

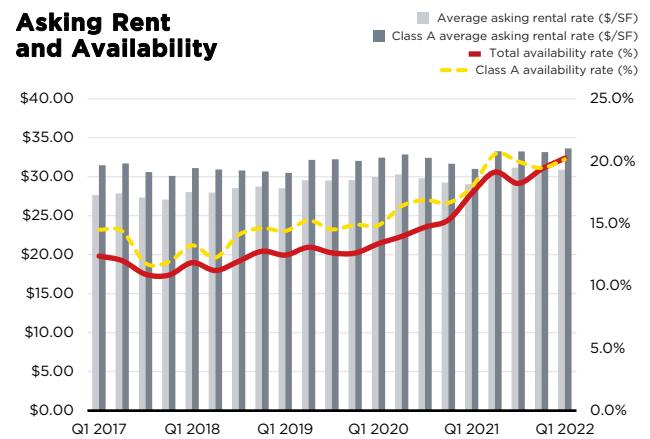
Key Statistics

Inventory	y-o-y Change	Availability Rate	y-o-y Change	Asking Rental Rate	y-o-y Change	Class A Asking Rental Rate	y-o-y Change	Quarterly Leasing Activity	y-o-y Change	Available Sublease Space	y-o-y Change
45.7 MSF	▲	20.1 %	▲	30.89 \$/SF	▲	33.63 \$/SF	▲	0.5 MSF	◀▶	1.9 MSF	◀▶
Q1 2021: 44.7 MSF		Q1 2021: 17.4%		Q1 2021: \$29.03		Q1 2021: \$31.00		Q1 2021: 0.5 MSF		Q1 2021: 1.9 MSF	

Outlook

- Nashville office leasing trends remain strong as organizations continue to regain pre-pandemic strategic clarity. Inflationary worries on a macro level are likely to affect demand in the next several quarters
- A robust construction pipeline will continue to add Class A office space to Music Row and The Gulch with the deliveries of 1030 Music Row and 17th & Grand later in 2022
- Nashville continues to stand out as a target for tech companies as Oracle signs a full floor lease in The Gulch for temporary space prior to construction of the new 60-acre River North campus

Asking Rent and Availability



Top Transactions

Tenant	Square Feet	Address	Transaction Type	Industry
Oracle	29,000	601 11 th Avenue	New Location	TAMI
Universal Capacity Solutions	22,500	565 Marriott Drive	New Location	Transportation
TTL, Inc	19,701	624 Grassmere Park	New Location	Healthcare
First Cressey Ventures	15,064	3810 Bedford Avenue	New Location	Construction, Engineering and Architecture
Cornellus & Collins LLP	10,866	211 Athens Way	New Location	Legal Services

Source: Savills Research

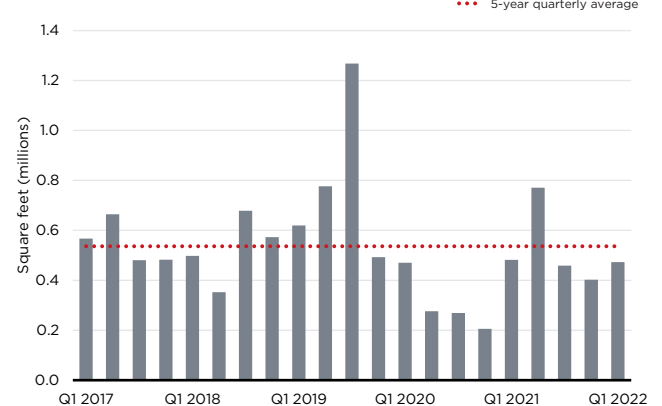
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Leasing Activity



About Savills Inc.

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Unless otherwise noted, all rents quoted throughout this report are average asking gross (full service) rents per square foot. Statistics are calculated using both direct and sublease information. Current and historical vacancy and rent data are subject to change due to changes in inventory.

The information in this report is obtained from sources deemed reliable, but no representation is made as to the accuracy thereof. Unless otherwise noted, source for data is Savills Research.