

Industrial Market Statistics

Fourth Quarter 2018

Submarket	Total RBA (SF)	Vacancy Rate (%)	Availability Rate (%)	Net Absorption (SF)	YTD 2018 Net Absorption(SF)	New Supply (SF)	Under Construction (SF)	New Leasing Activity (SF)	Weighted Avg. Net Rental Rates (PSF)
1 Southeast Wisconsin	56,231,221	6.20% ▲	10.32% ▼	-196,341	202,588	0	3,845,779	515,007	\$4.36
2 Lake County	69,673,553	4.06% ▼	8.10% ▼	1,022,305	1,331,975	568,500	1,373,943	850,856	\$5.30
3 McHenry County	27,478,390	7.50% ▼	9.18% ▼	187,694	-152,768	0	0	154,620	\$4.75
4 I-39 Corridor	36,014,936	7.03% ▼	9.61% ▲	15,068	-1,188,271	0	858,270	17,537	\$3.09
5 DeKalb County	12,855,779	5.72% ▼	7.73% ▼	-7,511	147,614	0	0	0	\$3.34
6 I-90 Northwest	30,250,277	4.46% ▼	5.77% ▼	343,530	1,437,534	45,000	0	471,063	\$5.71
7 Northwest Cook	26,859,221	3.48% ▼	7.03% ▼	508,572	1,311,944	0	906,100	175,267	\$5.78
8 North Cook	44,855,289	5.23% ▲	7.49% ▲	-98,106	42,796	0	0	477,942	\$6.01
9 Fox Valley	35,155,952	3.67% ▼	8.67% ▲	129,087	1,304,038	0	1,396,592	406,585	\$4.52
10 Central DuPage	69,454,614	2.95% ▲	5.74% ▲	226,812	1,574,802	264,508	265,550	654,238	\$6.29
11 O'Hare	99,395,936	4.46% ▲	7.70% ▲	49,364	275,915	420,400	1,141,132	1,199,493	\$5.50
12 West Cook	59,767,486	6.92% ◀▶	8.81% ▼	328,951	611,887	178,516	678,175	388,598	\$3.96
13 Chicago North	54,613,631	5.50% ▲	8.52% ▲	-159,350	-351,903	0	0	159,661	\$7.23
14 Chicago South	126,170,877	4.14% ▲	6.20% ▲	474,522	1,023,818	949,607	480,173	453,138	\$5.17
15 I-88 Corridor	68,071,873	4.82% ▲	14.22% ▲	-440,689	562,005	184,851	982,552	60,609	\$4.68
16 Southwest Cook	34,612,863	4.02% ▼	6.64% ▼	244,816	1,220,574	0	575,935	402,789	\$4.53
17 I-55 Corridor	96,761,316	9.57% ▼	12.69% ▲	1,105,511	3,945,156	572,960	2,951,601	2,700,833	\$4.80
18 South Cook	80,990,262	4.50% ◀▶	7.56% ▲	-85,343	-501,743	0	60,000	266,656	\$3.94
19 I-80/Joliet Corridor	89,622,528	12.30% ▲	13.40% ▲	-709,614	-93,537	442,000	3,356,815	966,029	\$4.99
20 Northwest Indiana	40,786,684	3.32% ▼	5.52% ▼	400,895	403,382	0	615,136	642,866	\$4.24
21 I-57/Will Corridor	15,977,311	2.76% ▲	7.59% ▲	-60,000	1,120,248	0	879,040	0	\$2.66
Flex Space Summary									
Total Flex Space	68,018,642	9.07% ▲	10.67% ▲	102,841	366,290	0	0	212,010	N/A
Total Market									
Totals	1,243,618,941	5.87% ▼	8.88% ▲	3,383,014	14,594,344	3,626,342	20,366,793	11,175,797	\$5.02

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