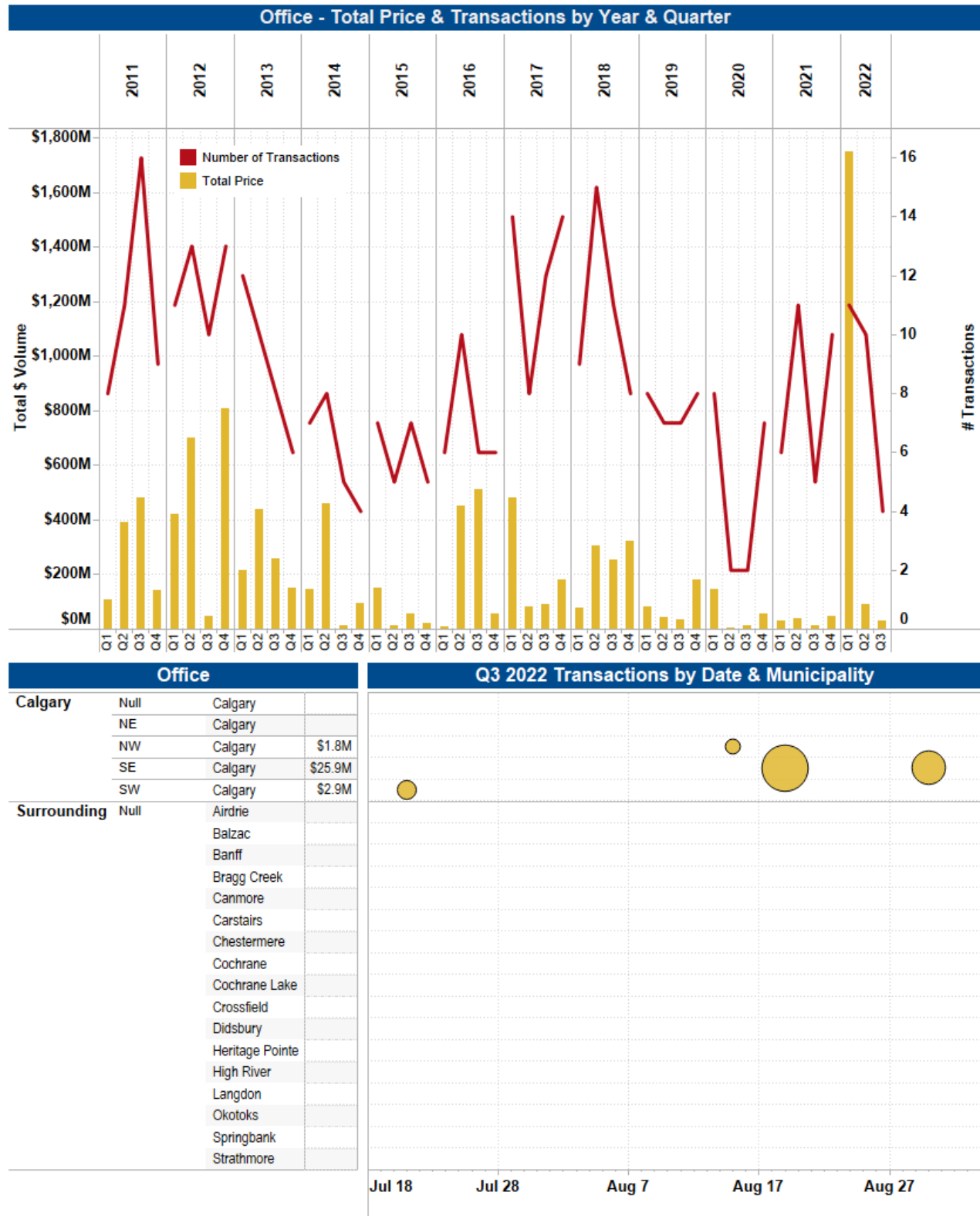
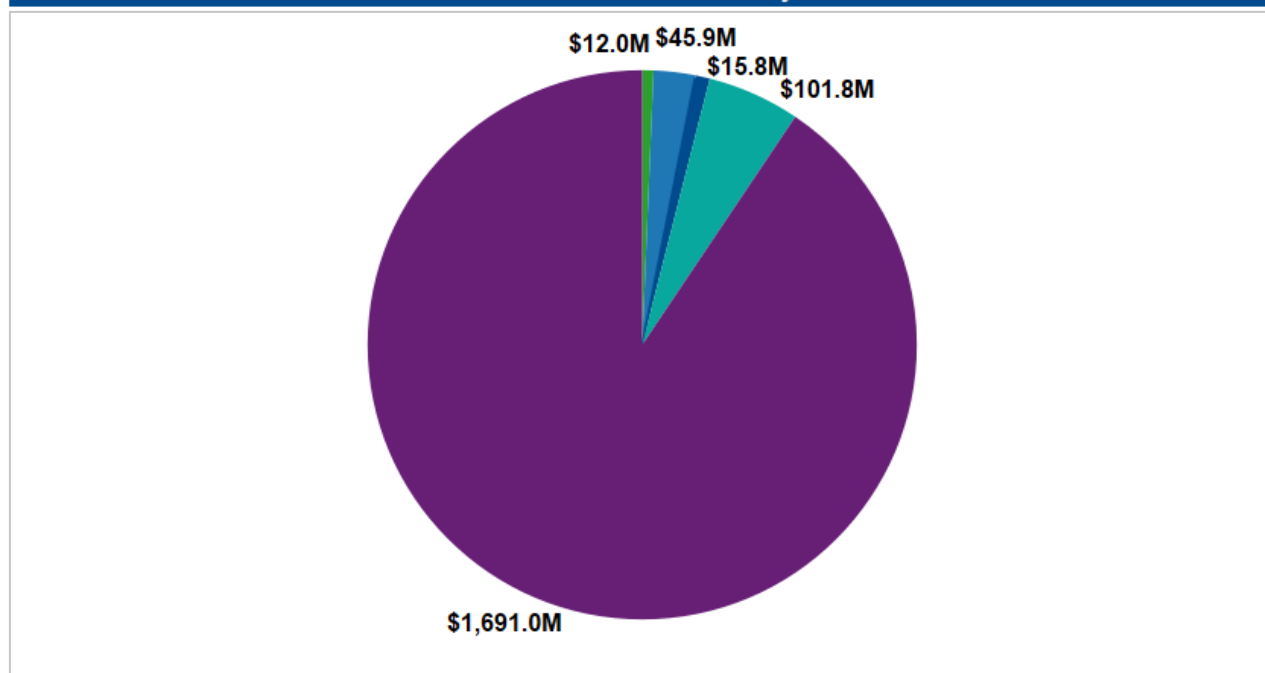

Calgary Market Area Office

Commercial Q3 2022 Statistics





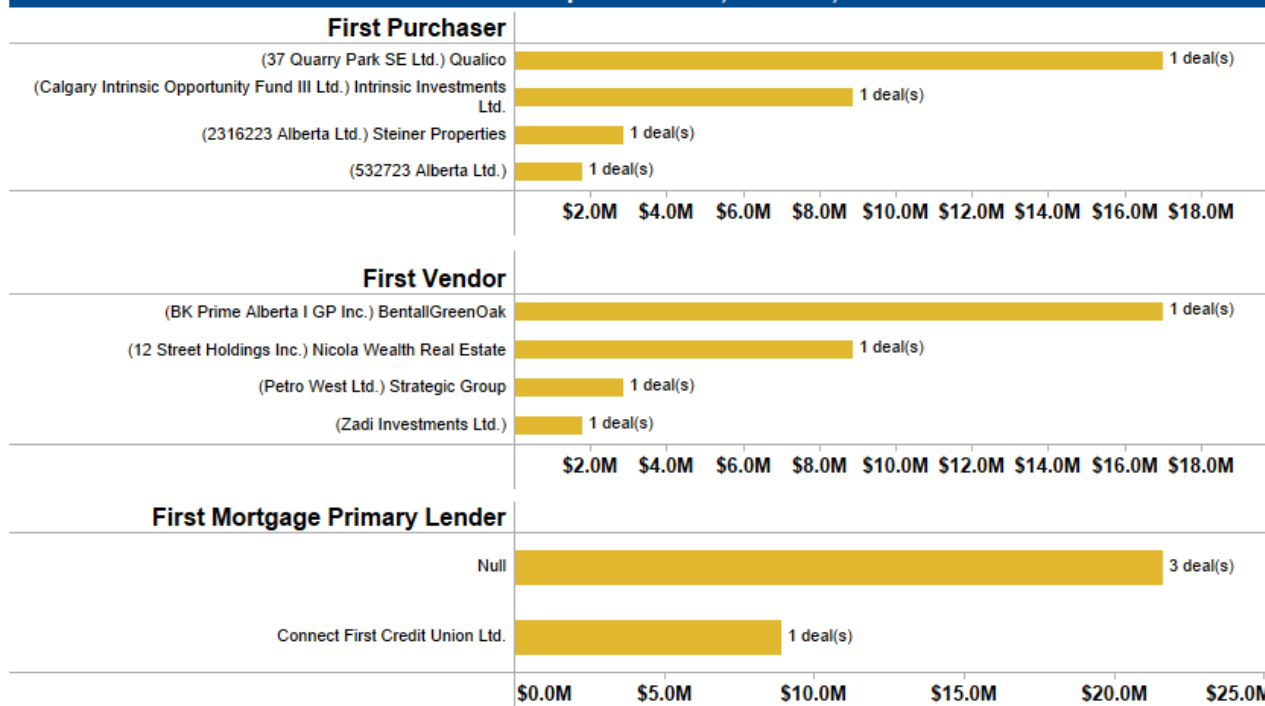
Office - Q3 2022 YTD Purchaser Profile by Total \$ Volume



Purchaser Profile

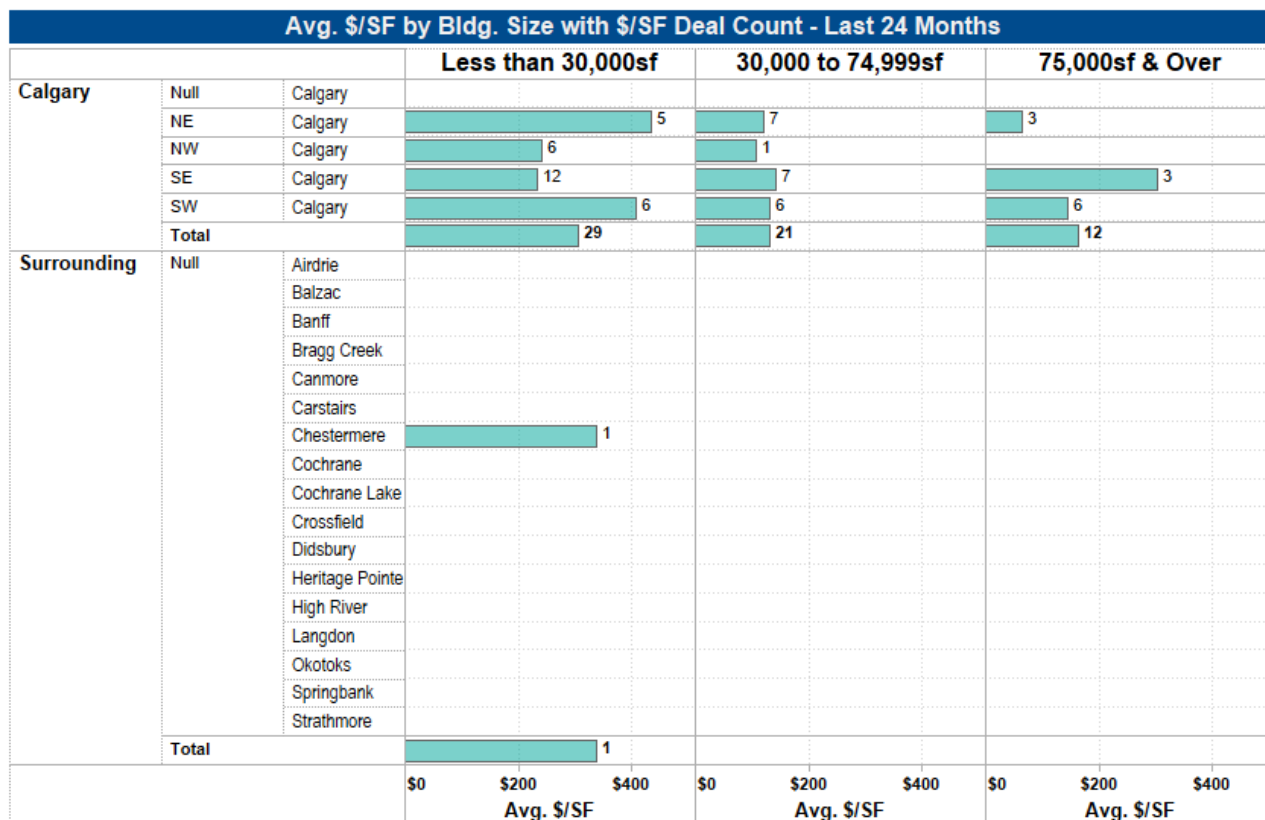
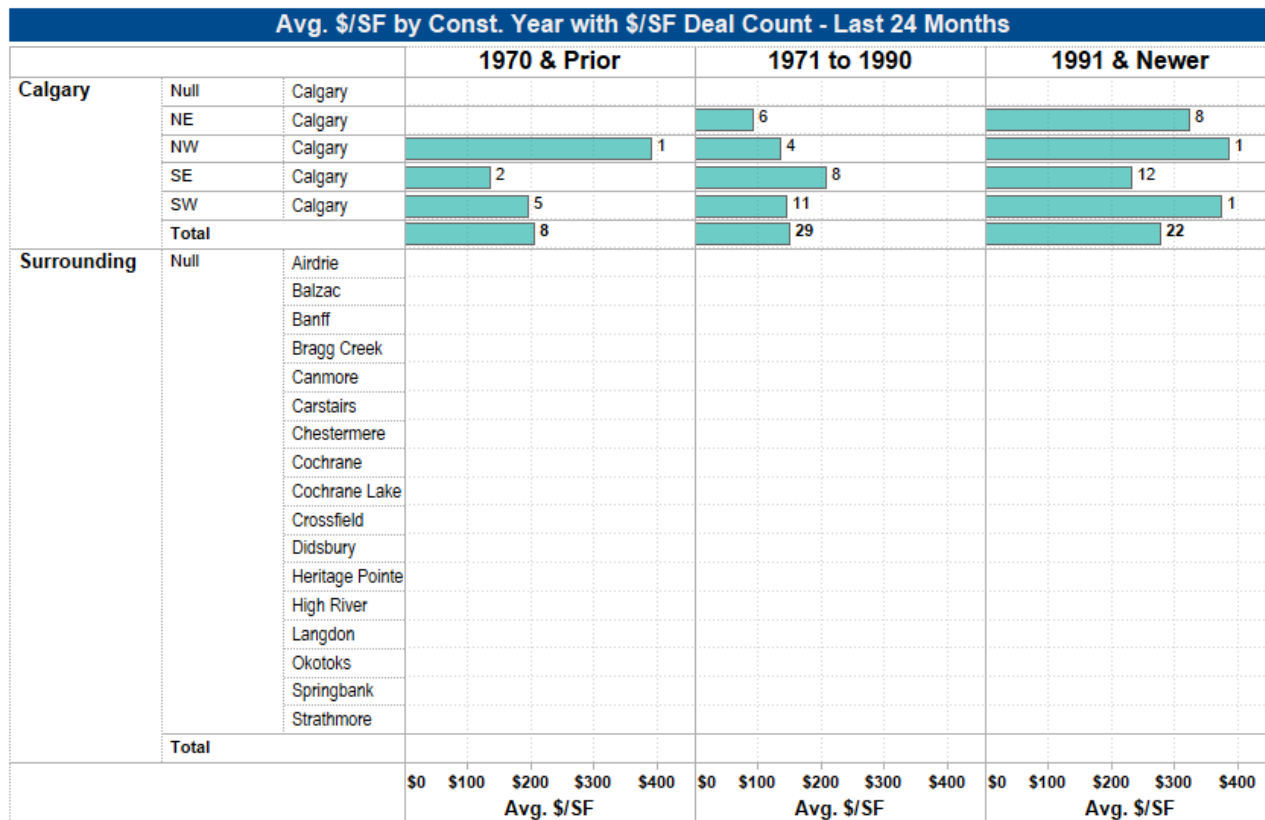
- Builder
- Developer
- User
- Private Investor - Canadian
- Private Investor - Foreign

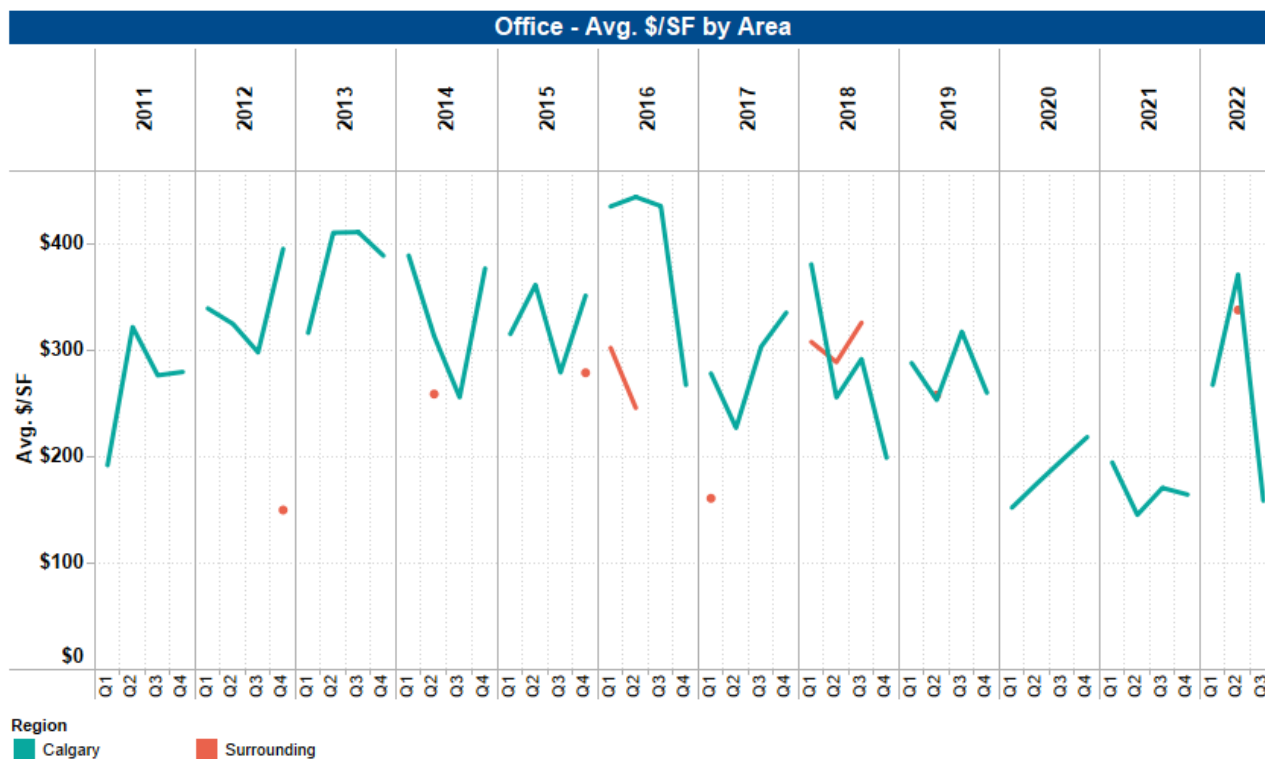
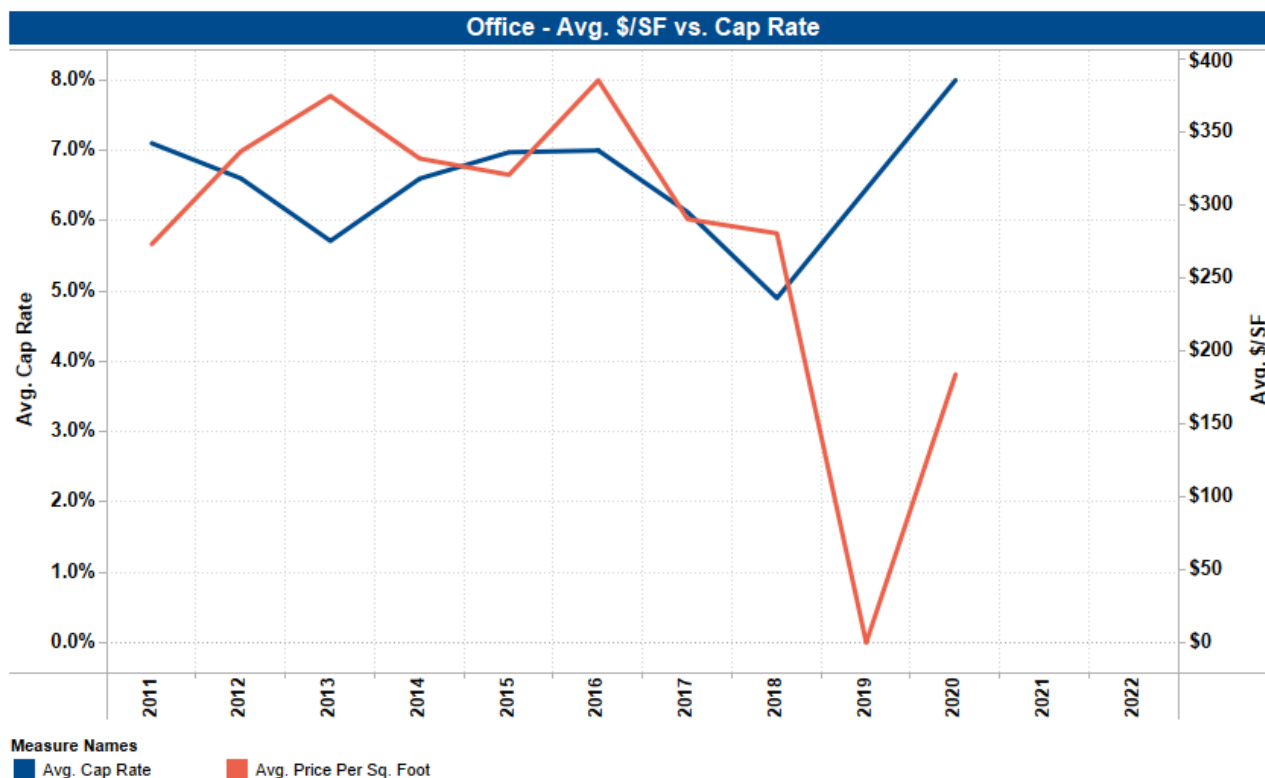
Office - Q3 2022 Top Purchasers, Vendors, Lenders



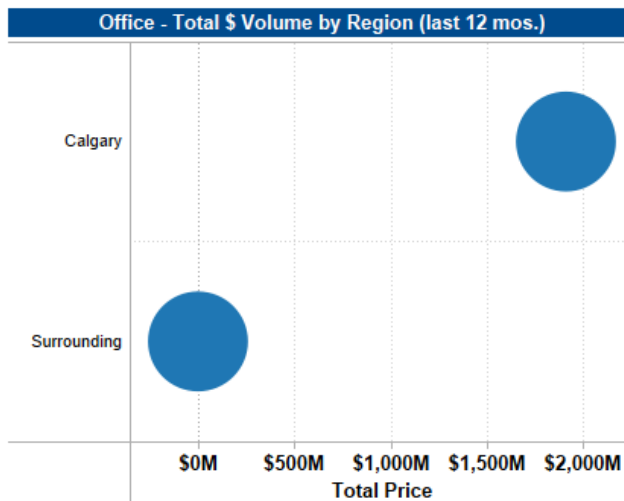
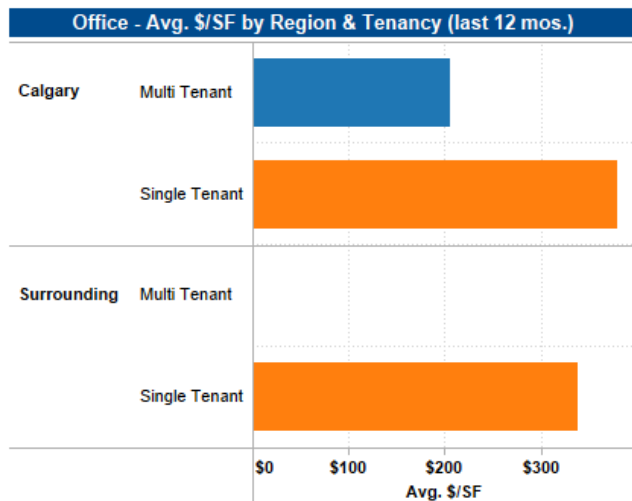
Avg. Cap Rate by Const. Year with Cap Rate Deal Count - Last 24 Months						
			1970 & Prior	1971 to 1990	1991 & Newer	
Calgary	Null	Calgary				
	NE	Calgary		0	0	
	NW	Calgary	0	0	0	
	SE	Calgary	0	0	0	
	SW	Calgary	0	0	0	
	Total		0	0	0	
Surrounding	Null	Airdrie				
		Balzac				
		Banff				
		Bragg Creek				
		Canmore				
		Carstairs				
		Chestermere				
		Cochrane				
		Cochrane Lake				
		Crossfield				
		Didsbury				
		Heritage Pointe				
		High River				
		Langdon				
		Okotoks				
		Springbank				
		Strathmore				
	Total					
			0.0% Avg. Cap. Rate	0.0% Avg. Cap. Rate	0.0% Avg. Cap. Rate	

Avg. Cap Rate by Bldg. Size with Cap Rate Deal Count - Last 24 Months						
			Less than 30,000sf	30,000 to 74,999sf	75,000sf & Over	
Calgary	Null	Calgary				
	NE	Calgary	0	0	0	
	NW	Calgary	0	0		
	SE	Calgary	0	0	0	
	SW	Calgary	0	0	0	
	Total		0	0	0	
Surrounding	Null	Airdrie				
		Balzac				
		Banff				
		Bragg Creek				
		Canmore				
		Carstairs				
		Chestermere	0			
		Cochrane				
		Cochrane Lake				
		Crossfield				
		Didsbury				
		Heritage Pointe				
		High River				
		Langdon				
		Okotoks				
		Springbank				
		Strathmore				
	Total		0			
			0.0% Avg. Cap. Rate	0.0% Avg. Cap. Rate	0.0% Avg. Cap. Rate	

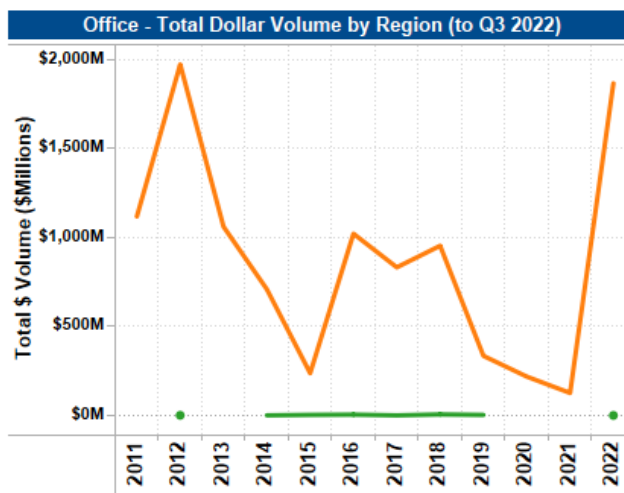
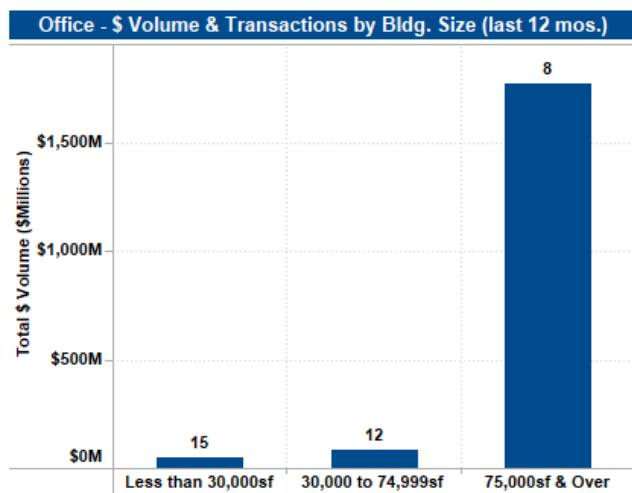




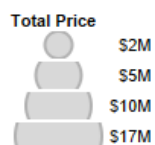
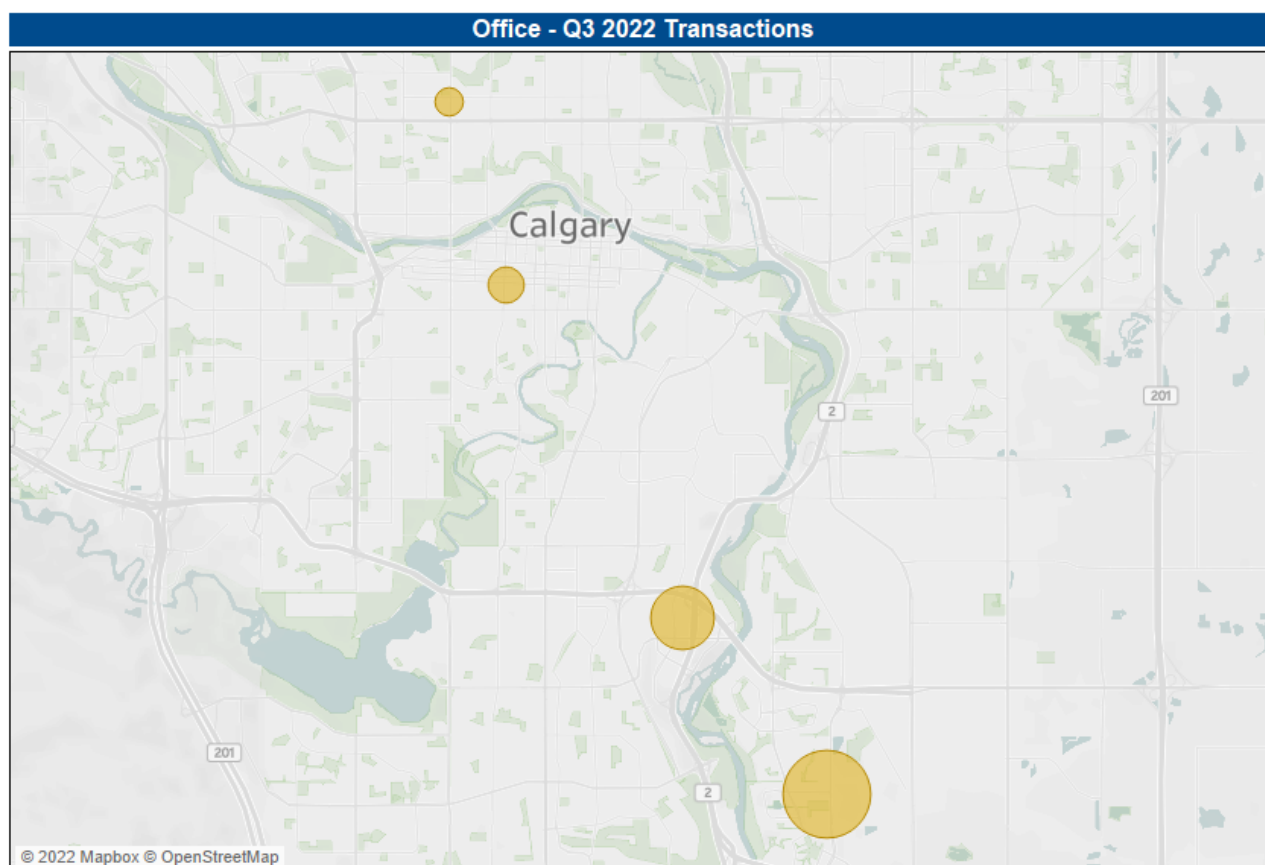




Property Type
 Multi Tenant
 Single Tenant



Office - Top Transactions Q3 2022					
First Address	Municipality	Total Price	Building Size	Price Per Sq. Foot	Sale Type
37 Quarry Park Boulevard SE	Calgary	\$17,000,000	101,026	168	Market
7175 12th Street SE	Calgary	\$8,900,000	37,772	236	Market
1210 8th Street SW	Calgary	\$2,850,000	36,939	77	Distress
2003 14th Street NW	Calgary	\$1,777,500	11,560	154	Market



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