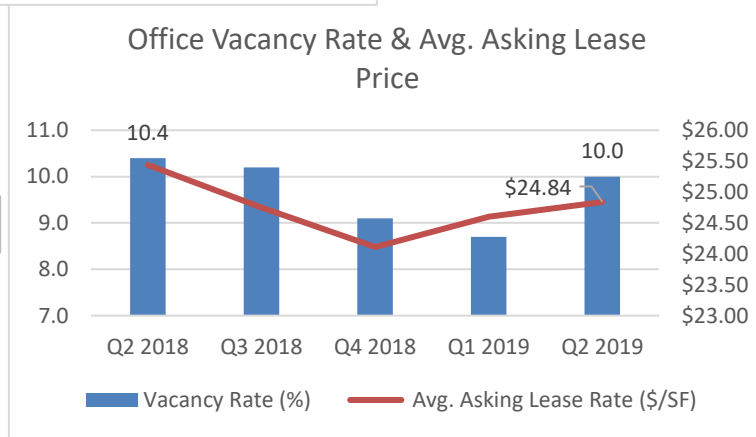
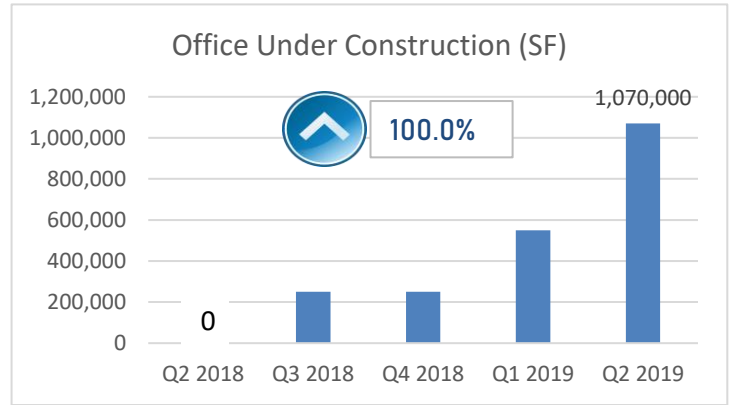
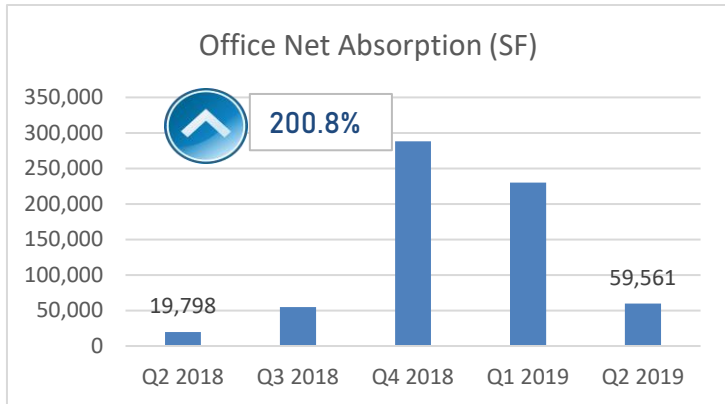




**OFFICE MARKET**



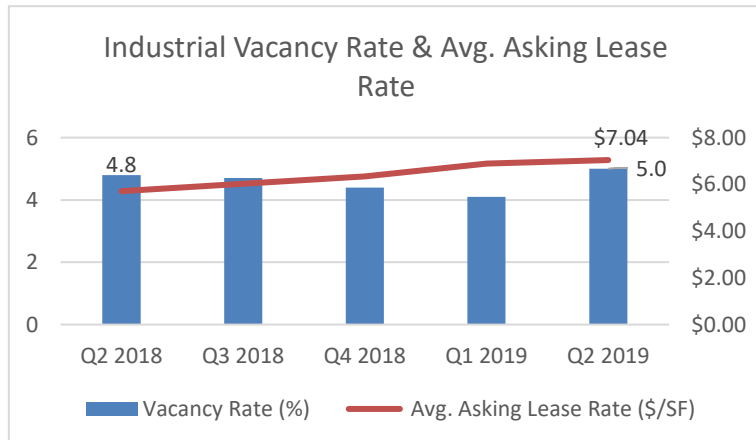
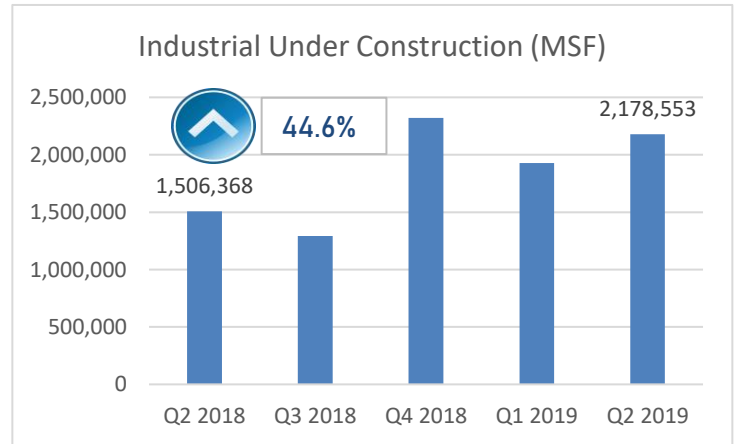
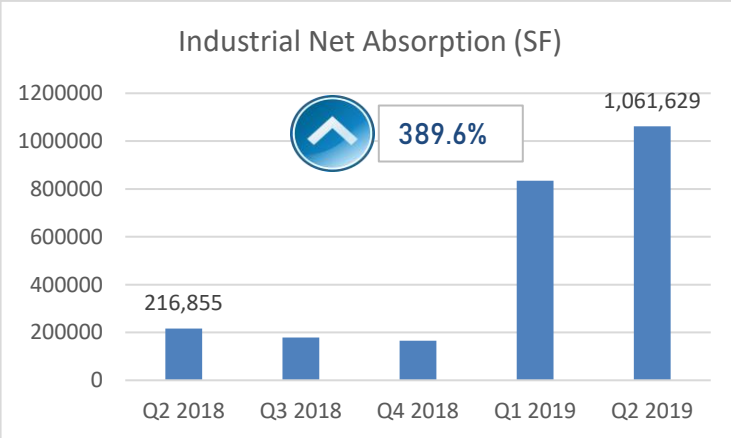
**Low Vacancy Rates and Low Lease Rates**

The average asking lease rate in Q2 2019 is \$24.84 per sq. ft., a -2.4% decrease year-over-year.

Total vacancy rate declined - 3.8%.

Both Net Absorption and Under Construction were up.

**INDUSTRIAL MARKET**



**Construction Climbs and Vacancy Rates Increase**

The average asking lease rate in Q2 2019 is \$7.04 per sq. ft., an increase of 23.3% over last year.

Total vacancy rate increased 4.2%.

Both Net Absorption and Under Construction were up.