

	Vancouver	Calgary	Edmonton	Winnipeg	London	Waterloo Region	Toronto	Ottawa	Montreal	Halifax	National
Office											
Downtown											
Net Rentable Area	21,800,079	32,711,265	13,901,887	7,158,818	4,309,982	4,495,320	74,488,698	22,557,495	41,789,650	4,587,119	227,800,313
Overall Vacancy Rate	3.0%	4.0%	5.1%	6.0%	14.7%	6.5%	4.7%	3.3%	6.0%	5.2%	4.8%
Direct Space	537,698	813,949	670,009	358,480	616,798	283,936	2,913,878	671,040	2,239,846	179,070	9,284,704
Sublet Space	118,619	489,926	43,309	74,090	15,892	9,704	600,922	77,828	263,882	57,602	1,751,774
Sublet % of Vacant Space	18.1%	37.6%	6.1%	17.1%	2.5%	3.3%	17.1%	10.4%	10.5%	24.3%	15.9%
Class A Vacancy Rate	2.9%	2.4%	3.8%	6.4%	12.9%	6.7%	4.8%	2.0%	4.0%	4.0%	4.0%
Avg. Class A Net Rent	\$32.11	\$45.13	\$25.20	\$15.25	\$11.79	\$12.61	\$24.33	\$25.00	\$19.30	\$17.71	\$23.54
1Q 2008 Absorption	167,476	-188,103	93,496	226,623	73,896	73,899	753,308	159,379	358,478	-20,613	1,697,839
YTD 2008 Absorption	167,476	-188,103	93,496	226,623	73,896	73,899	753,308	159,379	358,478	-20,613	1,697,839
1Q 2008 New Construction Completions	0	0	0	0	0	0	80,044	0	0	0	80,044
YTD 2008 New Construction Completions	0	0	0	0	0	0	80,044	0	0	0	80,044
Under Construction	0	5,615,400	866,587	695,000	0	0	3,774,636	370,000	0	0	11,321,623
Suburban											
Net Rentable Area	17,722,958	16,009,463	7,362,546	2,293,617	1,071,399	8,529,969	66,889,453	29,553,355	21,952,200	4,932,618	176,317,578
Overall Vacancy Rate	9.7%	5.0%	4.5%	3.2%	9.0%	6.5%	9.3%	6.4%	11.5%	11.2%	8.4%
Direct Space	1,594,389	678,475	311,788	41,263	94,383	510,788	5,101,360	1,533,038	2,231,932	531,947	12,629,363
Sublet Space	126,653	129,881	21,881	32,984	2,553	44,861	1,107,097	365,765	288,258	20,861	2,140,794
Sublet % of Vacant Space	7.4%	16.1%	6.6%	44.4%	2.6%	8.1%	17.8%	19.3%	11.4%	3.8%	14.5%
Class A Vacancy Rate	10.9%	4.1%	4.9%	0.0%	0.0%	7.6%	10.1%	4.7%	10.2%	19.1%	8.3%
Avg. Class A Net Rent	\$18.92	\$25.00	\$23.18	\$0.00	\$0.00	\$15.15	\$16.00	\$14.50	\$13.83	\$15.82	\$16.41
1Q 2008 Absorption	173,183	188,258	94,621	1,087	25,655	-72,159	-69,281	-214,024	311,352	5,601	444,293
YTD 2008 Absorption	173,183	188,258	94,621	1,087	25,655	-72,159	-69,281	-214,024	311,352	5,601	444,293
1Q 2008 New Construction Completions	265,351	411,447	118,250	0	0	83,293	290,911	0	0	38,000	1,207,252
YTD 2008 New Construction Completions	265,351	411,447	118,250	0	0	83,293	290,911	0	0	38,000	1,207,252
Under Construction	716,966	3,662,538	291,888	0	0	183,307	1,290,020	413,000	0	468,500	7,026,219
Total											
Net Rentable Area	39,523,037	48,720,728	21,264,433	9,452,435	5,381,381	13,025,289	141,378,151	52,110,850	63,741,850	9,519,737	404,117,891
Overall Vacancy Rate	6.0%	4.3%	4.9%	5.4%	13.6%	6.5%	6.9%	5.1%	7.9%	8.3%	6.4%
Direct Space	2,132,087	1,492,424	981,797	399,743	711,181	794,724	8,015,238	2,204,078	4,471,778	711,017	21,914,067
Sublet Space	245,272	619,807	65,190	107,074	18,445	54,565	1,708,019	443,593	552,140	78,463	3,892,568
Sublet % of Vacant Space	10.3%	29.3%	6.2%	21.1%	2.5%	6.4%	17.6%	16.8%	11.0%	9.9%	15.1%
Class A Vacancy Rate	6.8%	2.9%	3.9%	6.4%	12.9%	7.3%	7.1%	3.7%	5.8%	10.3%	5.7%
Avg. Class A Net Rent	\$21.67	\$34.86	\$24.82	\$15.25	\$11.79	\$14.30	\$19.22	\$17.21	\$16.67	\$16.24	\$19.35
1Q 2008 Absorption	340,659	155	188,117	227,710	99,551	1,740	684,027	-54,645	669,830	-15,012	2,142,132
YTD 2008 Absorption	340,659	155	188,117	227,710	99,551	1,740	684,027	-54,645	669,830	-15,012	2,142,132
1Q 2008 New Construction Completions	265,351	411,447	118,250	0	0	83,293	370,955	0	0	38,000	1,287,296
YTD 2008 New Construction Completions	265,351	411,447	118,250	0	0	83,293	370,955	0	0	38,000	1,287,296
Under Construction	716,966	9,277,938	1,158,475	695,000	0	183,307	5,064,656	783,000	0	468,500	18,347,842
Industrial											
Net Rentable Area	162,471,014	108,474,978	92,633,227	74,421,420	32,556,032	111,145,292	727,101,591	24,200,127	331,734,753	10,038,725	1,674,777,159
Overall Availability Rate	3.8%	2.1%	2.7%	4.3%	7.9%	7.2%	5.4%	7.7%	8.5%	5.9%	5.6%
1Q 2008 Absorption	1,926,637	368,406	571,058	109,067	-196,175	1,018,571	5,770,270	-254,803	-349,147	146,541	9,110,425
YTD 2008 Absorption	1,926,637	368,406	571,058	109,067	-196,175	1,018,571	5,770,270	-254,803	-349,147	146,541	9,110,425
1Q 2008 New Construction Completions	2,196,785	262,000	794,748	115,000	8,002	1,092,666	3,601,136	0	786,293	104,288	8,960,918
Under Construction	0	3,503,294	2,946,969	0	187,443	779,928	7,283,142	251,000	819,887	0	15,771,663
Avg. Net Rent	\$8.21	\$9.19	\$9.25	\$5.40	\$5.17	\$5.16	\$5.57	\$7.00	\$5.19	\$6.71	\$5.80
Avg. TMI	\$3.04	\$2.89	\$2.63	\$2.63	\$2.69	\$2.79	\$3.10	\$4.35	\$2.65	\$3.78	\$2.92
Avg. Sale Prices	\$176.00	\$185.50	\$142.20	\$42.43	\$42.36	\$48.39	\$82.63	\$80.00	\$52.15	\$57.50	\$90.92

	Vancouver	Calgary	Edmonton	Winnipeg	London	Waterloo Region	Toronto	Ottawa	Montreal	Halifax	National
Office											
Downtown											
Net Rentable Area	21,800,079	32,711,265	13,867,533	7,158,818	4,309,982	4,495,320	74,334,946	22,557,495	41,754,061	4,382,808	227,372,307
Overall Vacancy Rate	3.8%	3.4%	5.7%	9.2%	16.4%	8.2%	5.6%	4.0%	6.9%	4.9%	5.6%
Direct Space	665,855	691,378	714,913	516,103	690,694	361,528	3,528,372	838,834	2,446,794	183,704	10,638,175
Sublet Space	157,938	424,394	80,611	143,090	15,892	6,011	666,196	69,413	415,412	32,355	2,011,312
Sublet % of Vacant Space	19.2%	38.0%	10.1%	21.7%	2.2%	1.6%	15.9%	7.6%	14.5%	15.0%	15.9%
Class A Vacancy Rate	3.9%	2.4%	4.1%	9.0%	12.5%	8.3%	5.4%	2.5%	4.9%	4.7%	4.6%
Avg. Class A Net Rent	\$34.72	\$45.95	\$24.74	\$15.25	\$11.79	\$12.37	\$24.27	\$25.00	\$18.89	\$17.71	\$23.40
4Q 2007 Absorption	74,215	-113,360	-5,890	-67,841	9,481	-45,724	121,412	18,423	707,892	21,235	719,843
YTD 2007 Absorption	504,951	557,583	291,411	-149,009	152,419	57,842	1,457,440	236,268	1,358,647	128,961	4,596,513
4Q 2007 New Construction Completions	253,000	0	82,000	0	0	0	0	0	0	0	335,000
YTD 2007 New Construction Completions	253,000	1,507,203	82,000	0	134,655	0	0	430,000	0	0	2,406,858
Under Construction	0	5,606,300	252,587	695,000	0	0	3,404,680	370,000	350,000	0	10,678,567
Suburban											
Net Rentable Area	17,366,960	15,598,016	7,244,296	2,293,617	1,071,399	8,396,676	66,268,542	29,553,355	22,179,676	4,848,812	174,821,349
Overall Vacancy Rate	9.4%	3.8%	4.3%	3.3%	11.4%	4.8%	8.9%	5.7%	14.1%	10.7%	8.2%
Direct Space	1,429,255	456,478	310,040	42,320	117,622	361,623	4,877,051	1,337,268	2,969,739	508,057	12,409,453
Sublet Space	199,619	128,689	25,744	33,014	4,969	38,574	1,051,214	347,511	159,523	12,352	2,001,209
Sublet % of Vacant Space	12.3%	22.0%	7.7%	43.8%	4.1%	9.6%	17.7%	20.6%	5.1%	2.4%	13.9%
Class A Vacancy Rate	10.8%	3.7%	2.2%	n/a	n/a	4.9%	8.9%	3.8%	13.2%	16.3%	7.8%
Avg. Class A Net Rent	\$18.81	\$25.83	\$22.60	n/a	n/a	\$15.24	\$15.34	\$14.50	\$13.00	\$15.82	\$15.77
4Q 2007 Absorption	181,669	55,350	169,547	2,130	11,312	37,748	486,685	-105,064	230,689	29,864	1,099,930
YTD 2007 Absorption	549,835	825,766	360,497	-9,877	-31,321	413,956	2,423,673	187,188	489,837	24,856	5,234,410
4Q 2007 New Construction Completions	0	85,166	190,512	0	0	45,956	75,000	0	150,000	0	546,634
YTD 2007 New Construction Completions	226,826	1,112,642	190,512	0	0	370,656	1,634,896	210,000	272,775	90,000	4,108,307
Under Construction	716,966	3,948,329	333,942	0	0	233,153	925,424	413,000	911,500	417,500	7,899,814
Total											
Net Rentable Area	39,167,039	48,309,281	21,111,829	9,452,435	5,381,381	12,891,996	140,603,488	52,110,850	63,933,737	9,231,620	402,193,656
Overall Vacancy Rate	6.3%	3.5%	5.2%	7.8%	15.4%	6.0%	7.2%	5.0%	9.4%	8.0%	6.7%
Direct Space	2,095,110	1,147,856	1,105,564	558,423	808,316	723,151	8,405,423	2,176,102	5,416,533	691,761	23,128,239
Sublet Space	357,557	553,083	106,355	176,104	20,861	44,585	1,717,410	416,924	574,935	44,707	4,012,521
Sublet % of Vacant Space	14.6%	32.5%	8.8%	24.0%	2.5%	5.8%	17.0%	16.1%	9.6%	6.1%	14.8%
Class A Vacancy Rate	7.2%	2.8%	3.8%	9.0%	12.5%	6.1%	6.9%	3.3%	7.2%	9.6%	5.8%
Avg. Class A Net Rent	\$23.19	\$39.91	\$24.55	\$15.25	\$11.79	\$13.78	\$19.35	\$18.21	\$15.83	\$16.34	\$19.37
4Q 2007 Absorption	255,884	-58,010	163,657	-65,711	20,793	-7,976	608,097	-86,641	938,581	51,099	1,819,773
YTD 2007 Absorption	1,054,786	1,383,349	651,908	-158,886	121,098	471,798	3,881,113	423,456	1,848,484	153,817	9,830,923
4Q 2007 New Construction Completions	253,000	85,166	272,512	0	0	45,956	75,000	0	150,000	0	881,634
YTD 2007 New Construction Completions	479,826	2,619,845	272,512	0	134,655	370,656	1,634,896	640,000	272,775	90,000	6,515,165
Under Construction	716,966	9,554,629	586,529	695,000	0	233,153	4,330,104	783,000	1,261,500	417,500	18,578,381
Industrial											
Net Rentable Area	160,748,049	110,052,173	91,838,479	74,421,420	32,537,846	109,572,466	717,108,986	24,200,127	330,397,961	9,953,944	1,660,831,451
Overall Availability Rate	3.7%	2.2%	2.5%	4.3%	7.3%	7.3%	5.6%	6.6%	8.2%	6.4%	5.7%
4Q 2007 Absorption	674,880	181,928	985,631	636,156	477,116	797,037	1,289,144	-67,228	-11,613	125,167	5,088,218
YTD 2007 Absorption	2,990,171	3,104,933	4,618,955	629,365	-181,733	695,544	4,491,476	257,692	-843,148	611,030	16,374,285
4Q 2007 New Construction Completions	473,820	692,100	1,600,609	0	363,716	576,106	2,571,024	0	1,155,613	88,180	7,521,168
Under Construction	782,000	2,289,935	2,988,803	495,000	206,089	1,444,798	8,693,563	101,000	1,011,327	104,288	18,116,803
Avg. Net Rent	\$8.15	\$8.93	\$9.09	\$5.21	\$5.15	\$4.99	\$5.46	\$7.00	\$5.22	\$6.60	\$5.72
Avg. TMI	\$2.95	\$2.88	\$2.61	\$2.63	\$2.69	\$2.71	\$2.85	\$4.25	\$2.67	\$3.65	\$2.81
Avg. Sale Prices	\$167.00	\$175.00	\$139.20	\$42.43	\$41.38	\$42.88	\$83.73	\$80.00	\$51.53	\$57.50	\$88.07