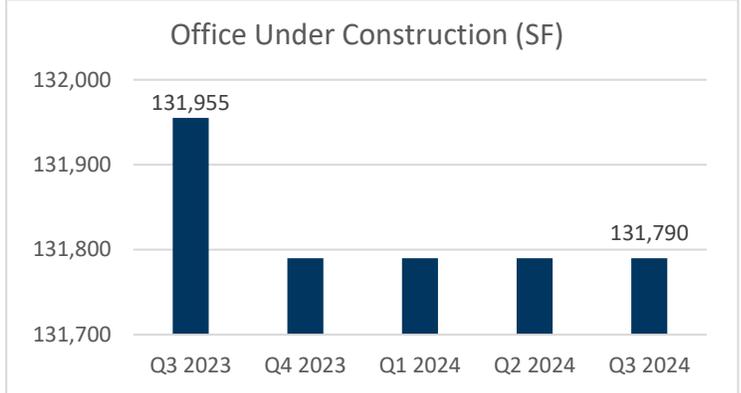
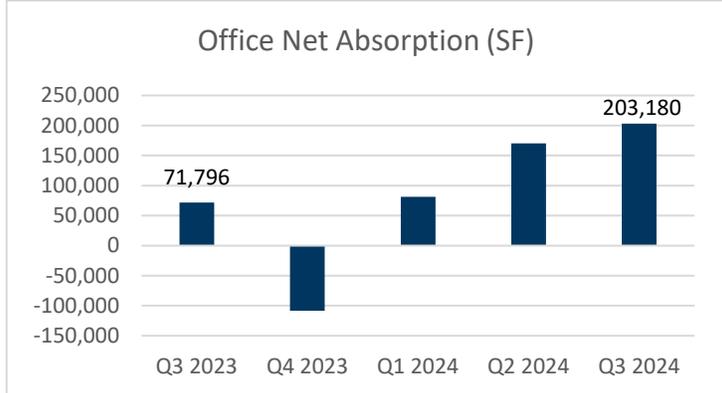
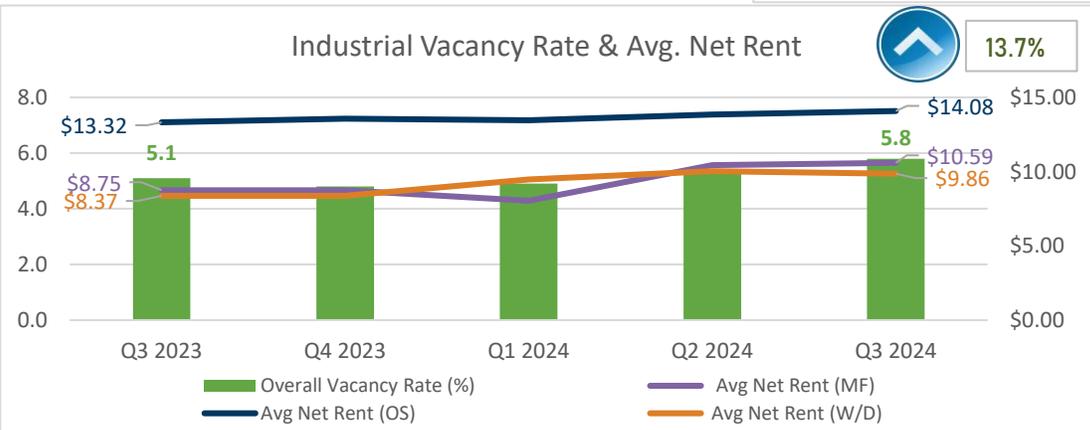
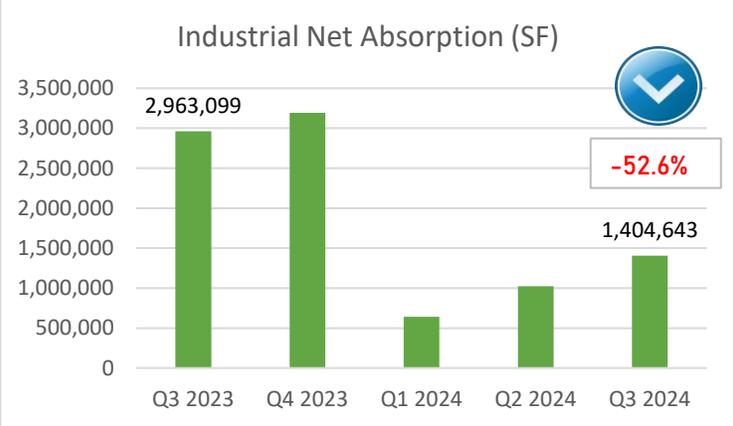


OFFICE MARKET



Office Market Stats
 Overall office net absorption saw an increase from 71,796 to 203,180 sf of the highest sf derived from the I-75 Corridor submarket.
 Westshore continues to dominate construction which saw a slight decline but still remains stable.
 Average asking lease rent went from \$30.99 per sq. ft. in Q2 2024 to \$31.40 Q3 2024..
 Overall vacancy ended Q3 at 21.1%, a decrease of -1.4% from 21.7% the previous quarter.

INDUSTRIAL MARKET



Industrial Market Stats
 Net absorption is down -52.6% and construction is up 49% compared to Q3 2023.
 Overall vacancy rate went from 5.1% Q3 2023 to 5.8% Q3 2024 for an increase of 13.7%.
 MF reported the most rent increase from \$8.75 to \$10.59 YOY driven by rents in both the Westside and South Tampa Submarkets at \$11-\$11.50 psf.