Q2 2018 INDUSTRIAL PROPERTY MARKET

108 REAL ESTATE AGENCY

INDUSTRIAL MARKET SUMMARY

Despite the difficult labor market situation, the industrial property industry continues to be in excellent condition with a strong demand for new projects across the localities. Both established industrial parks and new constructions are expanding and new development plans are being realized even in less saturated areas.

This is a reaction to the continued favorable market climate, which motivates individual companies to expand and ultimately pushes the vacancy of industrial space below 4%, back to the historically lowest level recorded last year.

„The lease agreement of 24 700 sq m we mediated in Panattoni Park Prague Airport II for Huajie Development, confirms the continuing trend of developers betting on speculative construction. Even more extensive halls find their tenants often before finishing of construction."

PETER KOLENČÍK
Consultant

WAREHOUSE PROPERTIES „A" CLASS

new

Q4: 229.000 — 7.00 mil. sq m

Q1: 238.000 — 7.25 mil. sq m

Q2: 170.000 — 7.48 mil. sq m

AVERAGE RENTS

category „A" /sq m /month

4.00 - 4.50

category „B" /sq m /month

2.90 - 3.70

VACANCY RATE

Q4: 4,2

Q1: 4,2

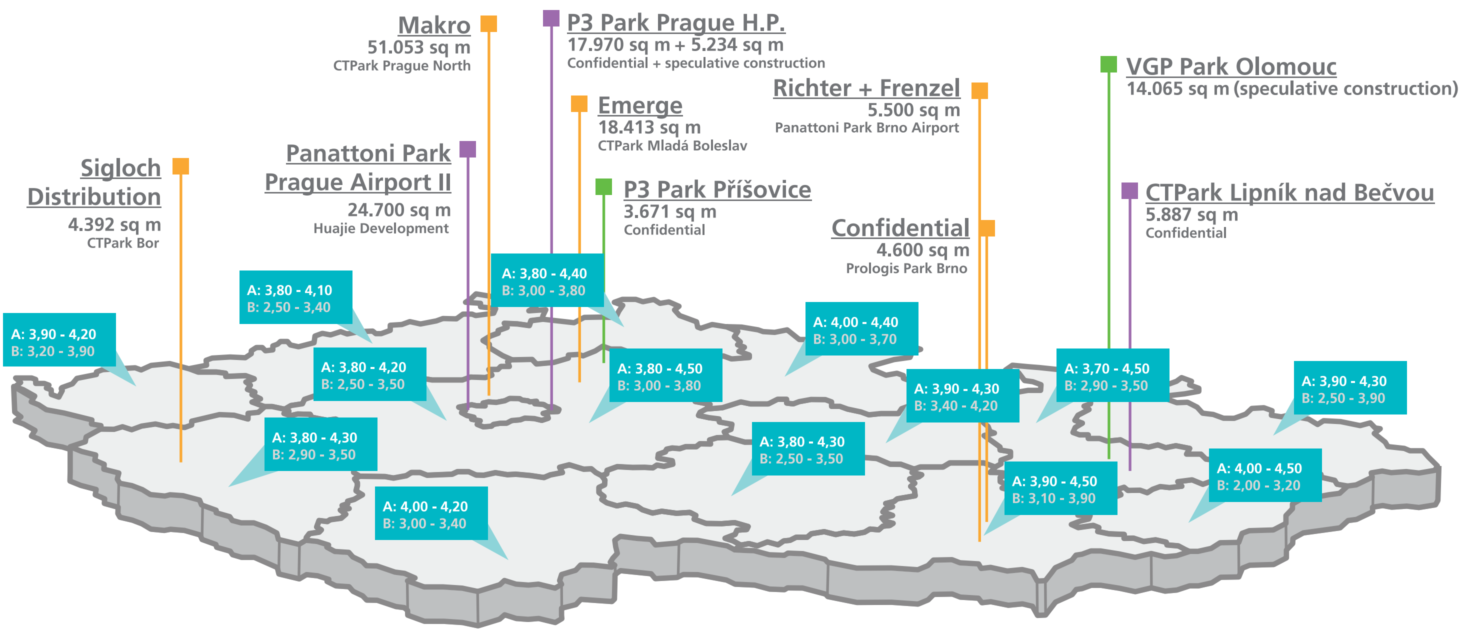
Q2: 297.000 sq m — 3,9%

SELECTION OF TRANSACTIONS AND CONSTRUCTION

significant transactions

new construction

completed construction



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