

**Downtown**

Submarket	# Bldgs	Total Sq.Ft.	Vacant Sq. Ft.	Vacancy Rate	Sublease Available	Vacancy w/Sublet	Future Available	Average Rental Rate	Absorption (YTD)
Belltown/Denny Regrade	92	8,166,896	498,393	6.10%	195,415	8.50%	43,607	\$31.69	(26,025)
Capitol Hill/First Hill	87	3,172,696	326,916	10.30%	6,981	10.52%	113,678	\$31.62	(88,087)
Central Business District	93	23,246,365	2,513,680	10.81%	723,231	13.92%	554,680	\$33.27	551,307
Lake Union	111	6,382,424	536,989	8.41%	108,844	10.12%	307,770	\$28.48	(212,072)
Pioneer Square	83	5,231,716	417,886	7.99%	226,765	12.32%	140,135	\$25.88	37,231
Queen Anne/Magnolia	69	2,126,416	238,826	11.23%	27,174	12.51%	28,965	\$23.44	42,829
Waterfront	42	4,174,244	312,791	7.49%	136,703	10.77%	8,050	\$28.13	176,709
<b>Grand Total</b>	<b>577</b>	<b>52,500,757</b>	<b>4,845,481</b>	<b>9.23%</b>	<b>1,425,113</b>	<b>11.94%</b>	<b>1,196,885</b>	<b>\$30.70</b>	<b>481,892</b>

**Eastside**

Submarket	# Bldgs	Total Sq.Ft.	Vacant Sq. Ft.	Vacancy Rate	Sublease Available	Vacancy w/Sublet	Future Available	Average Rental Rate	Absorption (YTD)
520/Overlake	126	3,759,832	537,297	14.29%	187,895	19.29%	11,127	\$25.94	(53,918)
Bellevue CBD	67	9,450,498	657,224	6.95%	467,839	11.90%	334,834	\$38.29	111,607
Bellevue Suburban	220	4,897,552	780,869	15.94%	109,011	18.17%	49,720	\$28.51	123,142
Bothell/Woodinville	74	3,291,438	418,408	12.71%	38,041	13.87%	118,306	\$23.11	(97,195)
I-90 Corridor	170	7,975,396	733,459	9.20%	208,015	11.80%	383,051	\$28.87	(56,606)
Kirkland/Totem Lake	112	3,350,586	368,961	11.01%	83,248	13.50%	243,097	\$29.23	(100,264)
Redmond/Willows	72	3,652,812	532,565	14.58%	112,076	17.65%	26,580	\$24.26	34,823
<b>Grand Total</b>	<b>841</b>	<b>36,378,114</b>	<b>4,028,783</b>	<b>11.07%</b>	<b>1,206,125</b>	<b>14.39%</b>	<b>1,166,715</b>	<b>\$29.96</b>	<b>-38,411</b>

**Northend**

Submarket	# Bldgs	Total Sq.Ft.	Vacant Sq. Ft.	Vacancy Rate	Sublease Available	Vacancy w/Sublet	Future Available	Average Rental Rate	Absorption (YTD)
Ballard/University	111	3,615,379	153,917	4.26%	69,232	6.17%	35,365	\$26.31	(182)
Everett/Mukilteo	130	3,438,857	643,996	18.73%	19,390	19.29%	43,134	\$20.04	(19,315)
Lynnwood/Mountlake	139	3,641,930	563,217	15.46%	66,187	17.28%	31,957	\$22.76	39,293
Northgate/North Seattle	72	1,928,042	307,133	15.93%	11,484	16.53%	18,329	\$23.56	17,415
Snohomish County	59	1,048,981	135,220	12.89%	4,900	13.36%	0	\$22.39	13,130
<b>Grand Total</b>	<b>511</b>	<b>13,673,189</b>	<b>1,803,483</b>	<b>13.19%</b>	<b>171,193</b>	<b>14.44%</b>	<b>128,785</b>	<b>\$23.27</b>	<b>50,341</b>

**Southend**

Submarket	# Bldgs	Total Sq.Ft.	Vacant Sq. Ft.	Vacancy Rate	Sublease Available	Vacancy w/Sublet	Future Available	Average Rental Rate	Absorption (YTD)
Federal Way	81	2,202,300	523,709	23.78%	54,694	26.26%	181,832	\$19.43	(41,733)
Kent/Auburn	93	2,370,497	564,902	23.83%	41,858	25.60%	35,326	\$20.75	75,703
Renton/Tukwila	152	5,439,485	769,130	14.14%	142,757	16.76%	38,509	\$20.93	72,749
SeaTac	44	1,175,915	302,713	25.74%	0	25.74%	1,582	\$20.77	19,387
South/West Seattle	70	4,542,064	912,478	20.09%	69,847	21.63%	71,276	\$24.50	(65,872)
<b>Grand Total</b>	<b>440</b>	<b>15,730,261</b>	<b>3,072,932</b>	<b>19.54%</b>	<b>309,156</b>	<b>21.50%</b>	<b>328,525</b>	<b>\$21.51</b>	<b>60,234</b>

**Tacoma**

Submarket	# Bldgs	Total Sq.Ft.	Vacant Sq. Ft.	Vacancy Rate	Sublease Available	Vacancy w/Sublet	Future Available	Average Rental Rate	Absorption (YTD)
Tacoma CBD	84	4,161,330	711,192	17.09%	69,504	18.76%	16,386	\$21.02	(72,953)
Tacoma Suburb/Pierce	172	4,341,661	721,910	16.63%	0	16.63%	80,026	\$20.89	6,922
<b>Grand Total</b>	<b>256</b>	<b>8,502,991</b>	<b>1,433,102</b>	<b>16.85%</b>	<b>69,504</b>	<b>17.67%</b>	<b>96,412</b>	<b>\$20.96</b>	<b>(66,031)</b>

**TOTAL OFFICE - ALL SUBMARKETS**

Submarket	# Bldgs	Total Sq.Ft.	Vacant Sq. Ft.	Vacancy Rate	Sublease Available	Vacancy w/Sublet	Future Available	Average Rental Rate	Absorption (YTD)
<b>Seattle Region Total</b>	<b>2,625</b>	<b>126,785,312</b>	<b>15,183,781</b>	<b>11.98%</b>	<b>3,181,091</b>	<b>14.49%</b>	<b>2,917,322</b>	<b>\$27.80</b>	<b>488,025</b>

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\*The above was obtained from sources we deem reliable, but is not guaranteed and you are advised to independently verify. A portion of the information was obtained from OfficeSpace.com.

The above depicts office space FOR LEASE. It does not include owner-user buildings, buildings under construction, or "shadow space". Average rental rates are calculated on a full-services basis using a weighted average. Absorption is YTD.