

# Office Statistics

San Francisco | Q1 2015



	Class	Inventory (s.f.)	Total net absorption (s.f.)	YTD total net absorption (s.f.)	YTD total net absorption (% of stock)	Direct vacancy (%)	Total vacancy (%)	Average asking rent (\$ p.s.f.)	YTD completions (s.f.)	Under construction (s.f.)
North Financial District	Totals	27,180,013	106,837	106,837	0.4%	8.8%	10.4%	\$66.09	0	365,500
South Financial District	Totals	24,050,146	210,488	210,488	0.9%	9.5%	10.5%	\$66.62	451,000	2,288,705
<b>CBD</b>	<b>Totals</b>	<b>51,230,159</b>	<b>317,325</b>	<b>317,325</b>	<b>0.6%</b>	<b>9.1%</b>	<b>10.4%</b>	<b>\$66.34</b>	<b>451,000</b>	<b>2,654,205</b>
Jackson Square	Totals	1,321,255	22,923	22,923	1.7%	5.3%	6.3%	\$50.71	0	0
Mid-Market	Totals	4,261,965	125,827	125,827	3.0%	11.9%	14.6%	\$53.29	0	0
Mission Bay/China Basin	Totals	2,478,392	-6,069	-6,069	-0.2%	4.2%	4.3%	\$76.93	0	0
North Waterfront	Totals	3,443,129	17,435	17,435	0.5%	5.7%	6.1%	\$54.03	0	0
Showplace Square	Totals	2,665,179	-46,032	-46,032	-1.7%	7.6%	9.6%	\$56.49	0	0
South of Market	Totals	5,503,217	-24,992	-24,992	-0.5%	6.0%	8.8%	\$63.49	0	480,000
Union Square	Totals	3,043,351	-45,673	-45,673	-1.5%	6.6%	7.4%	\$51.37	0	0
Van Ness Corridor	Totals	697,294	21,190	21,190	3.0%	9.5%	9.5%	\$47.03	0	0
<b>Non-CBD</b>	<b>Totals</b>	<b>23,413,782</b>	<b>64,609</b>	<b>64,609</b>	<b>0.3%</b>	<b>7.2%</b>	<b>8.8%</b>	<b>\$60.25</b>	<b>0</b>	<b>480,000</b>
<b>San Francisco</b>	<b>Totals</b>	<b>74,643,941</b>	<b>381,934</b>	<b>381,934</b>	<b>0.5%</b>	<b>8.5%</b>	<b>9.9%</b>	<b>\$65.15</b>	<b>451,000</b>	<b>3,134,205</b>
North Financial District	A	21,399,983	6,585	6,585	0.0%	9.3%	11.3%	\$68.65	0	365,500
South Financial District	A	20,285,097	57,305	57,305	0.3%	9.6%	10.6%	\$67.88	451,000	2,288,705
<b>CBD</b>	<b>A</b>	<b>41,685,080</b>	<b>63,890</b>	<b>63,890</b>	<b>0.2%</b>	<b>9.4%</b>	<b>11.0%</b>	<b>\$68.28</b>	<b>451,000</b>	<b>2,654,205</b>
Jackson Square	A	382,055	-9,826	-9,826	-2.6%	9.0%	10.3%	\$54.81	0	0
Mid-Market	A	2,711,328	51,099	51,099	1.9%	13.9%	17.7%	\$54.69	0	0
Mission Bay/China Basin	A	2,478,392	-6,069	-6,069	-0.2%	4.2%	4.3%	\$76.93	0	0
North Waterfront	A	1,831,564	22,112	22,112	1.2%	2.1%	2.6%	\$57.01	0	0
Showplace Square	A	1,225,357	-9,335	-9,335	-0.8%	7.3%	10.2%	\$56.49	0	0
South of Market	A	1,455,817	-9,075	-9,075	-0.6%	0.0%	4.7%	N/A	0	480,000
Union Square	A	213,125	0	0	0.0%	0.0%	0.0%	N/A	0	0
Van Ness Corridor	A	375,485	-3,403	-3,403	-0.9%	10.3%	10.3%	\$54.79	0	0
<b>Non-CBD</b>	<b>A</b>	<b>10,673,123</b>	<b>35,503</b>	<b>35,503</b>	<b>0.3%</b>	<b>6.4%</b>	<b>8.5%</b>	<b>\$64.85</b>	<b>0</b>	<b>480,000</b>
<b>San Francisco</b>	<b>A</b>	<b>52,358,203</b>	<b>99,393</b>	<b>99,393</b>	<b>0.2%</b>	<b>8.8%</b>	<b>10.5%</b>	<b>\$67.85</b>	<b>451,000</b>	<b>3,134,205</b>
North Financial District	B	5,398,193	94,929	94,929	1.8%	7.2%	7.6%	\$57.56	0	0
South Financial District	B	3,299,060	161,285	161,285	4.9%	9.8%	10.2%	\$63.43	0	0
<b>CBD</b>	<b>B</b>	<b>8,697,253</b>	<b>256,214</b>	<b>256,214</b>	<b>2.9%</b>	<b>8.2%</b>	<b>8.6%</b>	<b>\$59.63</b>	<b>0</b>	<b>0</b>
Jackson Square	B	939,200	32,749	32,749	3.5%	3.8%	4.7%	\$46.74	0	0
Mid-Market	B	1,355,866	49,928	49,928	3.7%	8.8%	9.8%	\$53.48	0	0
North Waterfront	B	1,448,720	2,052	2,052	0.1%	9.7%	10.1%	\$53.74	0	0
Showplace Square	B	1,330,369	-36,697	-36,697	-2.8%	8.4%	9.8%	N/A	0	0
South of Market	B	3,696,459	-17,225	-17,225	-0.5%	7.8%	10.2%	\$65.11	0	0
Union Square	B	2,470,067	-19,941	-19,941	-0.8%	7.0%	7.5%	\$49.79	0	0
Van Ness Corridor	B	321,809	24,593	24,593	7.6%	8.7%	8.7%	\$41.95	0	0
<b>Non-CBD</b>	<b>B</b>	<b>11,562,490</b>	<b>35,459</b>	<b>35,459</b>	<b>0.3%</b>	<b>7.8%</b>	<b>9.0%</b>	<b>\$57.06</b>	<b>0</b>	<b>0</b>
<b>San Francisco</b>	<b>B</b>	<b>20,259,743</b>	<b>291,673</b>	<b>291,673</b>	<b>1.4%</b>	<b>8.0%</b>	<b>8.8%</b>	<b>\$58.67</b>	<b>0</b>	<b>0</b>
North Financial District	C	381,837	5,323	5,323	1.4%	1.1%	2.0%	\$50.21	0	0
South Financial District	C	465,989	-8,102	-8,102	-1.7%	4.1%	5.4%	\$53.42	0	0
<b>CBD</b>	<b>C</b>	<b>847,826</b>	<b>-2,779</b>	<b>-2,779</b>	<b>-0.3%</b>	<b>2.7%</b>	<b>3.9%</b>	<b>\$53.65</b>	<b>0</b>	<b>0</b>
Mid-Market	C	194,771	24,800	24,800	12.7%	5.1%	5.1%	\$47.95	0	0
North Waterfront	C	162,845	-6,729	-6,729	-4.1%	10.6%	10.6%	\$43.74	0	0
Showplace Square	C	109,453	0	0	0.0%	0.0%	0.0%	N/A	0	0
South of Market	C	350,941	1,308	1,308	0.4%	11.0%	11.0%	\$52.60	0	0
Union Square	C	360,159	-25,732	-25,732	-7.1%	7.8%	10.9%	\$55.74	0	0
<b>Non-CBD</b>	<b>C</b>	<b>1,178,169</b>	<b>-6,353</b>	<b>-6,353</b>	<b>-0.5%</b>	<b>8.0%</b>	<b>8.9%</b>	<b>\$51.04</b>	<b>0</b>	<b>0</b>
<b>San Francisco</b>	<b>C</b>	<b>2,025,995</b>	<b>-9,132</b>	<b>-9,132</b>	<b>-0.5%</b>	<b>5.8%</b>	<b>6.8%</b>	<b>\$52.50</b>	<b>0</b>	<b>0</b>

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