

| SUBMARKET | INVENTORY (sq m) | VACANCY RATE | PLANNED & UNDER CONSTRUCTION (sq m) | GRADE A EFFECTIVE RENT | | |
|--|---------------------|-----------------|---|------------------------|-------------|-------------|
| | | | | RMB/SQ M/MO | US\$/SF/MO | EUR/SF/MO |
| Huanglong | 515,372 | 15% | 72,978 | 160.9 | 2.34 | 1.92 |
| Wulin | 292,682 | 11.7% | 134,130 | 172.5 | 2.51 | 2.06 |
| Qingchun | 260,149 | 8.1% | 0 | 121.2 | 1.76 | 1.45 |
| Qianjiang New City | 1,088,882 | 7.4% | 390,000 | 140.1 | 2.04 | 1.67 |
| HANGZHOU GRADE A CORE CBD TOTAL | 2,157,085 | 9.9% | 597,108 | 148.7 | 2.16 | 1.77 |
| Hangzhou Grade A Non-core CBD Total | 1,166,712 | 10.7% | 314,000 | 100.6 | 1.46 | 1.20 |

Rental equals "Gross Transacted Face Rental"
1CNY = 0.1565 USD = 0.1284 EUR (2021.6.8)

KEY LEASING TRANSACTIONS

| PROPERTY | SUBMARKET | TENANT | SQ M | LEASE TYPE |
|--------------|----------------------|-------------------------|-------|------------|
| MixC Center | East Railway Station | Midea Real Estate | 2,100 | Renewal |
| Raffles City | Qianjiang New City | Finance Company | 1,200 | Renewal |
| Joy City | Yunhe | Health Industry Company | 1,000 | Renewal |

SIGNIFICANT PROJECTS PLANNED AND UNDER CONSTRUCTION

| PROPERTY | SUBMARKET | MAJOR TENANT | SF | COMPLETION DATE |
|-----------------------|------------------------|--------------|---------|-----------------|
| Shimao Gate of Wisdom | Binjiang | - | 24,000 | 2021 |
| China Life Building | Qianjiang New City | - | 150,000 | 2021 |
| Knowledge City IV | Huanglong | - | 72,978 | 2022 |
| Hangzhou Center | Wulin | - | 34,130 | 2022 |
| Cinda Center | Qianjiang Century City | - | 90,000 | 2023 |

Shaun Brodie

Head of Occupier Research, Greater China
42-43/F, Tower 2, Plaza 66, 1366 Nanjing West Road
Shanghai
Tel: +86 21 2208 0529 / shaun.fv.brodie@cushwake.com

cushmanwakefield.com

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