

SE Dallas/I-45

Industrial Submarket Report

Did you know?

DFW has delivered more than 160 million SF since the initial Covid lockdowns. That's more than the entire Jacksonville FL market as a whole.



QUARTERLY STATISTICS

\$6.99/SF

Average Rental Rate NNN

9.7M

Overall Vacancy SF

13.1%

Vacancy Rate

12.2M

Net Absorption SF

9.5M

Under Construction SF

73.6M

Inventory SF

ECONOMIC DATA

- Market sales price average increased to \$101 psf.
- Market lease rates average increased to \$6.99 psf.
- Market construction decreased as the 12-month deliveries were 16.4M.

CONTACT

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SUBMARKET FORECAST

- Vacancy is projected to increase as the 9.5 million SF under construction delivers outpacing demand.
- Market Rents are projected to continue to increase throughout the remainder of the year.
- Market sales are projected to remain fairly stagnant throughout the remainder of the year.