



Colliers
INTERNATIONAL



Market Review

Brandon Fugal





UNIVERSITY PLACE



dōTERRA®

YOUNG LIVING™
ESSENTIAL OILS



SPECTRUM



iNNOVATION POINTE





The Corporate Center
at TRAVERSE MOUNTAIN



PLURALSIGHT



136 CENTER / Dealertrack





MOUNTAIN AMERICA TOWER



**AMERICAN
EXPRESS**

TOWNE RIDGE
CENTER





BREAKING GROUND

IRVINE OFFICE PARK



MINUTEMAN PLAZA V



T8 CITY CREEK | 95 STATE



2019

Market Update



Market Indicators

Utah County Market | Q4 2018

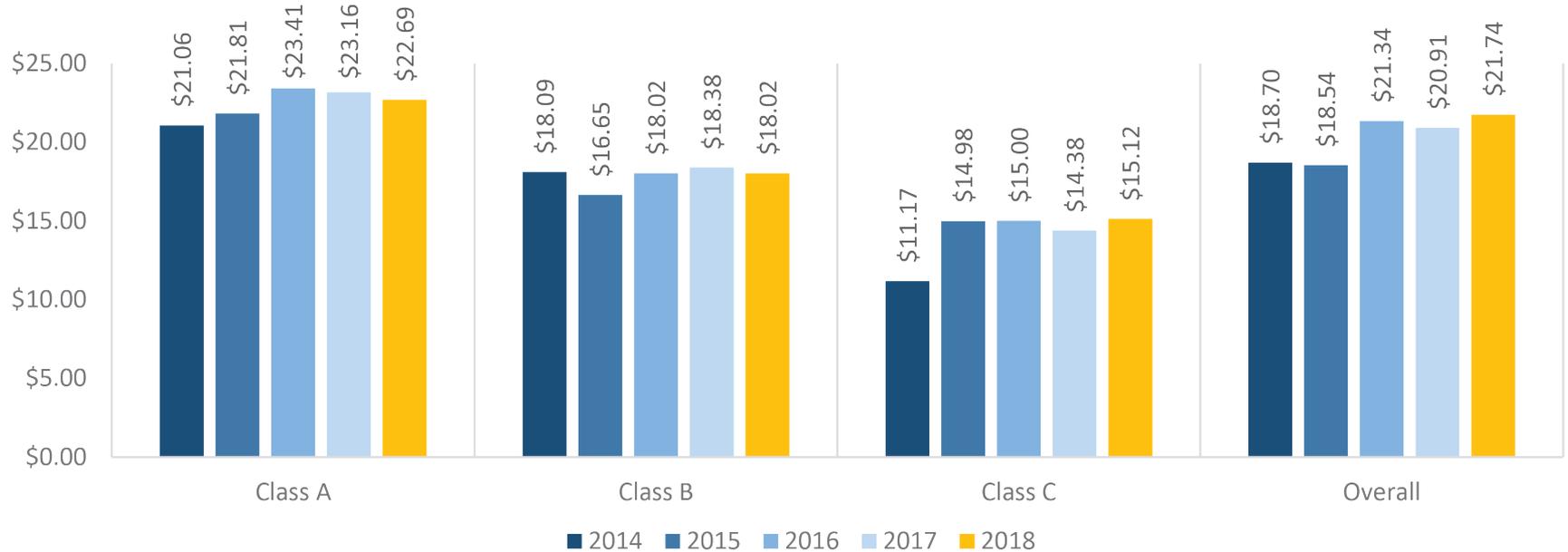
Relative to prior period	Year Over Year	Previous Quarter
VACANCY	 0.40%	 1.27%
YTD ABSORPTION	 553,876 SF	 392,639 SF
CONSTRUCTION	 634,453 SF	 151,447 SF
RENTAL RATE*	 \$0.83	 \$0.43

Note: Construction is the change in Under Construction.

*FS Rent for existing product, does not include asking rents currently under construction

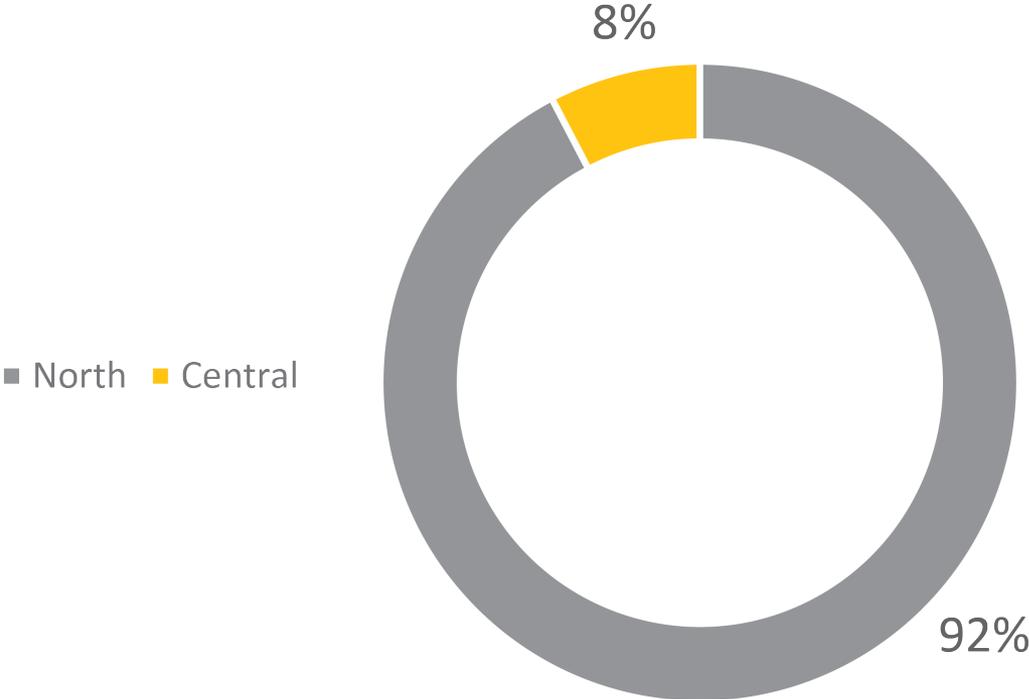
Lease Rates

Current Lease Rate Overall \$21.74



Under Construction

Total Under Construction: 1,834,453 square feet



TOTAL CONSTRUCTION POINT OF THE MOUNTAIN 2,288,175 Square Feet



Market Activity

Significant Sales/Leases during 2018

	Tenant/ Landlord	Square Feet	City
	Park at Riverwoods (former Ancestry.com HQ)	120,000	Provo
	Former Xactware Headquarters	75,172	Orem
	Vivint SmartHome Headquarters	125,000	Lehi
	Sandy Commerce Park	125,000	Sandy