

THIRD QUARTER 2016

NORTH BAY TRIVALEE

OFFICE MARKET REPORT

Submarket	Inventory Total SF	Vacancy Rate	Absorption YTD	Average Asking Rate (FSG)
Concord	5,540,230	8.0%	383,640	\$2.25
Dublin	2,559,745	6.5%	(35,600)	\$2.55
Lafayette/Moraga/Orinda	1,105,660	5.5%	18,795	\$2.90
Livermore	3,180,725	4.5%	33,325	\$1.80
Pleasant Hill	1,099,045	7.5%	18,630	\$2.45
Pleasant Hill BART	1,944,445	4.5%	91,190	\$3.50
Pleasanton	11,067,700	7.5%	123,905	\$2.75
San Ramon	8,386,785	9.0%	85,185	\$2.55
Walnut Creek Shadelands	2,675,500	17.5%	140,930	\$1.85
Walnut Creek Downtown/BART	4,694,790	7.5%	77,320	\$3.45



7.8%
VACANCY RATE



\$31
AVG. ASKING RATE
(per sq. ft)

THIRD QUARTER'S MAJOR LEASE TRANSACTIONS

Building	Submarket	Tenant	Square Feet
2600 Camino Ramon	San Ramon	Rodan & Fields	150,190
4300 Rosewood Drive	Pleasanton	Ellie Mae	143,515
2600 Camino Ramon	San Ramon	GE Digital	100,000
401 Lennon Lane	Walnut Creek	Travelers Insurance	90,090



937,320
YTD ABSORPTION
(in sq. ft)

THIRD QUARTER'S MAJOR SALE TRANSACTIONS

Building	Submarket	Tenant	Square Feet
5928 Stoneridge Mall Road	Pleasanton	Confidential	209,000
500 Ygancio Valley Road	Walnut Creek	Lowe Enterprises	104,050
3130 Crow Canyon Place	San Ramon	Eagle Canyon Capital, LLC	80,000
2092 Omega Road	San Ramon	WL, LLC	28,740

The information contained in this document has been obtained from sources deemed reliable. While CM Commercial Real Estate, Inc. does not doubt its accuracy, We have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness.

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