

OCCUPANCY/SUPPLY			
Business Parks	Available Acreage / SF	Available Acreage / SF	
Existing	Fort Collins	Loveland	
Industrial	103,330 SF	893,695 SF	
Office	433,857 SF	271,394 SF	
Research	210,936 SF	127,727 SF	
# of Fully Serviced Freestanding Sites	10	8	
Ten Plus Acres of Industrial Zoned	0	(2) 376 Acres total / 815956 SF of Space Available	
Five Plus Acres of Office Zoned	(3) 33 Acres Total / 37511 SF Space	(1) 5.55 Acres Total / 56058 SF of Space Available	
Average Cost Per Acre for Fully Developed Sites	Fort Collins	Loveland	
Industrial	\$136,737 or \$3.14/SF	\$288,861 or \$6.63/SF	
Office	\$284,252 or \$6.52/SF	\$395,902 or \$9.10/SF	
Average Asking Rents (Gross Rent Per Square Foot)	Fort Collins	Loveland	Average
Class A Office	\$ 21.39	\$ 26.85	\$ 24.12
Class B Office	\$ 19.47	\$ 22.13	\$ 20.80
Class C Office	\$ 16.37	\$ 16.81	\$ 16.59
Warehouse - NNN	\$ 6.53	\$ 7.30	\$ 6.92
Industrial - NNN	\$ 6.53	\$ 7.30	\$ 6.92
Vacancy Rates %	Fort Collins	Loveland	Average
Class A Office	30%	15%	23%
Class B Office	13%	14%	14%
Class C Office	14%	9%	12%
Warehouse	6%	22%	14%
Industrial	7%	20%	14%

Source: Brinkman Partners, CoStar and Xceligent