Brno: Vacancy rate in offices fell to 10.4%

Author: ČTK | Published: 13.12.2011

There were 35,700 sqm of vacant office space in Brno at the end of Q3 2011. Vacancy rate thus reached 10.4%, which is 0.8% less yoy. Information published by Regional Research Forum – composed of CBRE, Cushman & Wakefield, DTZ and Jones Lang LaSalle – shows this. According to analyst Jiří Šimara from Cyrrus, there has been a success in finding occupants for office space in Brno despite the economic uncertainty resulting from the current European debt crisis. “Brno office building vacancy rate is slightly below the national average. At the same time, net monthly rent is rather below average,” said Mr Šimara.

According to Regional Research Forum statistics, total area of modern office space in Brno at the end of Q3 2011 reached 344,500 sqm. A-class premium buildings accounted for 79% of this area. Only one building was completed in the location of Nové Sady near the city centre in the reference quarter. At the end of Q3, 56,000 sqm of new office space were under construction. They are Campus Science Park B (9,000 sqm), Spielberk Tower I (15,000 sqm), Spielberk Tower II (13,600), Vienna Point II (8,000) and AZ Tower (10,400). The highest rent in Brno in Q3 was CZK 303 per sqm.

13.12.2011 09:51, ČTK