

# OFFICE MARKET

## GREENVILLE-SPARTANBURG | Q2 2022



### SUPPLY

**22.7 MSF**  
inventory

**9.5%**  
overall  
vacancy rate

**\$21.79 PSF**  
overall asking  
rental rate

**3.0%**  
UNEMPLOYMENT RATE

### DEMAND

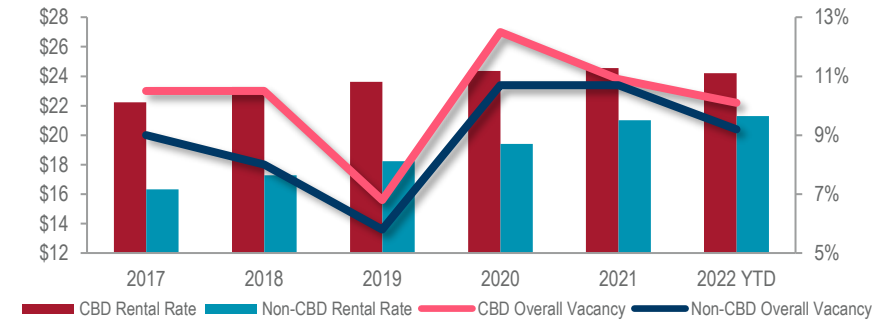
**3.8%**  
YOY CHANGE,  
NON-FARM EMPLOYMENT

**287.9 KSF**  
YTD total leasing

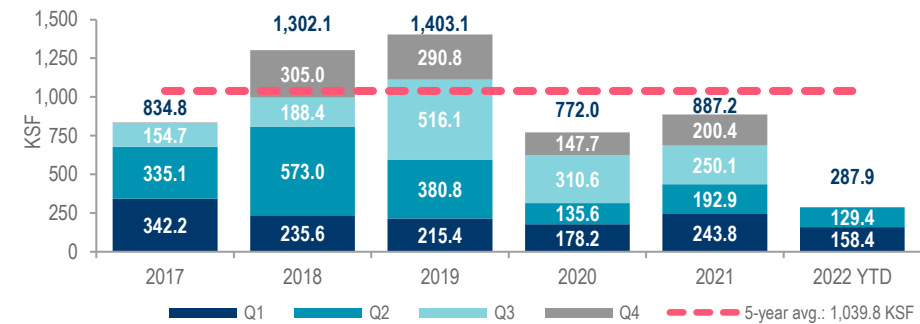
**-34.1%**  
YOY leasing % change

**92.9 KSF**  
YTD overall  
net absorption

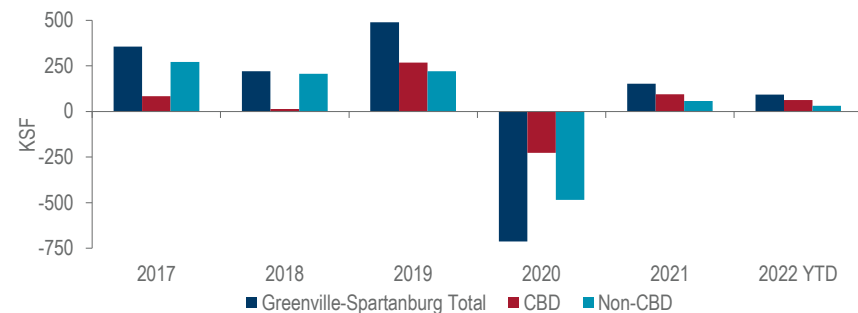
#### OVERALL RENTAL RATE VS. OVERALL VACANCY RATE



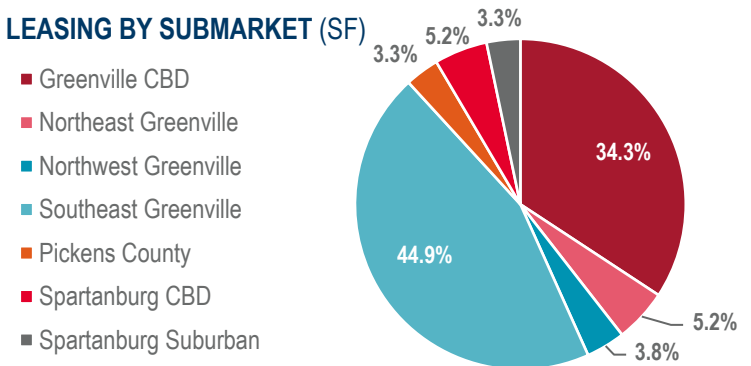
#### TOTAL LEASING ACTIVITY (New Leases & Renewals)



#### ANNUAL NET ABSORPTION



#### 2022 YTD LEASING BY SUBMARKET (SF)



#### SIGNIFICANT CONTIGUOUS VACANT AVAILABILITIES

BUILDING	SIZE (SF)	CLASS	AVAILABILITY TYPE
Brookfield Corporate Center	193,265	A	Direct
301 College St	130,000	A	Direct
50 Datastream Plz	124,836	B	Direct

#### SIGNIFICANT Q2 2022 LEASE TRANSACTIONS

BUILDING	TENANT	SIZE (SF)	LEASE TYPE
100 Verdae Blvd	Interim Healthcare of the Upstate	31,166	New Lease
10 Patewood Dr	AECOM	13,998	Renewal
105 Tech Ln	Superior Property Management, LLC	7,300	New Lease