

Sale Comparables

9

Avg. Cap Rate

7.3%

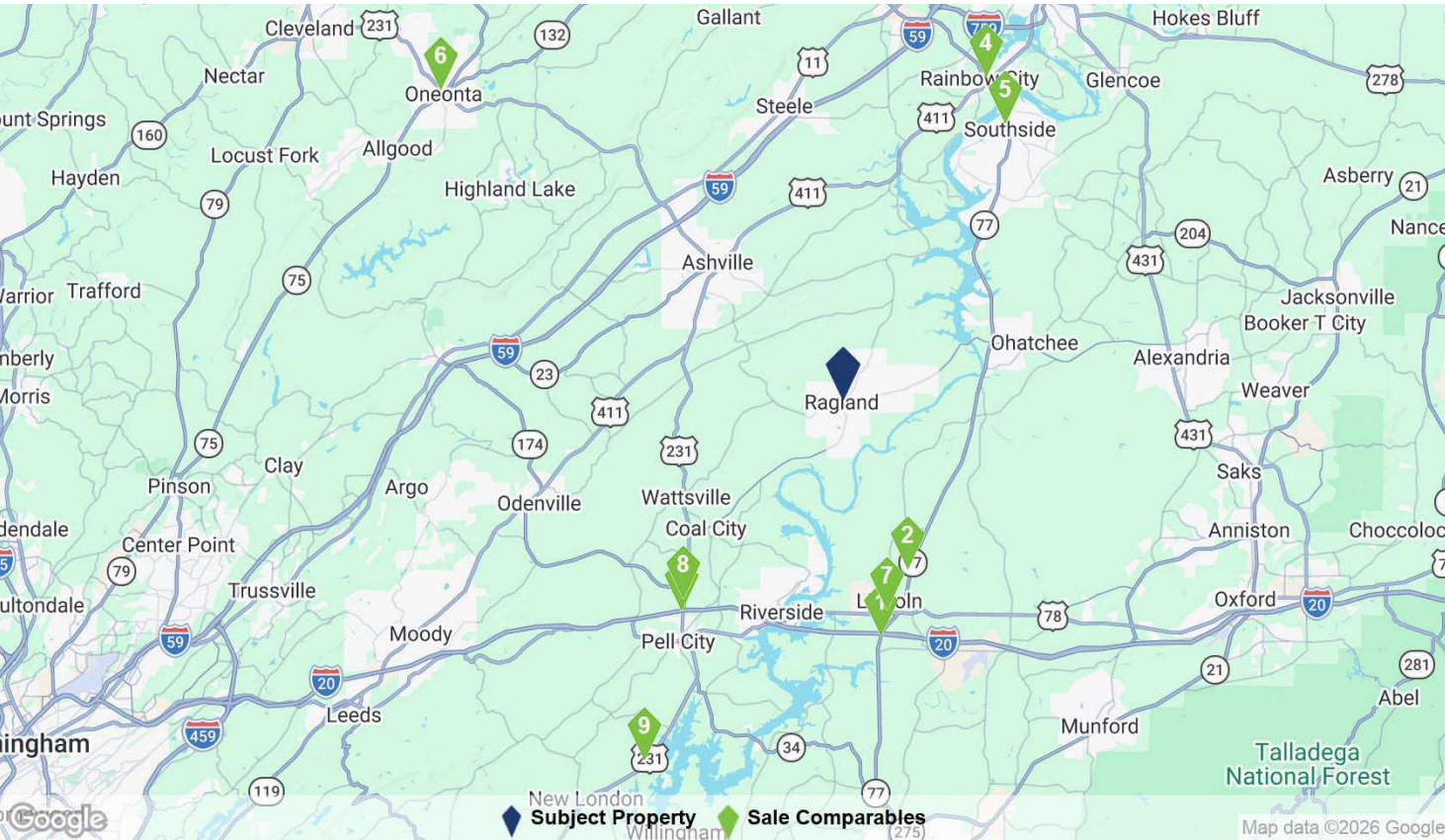
Avg. Price/SF

\$609

Avg. Vacancy At Sale

0%

SALE COMPARABLES LOCATIONS



SALE COMPARABLES SUMMARY STATISTICS

Sales Attributes	Low	Average	Median	High
Sale Price	\$1,350,000	\$5,604,812	\$2,051,431	\$31,700,000
Price/SF	\$176	\$609	\$247	\$2,439
Cap Rate	6.8%	7.3%	7.5%	7.8%
Time Since Sale in Months	2.7	11.2	11.3	21.0
Property Attributes	Low	Average	Median	High
Building SF	5,211	9,204	10,306	12,995
Stories	1	1	1	1
Typical Floor SF	5,211	9,204	10,306	12,995
Vacancy Rate At Sale	0%	0%	0%	0%
Year Built	1971	2010	2016	2025
Star Rating	★★★★★	★★★★★ 2.9	★★★★★	★★★★★