

# Market Snapshot

## 3RD QUARTER 2009 STATISTICS – OFFICE / R&D

Market	Square Feet (SF) Supply	Direct SF Available	Sublease SF Available	Vacancy*	3rd Qtr. Absorption	YTD Absorption
<b>Boston</b>	<b>58,187,916</b>	<b>6,162,412</b>	<b>1,420,556</b>	<b>13.0 %</b>	<b>(17,122)</b>	<b>(1,230,023)</b>
Back Bay	11,560,308	1,172,624	445,801	14.0 %	120,842	(260,046)
Financial District	32,848,615	3,668,308	622,100	13.1 %	(152,506)	(852,105)
Charlestown	2,706,860	230,706	55,612	10.6 %	43,179	(2,421)
Crosstown	1,025,000	37,000	28,670	6.4 %	(15,100)	5,632
Fenway / Kenmore	1,537,321	17,000	0	1.1 %	0	0
North Station	1,845,789	200,548	19,882	11.9 %	(38,232)	(42,996)
Seaport	5,473,219	552,467	221,081	14.1 %	14,866	(184,812)
South Station	1,190,804	283,759	27,410	26.1 %	9,829	106,725
<b>Cambridge</b>	<b>20,064,264</b>	<b>2,675,340</b>	<b>517,086</b>	<b>15.9 %</b>	<b>(1,489)</b>	<b>(201,709)</b>
Alewife Station / Route 2	2,845,608	507,152	70,919	20.3 %	(8,545)	(19,507)
East Cambridge	15,233,922	2,037,384	410,386	16.1 %	24,129	(103,006)
Harvard Square / Mass Ave	1,984,734	130,804	35,781	8.4 %	(17,073)	(79,196)
<b>Suburbs</b>	<b>123,271,476</b>	<b>21,473,324</b>	<b>4,076,033</b>	<b>20.7 %</b>	<b>(637,294)</b>	<b>(2,440,751)</b>
Inner Suburbs	5,303,911	455,031	89,739	10.3 %	(26,840)	(115,805)
Route 128 North	7,866,647	1,411,094	276,955	21.5 %	(1,996)	(89,090)
Route 128 Northwest	21,744,685	3,575,037	430,424	18.4 %	(144,435)	(784,598)
Route 128 Mass Pike	26,706,725	4,029,313	812,524	18.1 %	(93,758)	(578,716)
Route 128 South	13,718,073	2,118,591	401,178	18.4 %	61,294	(144,379)
Route 495 North	24,897,205	4,935,257	1,123,466	24.3 %	(449,792)	(471,771)
Route 495 West	16,942,415	3,742,644	784,054	26.7 %	54,341	(212,346)
Route 495 South	4,112,148	957,105	157,693	27.1 %	(38,560)	(53,412)
Worcester	1,979,667	249,252	0	12.6 %	2,452	9,366
<b>Total</b>	<b>201,523,656</b>	<b>30,311,076</b>	<b>6,013,675</b>	<b>18.0 %</b>	<b>(655,905)</b>	<b>(3,872,483)</b>

\*Including sublease space

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