FRESH DATA
CZECH INDUSTRIAL MARKET

Q1 2023

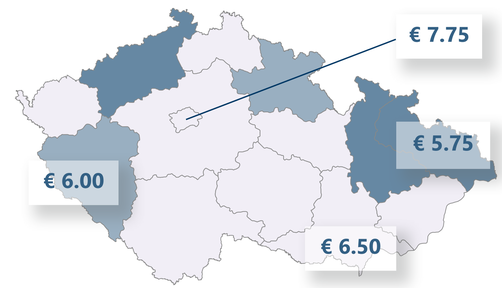
CUSHMAN & WAKEFIELD

czech-industrial.cz

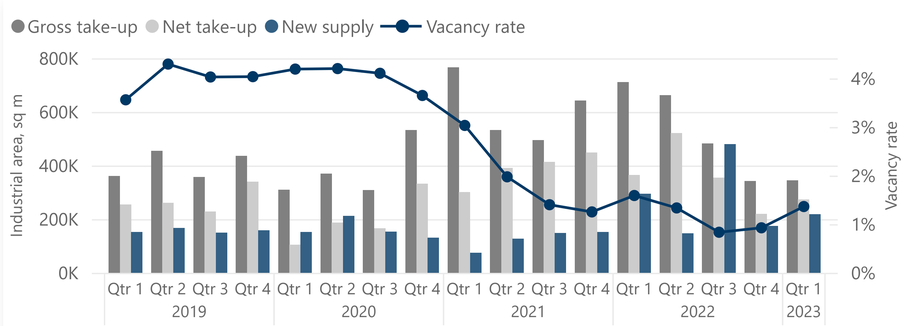
QUARTERLY INDICATORS

10,999,700	1,234,800	1.36%	217,900	344,400	€ 7.75	5.00%
Total stock	Under construction	Vacancy rate	YTD New Supply	YTD Gross Take-up	Prime rent	Prime yield
9%	68%	0.44 pp	-35%	-107%	29%	125 bps
YoY change	vs. 5y average	QoQ change	YoY change	YoY change	YoY change	YoY change

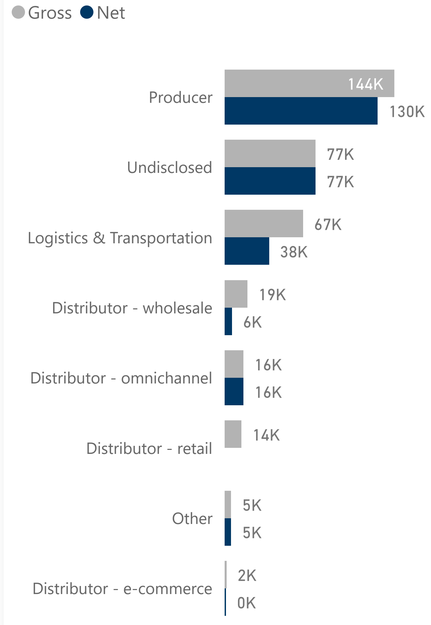
PRIME RENTS & VACANCY



- Vacancy < 1%
- Vacancy 1-3%
- Vacancy 3-5%
- Vacancy 5-10%
- Vacancy > 10%



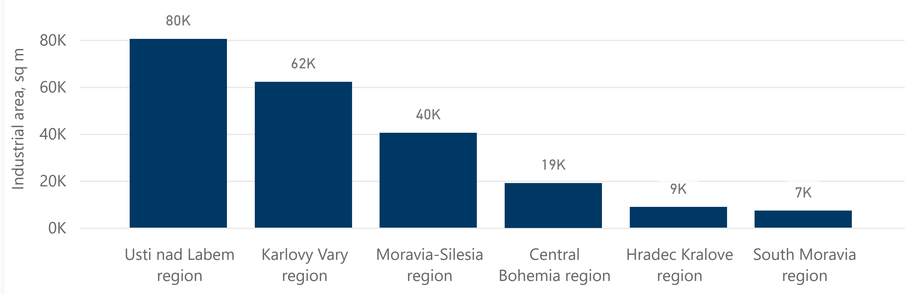
YTD TAKE-UP (SQ M)



TOP COMPLETIONS IN THE LAST QUARTER

Property name	Region	Total size	Developer
Panattoni Park Cheb South	Karlovy Vary region	47,900	Panattoni
Panattoni Park Chomutov North	Usti nad Labem region	39,500	Panattoni
CTPark Ostrava Poruba	Moravia-Silesia region	21,900	CTP Invest
P3 Lovosice	Usti nad Labem region	21,500	P3
Panattoni Park Teplice South	Usti nad Labem region	16,800	Panattoni

YTD NEW SUPPLY (SQ M)



TOP PLANNED COMPLETIONS IN THE NEXT 12 MONTHS

Property name	Region	Total size	Developer
Logistické centrum Přehýšov	Pilsen region	85,500	UDI
Panattoni Park Pilsen West II	Pilsen region	61,100	Panattoni
GLP Park Brno Holubice	South Moravia region	56,600	GLP
Industrial Park Pardubice - Rosice	Pardubice region	50,300	PS Brno
CBPI Business Park	Liberec region	35,500	Crowdberry

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Data source: Industrial Research Forum, Cushman & Wakefield