

# Southwest Riverside County Retail Market

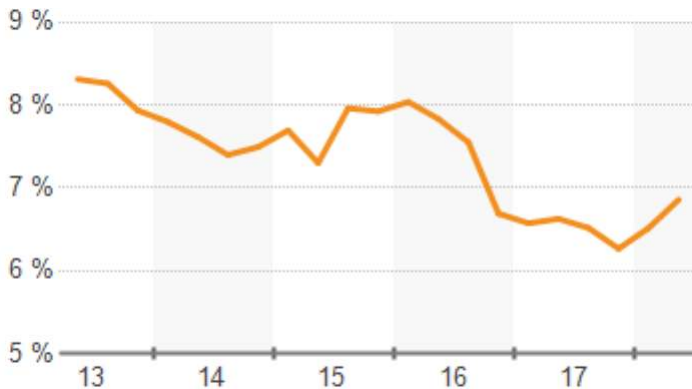
Availability	Survey	5-Year Avg
NNN Rent Per SF	\$19.55	\$17.52
Vacancy Rate	6.9%	7.5%
Vacant SF	2,066,628	2,177,547
Availability Rate	8.6%	9.5%
Available SF	2,624,032	2,809,834
Sublet SF	51,506	118,106
Months on Market	11.7	23.1

Inventory	Survey	5-Year Avg
Existing Buildings	2,374	2,317
Existing SF	30,130,870	29,246,826
12 Mo. Const. Starts	342,044	246,954
Under Construction	281,308	197,407
12 Mo. Deliveries	343,046	210,398

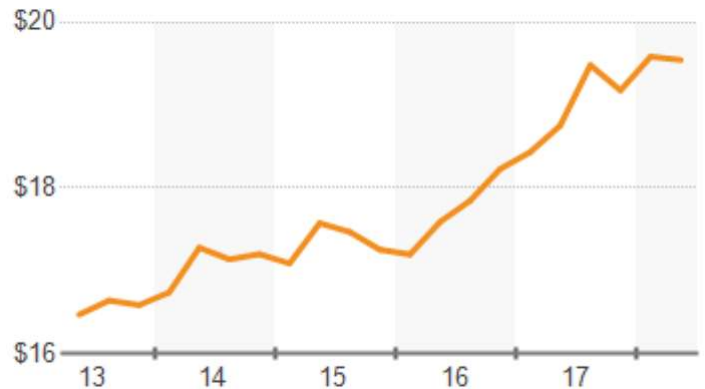
Demand	Survey	5-Year Avg
12 Mo. Absorption SF	234,526	307,292
12 Mo. Leasing SF	1,117,114	1,030,090

Sales	Past Year	5-Year Avg
Sale Price Per SF	\$234	\$228
Asking Price Per SF	\$469	\$388
Sales Volume (Mil.)	\$306	\$235
Cap Rate	6.2%	6.4%

### Vacancy Rate



### NNN Asking Rent Per SF



### Net Absorption

