

2022 Q1

EMEA Office Map Rents & Yields

To reveal data click on city dots

Key

City

Prime CBD Yield [%]

Prime CBD headline rent
[EUR*/sqm/month]

Secondary CBD headline rent
[EUR*/sqm/month]

Arrows indicate expected movement over the next 12 months. Data as at 31.03.2022.

*Currency Rates (31/03/2022 - ECB):
1 EUR = 0.83 GBP (United Kingdom),
10.29 SEK (Sweden), 10.03 NOK (Norway),
7.44 DKK (Denmark), 1.13 USD (Egypt,
Georgia, Turkey, UAE, Ukraine),
3.98 SAR (KSA), 17.67 ZAR (South Africa)

Definitions

Prime CBD yield: The yield an investor is prepared to pay to buy a Grade A building, fully-let to high quality tenants at an open market rental value in a prime location. Lease terms should be commensurate with the market. The yield quoted will reflect local market practice, which can differ by country.

Prime CBD headline rent: The rent that could be expected for a unit of standard size commensurate with demand (typically 500-1,000 sq. m for offices), for space of the highest quality and specification (Grade A) in the CBD area at the survey date.

Secondary CBD headline rent: The rent that could be expected for a unit of standard size commensurate with demand (typically 500-1,000 sq. m for offices), for space of good quality and specification (typically Grade B plus) within the CBD at the survey date.

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