

OFFICE MARKET SURVEY Q4

CLASS A CLASS B CLASS C

	Property Name	Property Address	Average Weighted Rent (\$/SF)	RBA (SF)	Total Occupied (SF)	% Occupied	Total Available Space (SF)	Direct Available Space (SF)	Sublet Available Space (SF)	Year Built	Year Renovated
1	Landmark Square	111 W Ocean Blvd	\$2.91	464,406	277,799	60%	186,607	179,107	2,500	1991	-
2	One World Trade Center	1 World Trade Ctr	\$2.89	574,981	428,867	75%	146,111	143,157	1,957	1989	2017
3	Shoreline Square Tower	301 E Ocean Blvd	\$2.32	396,927	396,927	86%	57,344	29,165	28,179	1988	-
	Total/Average		\$2.71	1,436,314	1,046,249	73%	390,065	351,429	32,636	1989	2000
4	211 OCEAN	211 E Ocean Blvd	\$3.02	114,355	109,463	96%	4892	4892	0	1982	2000
	Molina Center 1	200 Oceangate	-	230,632	230,632	100%	-	-	-	1983	-
5	Molina Center 2	300 Oceangate	-	230,631	189,744	82%	40887	0	40887	1983	-
6	Union Bank Bldg	400 Oceangate	\$1.95	157,683	121,381	77%	36302	36302	0	1975	1990
7	The Hubb - Creative	100 W Broadway	\$2.90	210,428	156,599	74%	53829	39878	2272	1985	2017
8	249 Ocean (FKA International City Bank)	249 E Ocean Blvd	\$2.17	112,215	86,322	77%	25893	25893	0	1981	2017
9	The 180 Ocean Bldg	180 E Ocean Blvd	-	212,639	59,501	28%	153138	153138	0	1984	2022
10	Catalina Landing 3	330 Golden Shore	\$2.65	98,666	63,067	64%	35599	32599	3000	1984	-
11		401 E Ocean Blvd	\$1.85	134,773	68,155	51%	66618	66618	0	1983	1996
12	Catalina Landing 2	320 Golden Shore	\$2.65	53,832	39,075	73%	14757	14757	0	1984	-
13	444 W Ocean Bldg	444 W Ocean Blvd	\$2.40	186,439	125,845	67%	60594	46952	11842	1967	-
14	"555"	555 E Ocean Blvd	\$1.85	138,592	107,434	78%	31158	31158	0	1968	2002
15	Oceangate Tower	100 Oceangate	\$2.46	228,484	189,570	83%	38914	36664	0	1971	-
16	Catalina Landing 4	340 Golden Shore	\$2.69	56,270	40,664	72%	15606	15606	0	1984	-
17	Bank of America	150 Long Beach Blvd	\$2.01	49,436	39,296	79%	10140	10140	0	1981	-
18		200 Pine Ave	\$2.39	65,909	56,024	85%	9885	6709	3176	1968	2009
19	Catalina Landing 1	310 Golden Shore	\$2.65	63,736	32,847	52%	30889	30889	0	1984	-
20	Press Telegram Bldg	604 Pine Ave	-	70,110	70,110	100%	-	-	-	1926	2013
21	Meeker-Baker Bldg	650 Pine Ave	-	120,000	120,000	100%	-	-	-	2014	-
	Total/Average		\$2.40		1,905,729	76%	629,101	552,195	61,177	1978	2006
22		216-218 The Promenade N	\$1.97	20,081	17,784	89%	2419	2419	0	1937	-
23	The Loft Bldg	130 Pine Ave	\$1.95	23,933	16,433	91%	2400	2400	0	1923	2000
24	L'Opera Building	115 Pine Ave	\$1.67	54,765	54,765	82%	12235	12235	0	1906	1989
25	The Arts Bldg	230-236 E 3rd St	\$2.49	30,000	28,445	100%	-	-	0	1930	2012
26	Sevilla/Design Science	136-140 Pine Ave	\$1.80	7,145	12,763	30%	16855	16855	0	1995	-
27	Pacific Tower	235-247 E Broadway	\$1.38	98,525	98,525	92%	8229	8229	0	1923	2002
28	Sea Spray Gardens	333 W Broadway	-	32,130	33,000	97%	870	870	0	1983	-
29	F&M Tower	320 Pine Ave	\$2.20	43,920	43,920	84%	8080	8080	0	1923	1988
	Total/Average		\$1.92	310,499	305,635	83%	51,088	51,088	0	1940	1998