

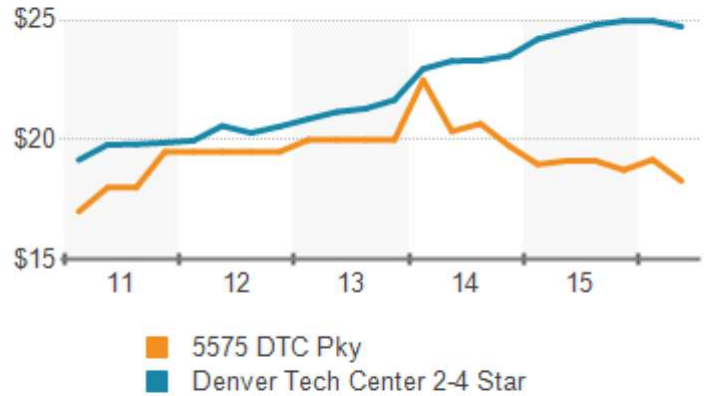
5575 DTC Parkway/DTC Submarket

Office	5575 DTC Pky	Denver Tech Center 2-4 Star	Denver Tech Center	Denver
Buildings	1	101	103	5,117
Existing SF	115,050	10,453,544	10,991,593	161,574,404
Average Building SF	115,050	103,500	106,714	31,576
Under Construction	-	299,654	617,654	3,398,301
Leasing				
Gross Rent Per SF	\$18.28	\$24.74	\$25.61	\$25.22
Vacancy Rate	36.0%	15.0%	14.9%	10.4%
Available Spaces	5	336	350	4,864
Available SF	44,289	2,751,343	3,119,103	24,968,699
12 Mo. Absorption SF	3,135	-316,409	-360,299	3,066,456
12 Mo. Leasing SF	12,501	1,226,410	1,309,615	14,844,153
Sales Past Year				
Properties	-	9	9	346
Sales Volume (Mil.)	-	\$197	\$197	\$2,522
Avg Sale Price (Mil.)	-	\$22	\$22	\$8.1
Sale Price Per SF	-	\$158	\$158	\$186
Cap Rate	-	7.3%	7.3%	7.0%

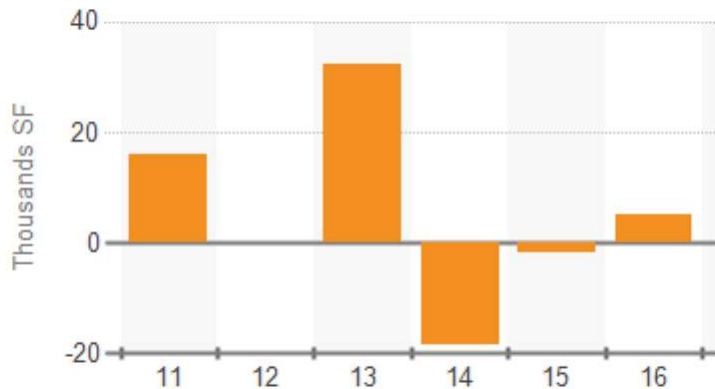
Vacancy Rate



Gross Asking Rent Per SF



Net Absorption



Probability of Leasing in Months

