

Available Commercial Space Profile (Industrial & Office)

Blacksburg-Christiansburg MSA and Floyd County, VA

| Industrial Space Availability | | | | | | | | |
|-------------------------------|-------------------------|--------------------------|--|--------------|--------------------------|---------------------|--------------------------------|--------------------------------------|
| Submarket | Number of Buildings | Vacant Total Square Feet | Total Rentable Building Area Square Feet | Vacancy Rate | 12 Month Absorption Rate | 12 Month Deliveries | Under Construction Square Feet | Quoted Lease Rates, Avg. \$/Sq. Foot |
| Floyd County | 8 properties | 20.1K | 339K | 5.90% | 0 | 0 | 0 | \$7.28 |
| Giles County | 9 properties, 0 spaces | 0 | 607K | 0% | 0 | 0 | 0 | \$6.74 |
| Montgomery County | 61 properties, 4 spaces | 34.1K | 3.2M | 0.20% | 2%; 63.8K | 0 | 0 | \$6.91 |
| Pulaski County | 42 properties, 2 spaces | 127K | 5.2M | 7% | | -0.3%; -14.1k | 0 | \$5.09 |
| Radford City | 20 properties, 1 space | 100K | 1.5M | 6.80% | 3.8%; 56.8K | 0 | 0 | \$5.64 |

| Office Space Availability | | | | | | | | |
|---------------------------|---------------------------|--------------------------|--|--------------|-------------------------|---------------------|--------------------------------|--------------------------------------|
| Submarket | Number of Buildings | Vacant Total Square Feet | Total Rentable Building Area Square Feet | Vacancy Rate | 12 Month Net Absorption | 12 Month Deliveries | Under Construction Square Feet | Quoted Lease Rates, Avg. \$/Sq. Foot |
| Floyd County | 13 properties; 0 spaces | 0 | 65.1K | 0% | 0 | 0 | 0 | \$16.50 |
| Giles County | 10 properties; 0 spaces | 3.6k | 70.4k | 5.10% | 0 | 0 | 0 | \$15.59 |
| Montgomery County | 210 properties; 63 spaces | 92.6K | 2.4M | 5.40% | -1.5%; 18.6K down | 0 | 19k | \$16.99 |
| Pulaski County | 14 properties, 0 spaces | 0 | 146K | 0 | 0 | 0 | 0 | \$15.21 |
| Radford City | 37 properties; 4 spaces | 13.8K | 451K | 0.60% | -.4%; 1.7K down | 0 | 0 | \$16.48 |

Note: - converted to 0, for above table.