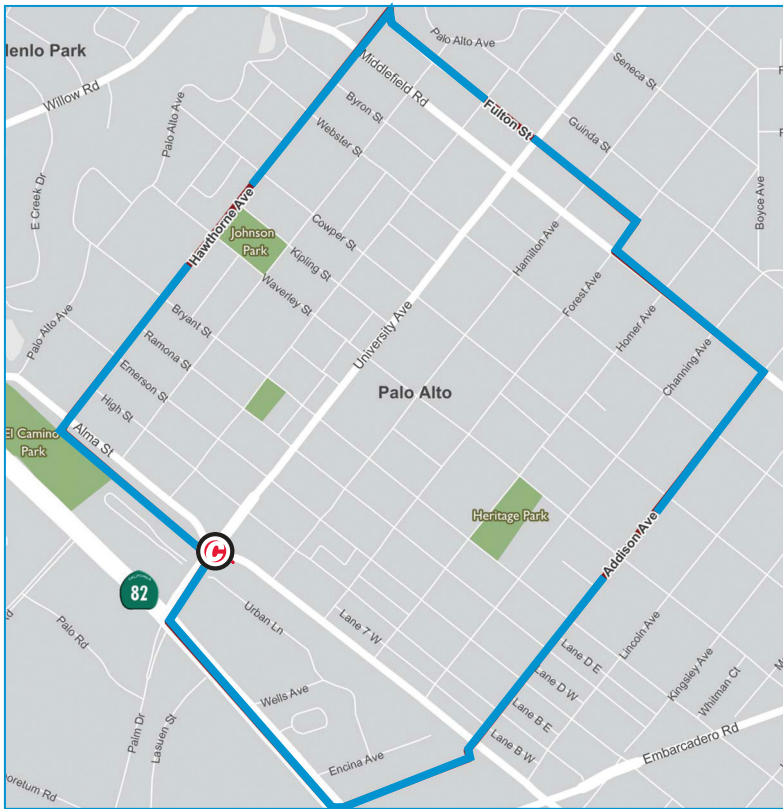
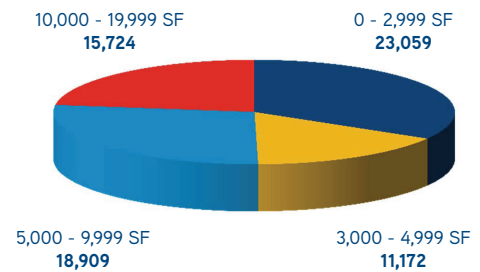
DOWNTOWN PALO ALTO OFFICE

	# OF LISTINGS	AVAILABLE SF
0 - 3,000	20	23,059
3,000 - 5,000	3	11,172
5,000 - 10,000	2	18,909
10,000 - 20,000	1	15,724
> 20,000	0	0
TOTAL	26	68,864

NUMBER OF AVAILABLE SPACES



TOTAL AVAILABLE SQUARE FEET



*GENERAL TERMS - Availability: Vacant or occupied space that is offered for lease, sublease or sale (to an owner-occupant).
 - Vacancy: Percentage of vacant inventory available including both vacant direct, and vacant sublease space.