

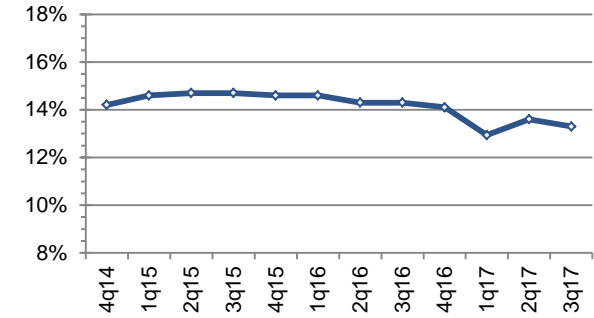
KNOWLEDGE OFFICE SUBMARKET SNAPSHOT

Montgomery County, MD

3q17

Submarket	Inventory SF	Vacancy %, direct	Vacancy 1-yr. % Δ	Avg. Rate Class A \$ PSF, FS	Avg. Rate Class B \$ PSF, FS	Net Absorp. SF, YTD	Deliveries SF, YTD	Under Const. SF
Bethesda/Chevy Chase	11,852,345	8.9%	-4.2%	\$41.88	\$36.20	-140,309	0	0
Gaithersburg	7,109,340	8.8%	-47.0%	\$23.77	\$21.43	14,766	0	0
Germantown	3,377,976	13.1%	-12.7%	\$26.11	\$21.95	15,984	0	0
Kensington/Wheaton	1,918,438	22.5%	+2.4%	\$35.61	\$22.97	-12,691	0	0
North Bethesda/Potomac	11,252,972	20.1%	-2.4%	\$29.95	\$27.72	78,462	0	0
North Rockville	13,456,461	17.4%	+8.4%	\$28.67	\$23.39	294,177	0	0
North Silver Spring/Route 29	3,635,903	9.7%	+5.0%	\$19.75	\$23.46	265	16,806	180,000
Rockville	11,008,452	11.0%	-10.9%	\$33.66	\$27.84	159,274	0	0
Silver Spring	7,273,316	9.8%	-4.1%	\$30.97	\$25.58	-7,027	0	217,724
MONTGOMERY COUNTY	70,885,203	13.3%	-7.1%	\$30.99	\$26.53	402,901	16,806	397,724

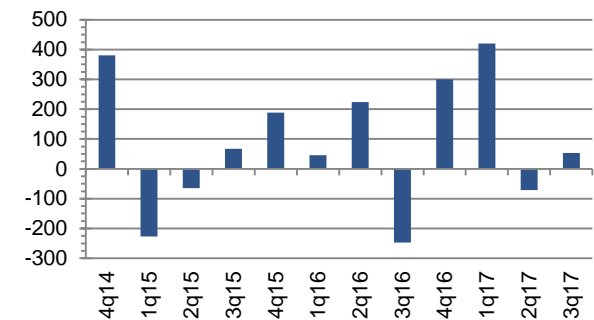
Historical Direct Vacancy



Historical Asking Rate \$ PSF, FS



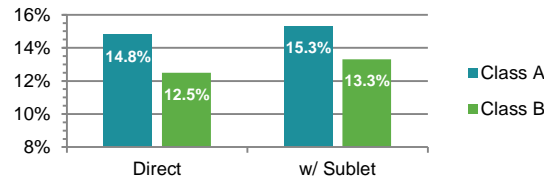
Historical Net Absorption SF x 1,000



Market Indicators



Vacancy/Availability



This data has been gathered from sources deemed reliable. However, EDGE Commercial Real Estate makes no guarantees as to the accuracy thereof.