

# 5 FAST FACTS

HYDERABAD | Q2 2022



The Need-to-know for Hyderabad's commercial real estate

## 1 HEALTHY LEASING WAS DRIVEN BY FRESH DEMAND AND PRE-COMMITMENTS

Hyderabad office market recorded healthy leasing of **2.4 msf** during Q2, fresh leasing registered a growth of **43%** over Q1 2022



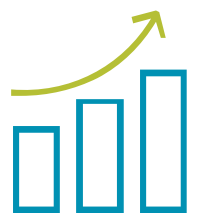
## 2 HYDERABAD TOPS THE NATION'S OFFICE COMPLETIONS, RECORDS A 2X RISE IN SUPPLY ON A YOY BASIS



H1 2022, Hyderabad recorded the highest office supply of **6.9 msf** across the top eight cities, registering a **25% rise** over H1 2021, Q2 saw **4.1 msf** of new office completions, registering a **46%** rise over the previous quarter.

## 3 GACHIBOWLI RECORDS A SURGE IN VACANCY LEVELS, SURPASSES 35% IN Q2 2022

With approx. **2.6 msf** of new supply addition in Q2, Gachibowli holds **9-10 msf** of vacant stock pushing vacancy levels beyond **35%**. In Q2, vacancy levels recorded a **~900-basis points** spike on a QoQ basis.



## 4 WESTERN CORRIDOR DOMINATES Q2 RESIDENTIAL SUPPLY, KOLLUR RECORDS HIGHEST UNIT LAUNCHES

Western corridor accounts for approx. **54%** of the new launches, Kollur records the highest unit launch, approx. **20%** of the total quarterly launches.



## 5 CONSUMER DURABLES AND THIRD-PARTY LOGISTICS PLAYERS DROVE WAREHOUSING DEMAND, H1 RECORD RENTAL SPIKE

In H1 2022, Hyderabad recorded a healthy warehousing demand of **1.1 msf**. Consumer Durables accounted for **37%** of H1 2022 warehouse leasing, followed by third-party logistics (3PL) players with a **30%** share, and warehousing rentals record a **~10% YoY** growth backed by demand.



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