



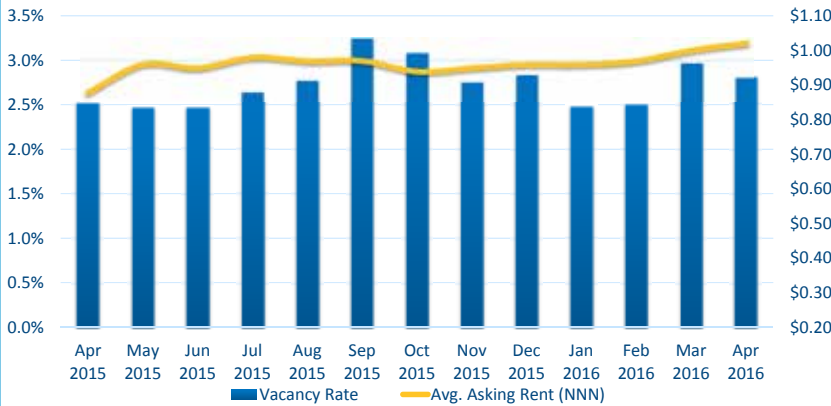
PENINSULA REPORT

Industrial
April 2016

Colliers International - Redwood City

PENINSULA INDUSTRIAL MARKET VACANCY VS. RENTS

SAN MATEO COUNTY STATISTICS AS OF 4/01/16



PENINSULA INDUSTRIAL VACANCY & RENTS

SAN MATEO COUNTY STATISTICS AS OF 4/01/16

	Vacancy Rate	Vacancy SF	Rent (NNN)
Menlo Park	0.00%	0	N/A
Redwood City	0.15%	6,400	\$1.29
Belmont/San Carlos	2.12%	129,444	\$1.77
San Mateo/Foster City	1.38%	19,254	\$1.54
Burlingame	1.57%	62,452	\$1.21
San Bruno/Millbrae	1.76%	11,775	\$1.24
Brisbane/Daly City	5.27%	274,118	\$0.75
South San Francisco	3.95%	606,086	\$0.91
Total	2.81%	1,109,529	\$1.02

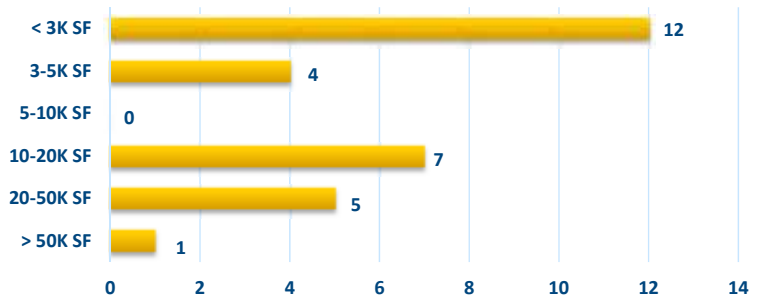
SAN MATEO COUNTY ABSORPTION YTD

	2016 Gross	2016 Net
Menlo Park	0	0
Redwood City	0	(11,400)
Belmont/San Carlos	49,818	(28,717)
San Mateo/Foster City	17,875	13,875
Burlingame	1,100	(4,160)
San Bruno/Millbrae	21,619	(16,725)
Brisbane/Daly City	1,680	0
South San Francisco	243,676	(282,615)
San Mateo County	335,768	(329,742)

SAN MATEO COUNTY DEALS YTD

San Mateo County Industrial Deals Completed Year-To-Date 2016

STATISTICS AS OF 4/01/16



MARKET NEWS

- Phase II construction at The Cove in South San Francisco has commenced for two R&D buildings which total 231,394 square feet.
- Goodwill Industries leased 57,516 square feet of industrial space on Airport Boulevard in South San Francisco.
- Pacific Wine distributors completed a deal to lease 17,305 square feet of warehouse space at 405 Victory Ave in South San Francisco.
- Average asking rents have increased 15.9% year-over-year from \$0.88 to \$1.02 NNN.
- The overall vacancy rate for industrial space in San Mateo County dropped sixteen basis points since last month to 2.81%.

SAN MATEO COUNTY

Unemployment Rate

Feb 16	3.2
Jan 16	3.2
Dec 15	3.2
Nov 15	3.2
Oct 15	3.2
Sep 15	3.0
Aug 15	3.3
Jul 15	3.7
Jun 15	3.4
May 15	3.4
Apr 15	3.3
Mar 15	3.5
Feb 15	3.7

Due to a change in reporting standards, there may be statistic variations during the month of February 2015 that are not reflective of actual changes in the market.

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