



# Buckhead Submarket

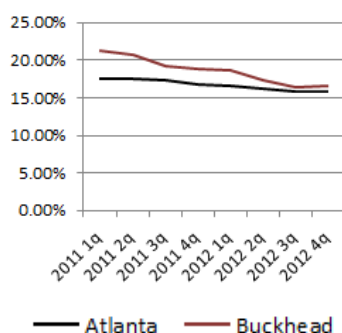
	4Q 2010	4Q 2011	4Q 2012
Vacancy	↑	↓	↓
Net Absorption	↓	↑	↓
Construction	↓	↓	↑
Rental Rate	↓	↓	↓

## 2012 Year End Totals

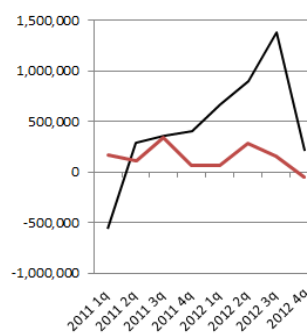
	Buckhead Submarket	Overall Atlanta
Buildings	391	15,234
RBA	21,776,288	298,912,453 SF
Total Vacancy	3,611,721	47,560,633 SF
Vacancy %	16.60%	15.90%
Absorption	-47,415	3175036
Rates	\$24.64	\$18.77 PSF

## 2 Year Comparison Graphs

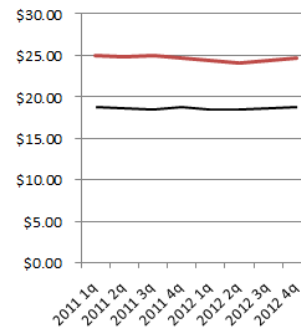
Vacancy Rates



Net Absorption



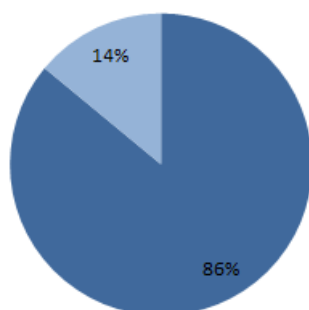
Quoted Rates



## Recent Notable Leases

Company	SF Leased	Location	Term
Daugherty Business Solutions	16,001 SF	3438 Peachtree Street	8 YR
New Ground Resources	7,784 SF	3405 Piedmont Road	N/A
Chartwell Inc	3,957 SF	2970 Peachtree Road	N/A
Patton Albertson & Miller	3,165 SF	3340 Peachtree Road	10 YR

## Absorption Stats



Percentage of Overall Atlanta Absorption

- Other Submarkets (3,072,486 SF)
- Buckhead Submarket (455,142 SF)

Total Atlanta Office Market (3,157,036 SF)

