cresa

Denver Industrial | Q4 2021
Market Report

Q4 | YE 2021 SNAPSHOTS

	Q4 2021	YE 2021
Absorption (SF)	3,284,682	6,137,348
Deliveries (SF)	814,890	5,123,404

Notes:
- **Quarterly/annual absorption figures a record for Denver Industrial**
- **11.5M SF currently under construction**

Other Metrics:
- **EOY 2021 Vacancy Rate: 5.5%**
- **Year-Over-Year Denver Rent Growth: 5.9%**
- **Year-Over-Year National Rent Growth: 8.6%**
- **Average Sale Price - Denver Industrial: $208/SF**
- **Average Cap Rate - Denver Industrial: 6.1%**

Our platform, DEDICATED TO SERVING COMMERCIAL REAL ESTATE OCCUPIERS, is unparalleled with over 50 North American offices. **Working through our network of experienced industrial specialists**, the Cresa Denver Industrial Team completed the following North American portfolio transactions in 2021:

San Leandro, CA	31,176 SF	Relocation
Milwaukee, WI	16,500 SF	Renewal
Ft. Worth, TX	9,585 SF	New Location
Knoxville, TN	36,280 SF	Renewal
Portland, OR	11,078 SF	New Location
Greensboro, NC	19,200 SF	Renewal
Thornwood, NY	22,500 SF	New Location
Morrisville, NC	17,024 SF	Renewal
St. Louis, MO	5,000 SF	New Location
Albuquerque, NM	14,000 SF	New Location
Maui, HI	2,634 SF	New Location
San Diego, CA	36,536 SF	Renewal
Portland, OR	7,000 SF	Renewal
Chattanooga, TN	18,000 SF	New Location
El Paso, TX	15,660 SF	Renewal

RECENT FRONT RANGE
CRESA DENVER INDUSTRIAL TRANSACTIONS

2250 Airport Blvd Aurora	545 S Jason St Denver	19655 E 35th St Aurora	Great Western Industrial Park Windsor
21,378 SF	13,125 SF	64,958 SF	15 Acres
Represented Tenant	Represented Buyer	Represented Tenant	Represented Buyer
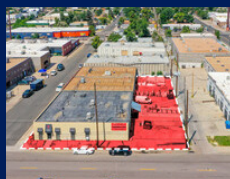
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for a no-charge opinion of value for your property.

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