

Did you know?

Dallas- Ft. Worth leads the U.S. in construction jobs added from May 2022 to May 2023 adding 11,600 jobs, 8% higher than a year before.



QUARTERLY STATISTICS

\$10.84/SF

Average Rental Rate NNN

275K

Overall Vacancy SF

874K

Inventory SF

156K

Net Absorption SF

315K

Under Construction SF

301K

Construction Complete SF

ECONOMIC DATA

- Market sales prices averaged between \$135/SF - \$180/SF
- Market lease rates increased by \$0.17 cents from Q1.
- Market vacancy rate increased from 2.2% in Q1 to 4.4% in Q2.

CONTACT

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SUBMARKET FORECAST

- Rockwall local company, SPR Packaging, announced they will be expanding building a new 154,000 SF facility at 1200 E Washington St to be completed in 2024.
- Buildings for lease & sale remain very limited as there are currently only 3 spaces above 20K SF (25K, 50K, 91K SF) available to occupy for lease and one building (23K SF) on the market for sale.
- I project leasing & sales activity to remain strong heading into Q3 due to the Rockwall's desirable location and very limited supply of available options.