

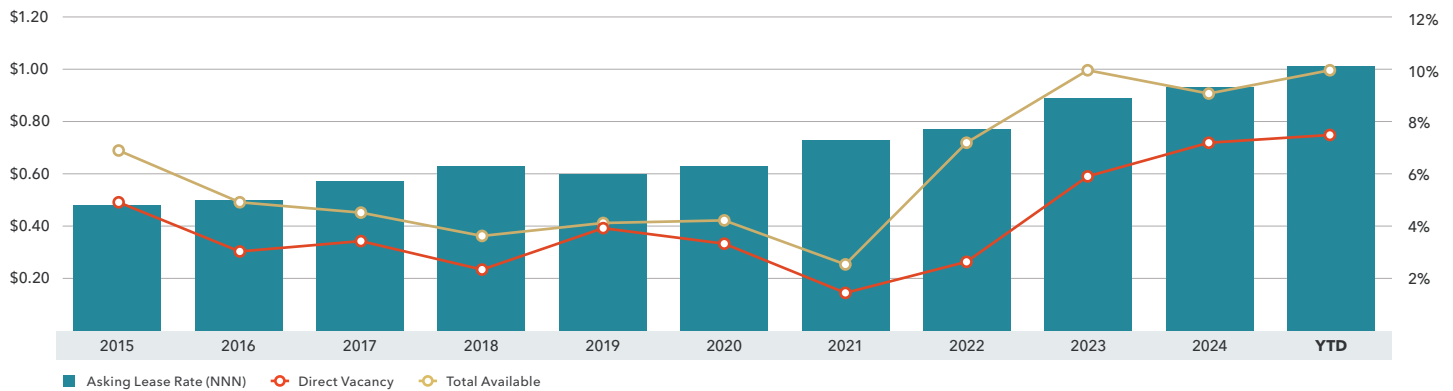
## MARKET TRENDS

# BOISE

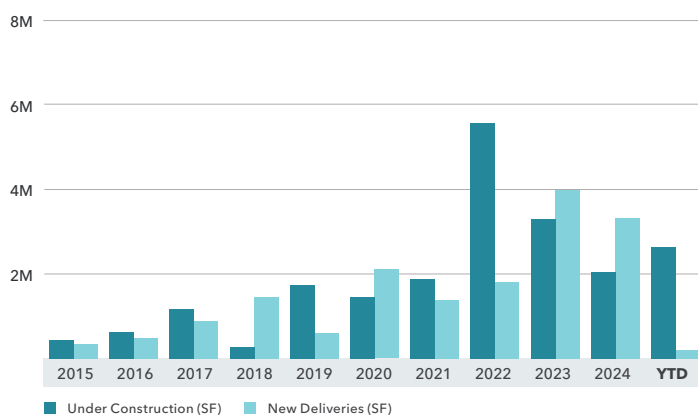
## INDUSTRIAL



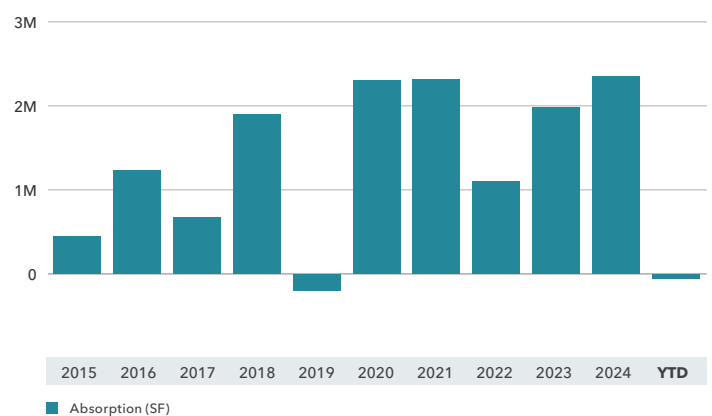
### LEASE RATE, VACANCY & AVAILABILITY



### UNDER CONSTRUCTION & NEW DELIVERIES



### DIRECT NET ABSORPTION



### MARKET BREAKDOWN

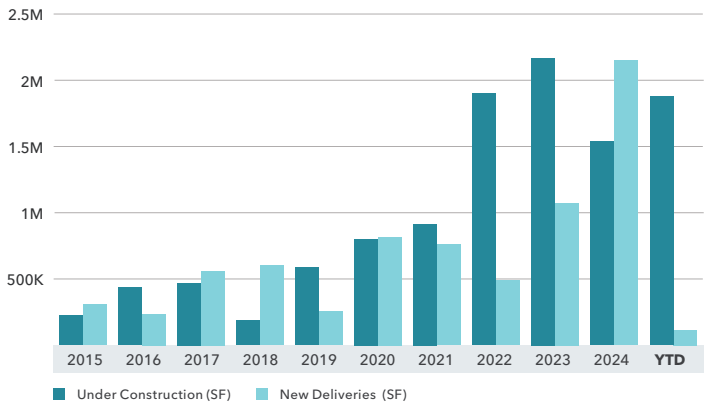
	1Q25	4Q24	1Q24	YOY Change
Total Inventory	60.8M	60.6M	58.4M	4.1%
Direct Vacancy Rate	7.5%	7.2%	6.0%	25.0%
Asking Lease Rate	\$1.01	\$0.93	\$0.87	16.1%
Under Construction (SF)	2,646,145	2,055,489	2,200,412	20.3%
Deliveries (SF)	202,173	316,347	1,150,637	-82.4%
Direct Net Absorption (SF)	-51,550	238,003	997,875	N/A

# ADA COUNTY

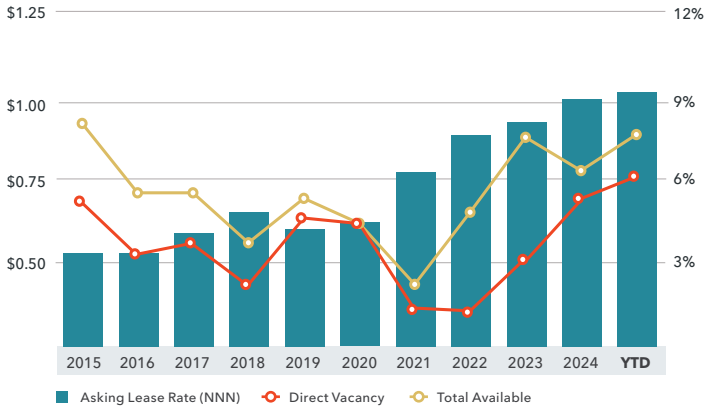
## MARKET SUMMARY

	1Q25	4Q24	1Q24	YOY Change
Total Inventory	40.0M	35.9M	34.4M	4.5%
Direct Vacancy Rate	6.2%	5.4%	4.2%	47.6%
Asking Lease Rate	\$1.01	\$0.99	\$0.87	16.1%
Under Const. (SF)	1,876,797	1,538,666	1,479,234	26.9%
Deliveries (SF)	113,850	283,367	696,234	-83.6%
Direct Net Absorption (SF)	-168,642	606,492	304,362	N/A

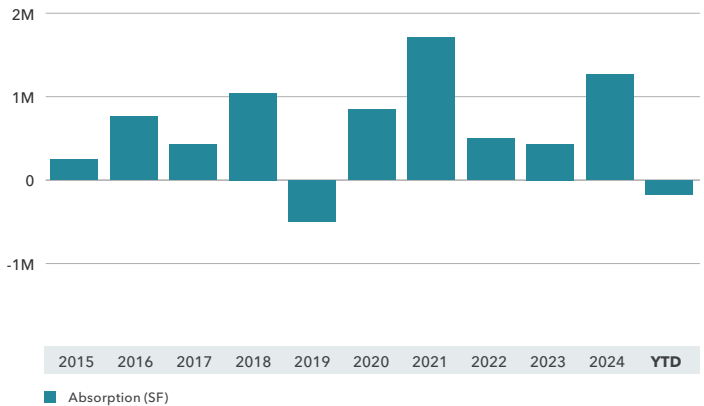
## UNDER CONSTRUCTION & NEW DELIVERIES



## LEASE RATE, VACANCY & AVAILABILITY



## DIRECT NET ABSORPTION

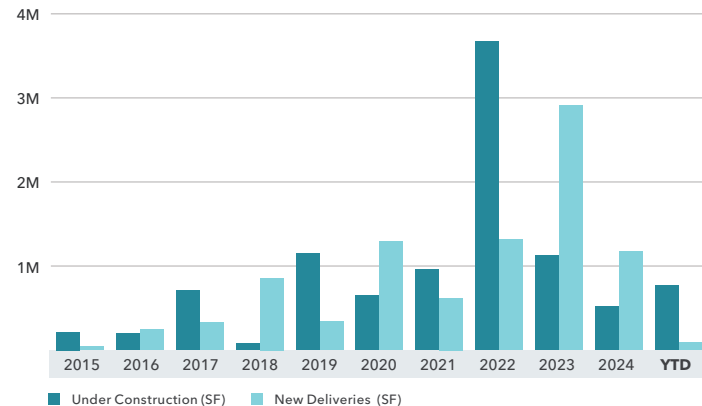


# CANYON COUNTY

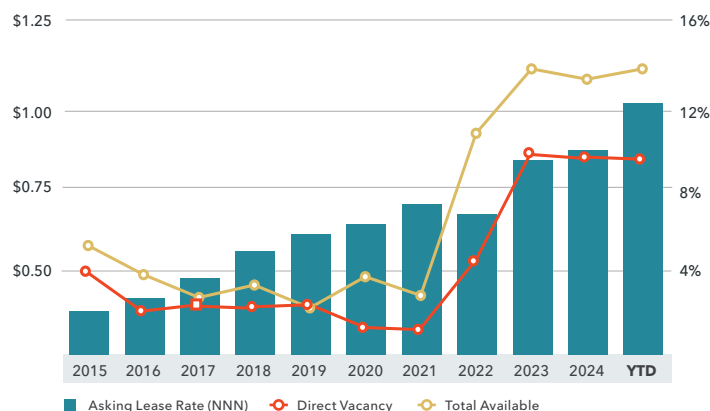
## MARKET SUMMARY

	1Q25	4Q24	1Q25	YOY Change
Total Inventory	24.8M	24.7M	24.0M	3.3%
Direct Vacancy Rate	9.5%	9.6%	8.6%	10.5%
Asking Lease Rate	\$1.00	\$0.86	\$0.86	16.3%
Under Const. (SF)	769,348	516,823	721,178	6.7%
Deliveries (SF)	88,323	32,980	454,403	-80.6%
Direct Net Absorption (SF)	117,092	-368,489	693,513	N/A

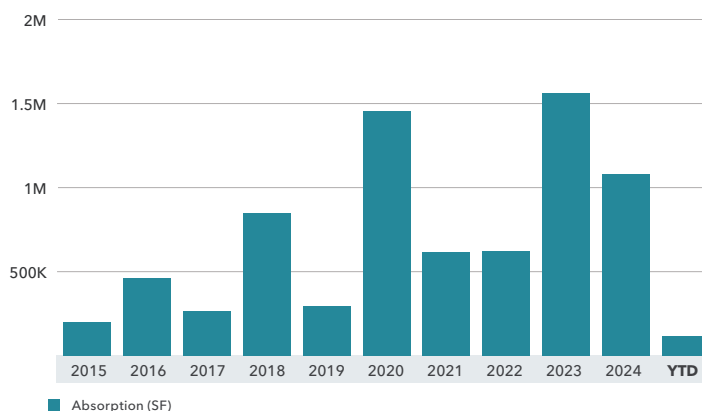
## UNDER CONSTRUCTION & NEW DELIVERIES



## LEASE RATE, VACANCY & AVAILABILITY



## DIRECT NET ABSORPTION



The information in this report was composed by the Kidder Mathews Research Group.

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### COMMERCIAL BROKERAGE

**\$9B**

AVERAGE TRANSACTION VOLUME

**26.2M**

ANNUAL SALES SF

**36.7M**

ANNUAL LEASING SF

### ASSET SERVICES

**58M SF**

MANAGEMENT PORTFOLIO SIZE

**850+**

ASSETS UNDER MANAGEMENT

**250+**

CLIENTS SERVED

### VALUATION ADVISORY

**2,400+**

AVERAGE ASSIGNMENTS

**39**

TOTAL APPRAISERS

**24**

WITH MAI DESIGNATIONS

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