

### 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	97	8,569,219	1,079,523	12.60%	204,044	14.98%	60,992	\$32.88	(142,598)
Capitol Hill/First Hill	101	3,845,049	358,142	9.31%	20,535	9.85%	18,257	\$31.72	(116,030)
Central Business District	91	20,580,573	2,500,599	12.15%	1,045,634	17.23%	771,654	\$44.95	2,770
Lake Union	143	8,325,562	456,166	5.48%	205,344	7.95%	85,510	\$30.48	434,933
Pioneer Square	82	5,432,269	877,491	16.15%	273,825	21.19%	176,660	\$25.88	(304,273)
Queen Anne/Magnolia	86	2,838,686	420,582	14.82%	52,238	16.66%	27,280	\$24.28	20,323
Waterfront	57	5,113,885	457,095	8.94%	404,563	16.85%	40,239	\$30.32	(361,348)
<b>Grand Total</b>	<b>657</b>	<b>54,705,243</b>	<b>6,149,598</b>	<b>11.24%</b>	<b>2,206,183</b>	<b>15.27%</b>	<b>1,180,592</b>	<b>\$35.95</b>	<b>(466,223)</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	3,653,350	719,749	19.70%	158,970	24.05%	117,468	\$28.73	(138,545)
Bellevue CBD	81	10,678,539	1,054,871	9.88%	686,485	16.31%	672,196	\$38.59	(75,851)
Bellevue Suburban	258	5,540,920	667,639	12.05%	231,632	16.23%	67,155	\$32.47	(250,544)
Bothell/Woodinville	138	6,481,273	1,223,759	18.88%	97,025	20.38%	198,057	\$27.69	(157,226)
I-90 Corridor	239	9,084,815	1,301,859	14.33%	262,320	17.22%	241,398	\$30.34	(192,940)
Kirkland/Totem Lake	153	4,173,242	618,601	14.82%	199,403	19.60%	129,384	\$35.47	(180,170)
Redmond/Willows	140	6,192,675	1,258,324	20.32%	269,842	24.68%	70,041	\$26.79	(520,416)
<b>Grand Total</b>	<b>1,135</b>	<b>45,804,814</b>	<b>6,844,802</b>	<b>14.94%</b>	<b>1,905,677</b>	<b>19.10%</b>	<b>1,495,699</b>	<b>\$32.31</b>	<b>(1,515,692)</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	145	3,782,174	539,223	14.26%	39,739	15.31%	84,419	\$26.77	(140,173)
Everett/Mukilteo	192	5,975,224	1,228,636	20.56%	83,222	21.95%	57,975	\$20.04	(277,323)
Lynnwood/Mountlake	181	3,807,004	750,195	19.71%	76,010	21.70%	63,826	\$23.12	(120,267)
Northgate/North Seattle	88	2,308,555	441,532	19.13%	28,612	20.37%	33,983	\$23.98	(93,622)
Snohomish County	135	2,330,323	421,566	18.09%	900	18.13%	11,034	\$32.44	(82,756)
<b>Grand Total</b>	<b>741</b>	<b>18,203,280</b>	<b>3,381,152</b>	<b>18.35%</b>	<b>228,483</b>	<b>19.49%</b>	<b>251,237</b>	<b>\$25.27</b>	<b>(714,141)</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	100	3,076,493	771,560	25.08%	62,068	27.10%	82,732	\$19.07	(283,683)
Kent/Auburn	229	7,203,774	1,234,379	17.14%	349,228	21.98%	152,971	\$20.16	(305,209)
Renton/Tukwila	263	7,799,323	1,297,699	16.64%	275,919	20.18%	311,046	\$21.57	(148,521)
SeaTac	74	1,727,156	349,328	20.23%	806	20.27%	6,983	\$32.23	333
South/West Seattle	142	7,647,014	865,106	11.31%	207,497	14.03%	434,201	\$48.61	112,226
<b>Grand Total</b>	<b>808</b>	<b>27,453,760</b>	<b>4,518,072</b>	<b>16.46%</b>	<b>895,518</b>	<b>19.72%</b>	<b>987,933</b>	<b>\$28.85</b>	<b>(624,854)</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	94	4,094,541	805,067	19.66%	22,838	20.22%	29,500	\$24.44	(109,096)
Tacoma Suburb / Pierce	343	7,133,550	2,155,378	30.21%	127,661	32.00%	167,097	\$23.16	(742,916)
<b>Grand Total</b>	<b>437</b>	<b>11,228,091</b>	<b>2,960,445</b>	<b>24.94%</b>	<b>150,499</b>	<b>26.11%</b>	<b>196,597</b>	<b>\$23.80</b>	<b>(852,012)</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>3,778</b>	<b>157,395,188</b>	<b>23,854,069</b>	<b>17.19%</b>	<b>5,386,360</b>	<b>19.94%</b>	<b>4,112,058</b>	<b>\$29.24</b>	<b>(4,172,922)</b>



For more information, please contact:

**Brent Nelson - (425) 455-2664**  
[brent@saratogaequities.com](mailto:brent@saratogaequities.com)

[www.saratogaequities.com](http://www.saratogaequities.com)

219 Lake Street South • Suite A • Kirkland, WA 98033

\*The above was obtained from sources we deem reliable, but changes daily 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.