

**Metropolitan Markets Retail Vacancy Rates****Third Quarter 2007**

Metropolitan Markets	Vacancy Rate, %		
	3rd Qtr 2007	2nd Qtr 2007	3rd Qtr 2006
Atlanta	9.7	9.7	9
Austin	11.1	11.5	8.2
Baltimore	7.8	8.8	7.5
Boston	7.6	7.4	6.4
Chicago	11.3	12	9.8
Charlotte	8.9	9.2	12.9
Cincinnati	16.6	15	14.3
Cleveland	13.2	12.9	11.8
Columbus	13.9	13.8	14.5
Dallas	14.7	15	11
Denver	11.3	11	9.8
Detroit	13.5	12.8	11.8
Edison	6.2	6.7	5.8
Fort Lauderdale	8.3	8	5.9
Fort Worth	13.3	14.2	13.3
Houston	13	13.1	11.5
Indianapolis	13.4	15.2	12.9
Jacksonville	5.4	6.1	6.7
Kansas City	12.2	11.5	10.8
Los Angeles	5.3	6	5.5
Long Island	6.2	6.4	8.1
Miami	4.9	5.4	4.5
Newark	5.2	4.7	4.7
New York	6.5	7.1	6.9
Oakland	7.1	7.4	3.9
Orlando	7.9	7.4	7.7
Oxnard	5.3	5	4.5
Philadelphia	9.7	10.3	8.5
Phoenix	7.4	7.2	7.1
Riverside	8.2	8.5	7.9
Sacramento	7.8	7.8	6.4
San Diego	5.7	6.2	4.4
Seattle	7.5	6.3	5.5
San Francisco	2.6	2.4	3.4
San Jose	3	3.9	2.9
St. Louis	11	11.2	11.8
Tampa	7.5	8.1	7.9
Trenton	10.6	10.6	7.6
Washington DC	4.5	4.9	4.6
West Palm Beach	8	7.2	6.2
Wilmington	7.6	8	9.3
Sum of markets	9.3	9.4	8.4