

FIRST QUARTER AT A GLANCE



OVERALL VACANCY RATE
DOWN TO 12.5%



AVERAGE ASKING
RATE UP TO \$27.73



NET ABSORPTION
33,723 SQ. FT.



1001 GALAXY WAY, CONCORD
84,070 SQUARE FEET

RIGHT PLACE. RIGHT TEAM.

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NORTH 680/TRI-VALLEY LEASING ACTIVITY

Submarket	Inventory Total SF	Vacancy Rate	Absorption	Average Asking Rate (NNN)
Concord	5,533,612	20.1%	3,873	\$1.89
Dublin	2,559,732	10.7%	92,896	\$2.17
Lafayette/Moraga/Orinda	1,105,658	6.0%	(11,636)	\$2.65
Livermore	3,259,466	7.2%	10,096	\$1.74
Pleasant Hill	1,099,044	7.7%	(5,685)	\$2.01
Pleasant Hill BART	1,944,431	11.4%	11,390	\$3.02
Pleasanton	11,067,734	10.3%	(110,321)	\$2.49
San Ramon	8,386,781	12.7%	64,027	\$2.63
Walnut Creek Shadelands	2,675,502	23.7%	(1,298)	\$1.66
Walnut Creek Downtown/BART	4,694,792	10.3%	(19,619)	\$3.02

FIRST QUARTER'S MAJOR LEASE TRANSACTIONS

Building	Submarket	Tenant	Square Feet
4440 Rosewood Drive	Pleasanton	Confidential	118,495
5674 Stoneridge Drive	Pleasanton	Hunter Int'l Brokerage Services	51,185
12667 Alcosta Blvd.	San Ramon	CTDN	41,040
1340 Treat Blvd.	Walnut Creek	Central Garden & Pet	40,920
4160 Dublin Blvd.	Dublin	iTrade	37,550

FIRST QUARTER'S MAJOR SALE TRANSACTIONS

Building	Submarket	Buyer	Square Feet
205 North Wiget Lane	Walnut Creek	Hall Equities Group	90,270
1001 Galaxy Way	Concord	UFCW Employers	84,070
5776 Stoneridge Mall Road	Pleasanton	Meridian	74,240
2890 North Main Street	Walnut Creek	Arroyo & Coates Fin. Group	39,000