

MarketView

Hartford Industrial Snapshot

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Market	Bldgs	Total Sq. ft.	Total Available Sq. ft.	Total Vacant Sq. ft.	Total Sublease Sq. ft.	Available (%)	Vacant (%)	Sublease (%)	Quarter Net Absorption	YTD Absorption	Avg Asking Rent
Hartford	114	4,817,263	704,710	704,710	0	14.6%	14.6%	0.0%	6,050	6,050	\$4.78
Bloomfield	152	6,438,478	681,193	655,943	30,000	10.5%	10.1%	0.4%	(28,974)	(28,974)	\$6.43
East Granby	36	1,343,864	225,994	201,914	0	16.8%	15.0%	0.0%	9,600	9,600	\$5.52
East Windsor	51	2,165,464	346,222	346,222	0	15.9%	15.9%	0.0%	5,076	5,076	\$4.90
Enfield	60	6,010,132	348,370	207,370	0	5.8%	3.4%	0.0%	5,051	5,051	\$3.47
Suffield	12	1,212,820	73,922	73,922	0	6.1%	6.1%	0.0%	0	0	\$6.06
Windsor	104	6,744,241	1,697,903	1,674,803	54,000	25.1%	24.8%	0.8%	(54,627)	(54,627)	\$5.99
Windsor Locks	39	3,369,058	512,289	476,289	36,000	15.2%	14.1%	1.0%	0	0	\$3.05
Hartford North	454	27,284,057	3,885,893	3,636,463	120,000	14.2%	13.3%	0.4%	(63,874)	(63,874)	\$5.19
Avon	14	729,006	77,130	77,130	0	10.5%	10.5%	0.0%	0	0	\$4.50
Bristol	84	4,143,199	331,839	331,839	0	8.0%	8.0%	0.0%	(57,064)	(57,064)	\$5.25
Farmington	44	1,926,642	281,764	281,764	31,667	14.6%	14.6%	1.6%	43,488	43,488	\$4.66
Plainville	15	317,118	16,666	16,666	0	5.2%	5.2%	0.0%	2,880	2,880	\$7.50
Simsbury	6	121,202	9,650	9,650	0	7.9%	7.9%	0.0%	0	0	\$7.50
Southington	30	1,538,135	45,234	45,234	0	2.9%	2.9%	0.0%	0	0	\$6.78
West Hartford	44	1,377,461	78,937	78,937	0	5.7%	5.7%	0.0%	41,622	41,622	\$5.94
Hartford West	237	10,152,763	841,220	841,220	31,667	8.2%	8.2%	0.3%	30,926	30,926	\$5.25
Berlin	74	3,316,161	177,601	177,601	0	5.3%	5.3%	0.0%	3,080	3,080	\$5.84
New Britain	54	1,648,292	148,615	148,615	0	9.0%	9.0%	0.0%	18,000	18,000	\$5.09
Newington	94	4,024,014	921,594	921,594	0	22.9%	22.9%	0.0%	(9,094)	(9,094)	\$4.13
Rocky Hill	42	1,626,176	116,592	116,592	0	7.1%	7.1%	0.0%	(19,763)	(19,763)	\$7.80
Wetherfield	16	682,418	127,441	127,441	0	18.6%	18.6%	0.0%	(7,500)	(7,500)	\$3.20
Hartford South	280	11,297,061	1,491,843	1,491,843	0	13.2%	13.2%	0.0%	(15,277)	(15,277)	\$4.64
East Hartford	112	4,803,897	1,383,485	1,370,052	125,794	28.8%	28.5%	2.6%	(11,000)	(11,000)	\$3.56
Glastonbury	37	898,511	63,795	63,795	0	7.1%	7.1%	0.0%	7,112	7,112	\$8.32
Manchester	90	5,716,575	387,814	387,814	0	6.7%	6.7%	0.0%	(50,800)	(50,800)	\$4.77
South Windsor	146	5,889,042	986,649	975,649	0	16.7%	16.5%	0.0%	300	300	\$3.95
Hartford East	385	17,308,025	2,821,743	2,797,310	125,794	16.3%	16.1%	0.7%	(54,388)	(54,388)	\$3.90
Suburban Hartford	1,356	66,041,906	9,040,699	8,766,836	277,461	13.6%	13.2%	0.4%	(102,613)	(102,613)	\$4.65
Total	1,470	70,859,169	9,745,409	9,471,546	277,461	13.7%	13.3%	0.3%	(96,563)	(96,563)	\$4.66