

Updated quarterly, our dashboards provide a concise synopsis of occupier activity in Europe's markets.



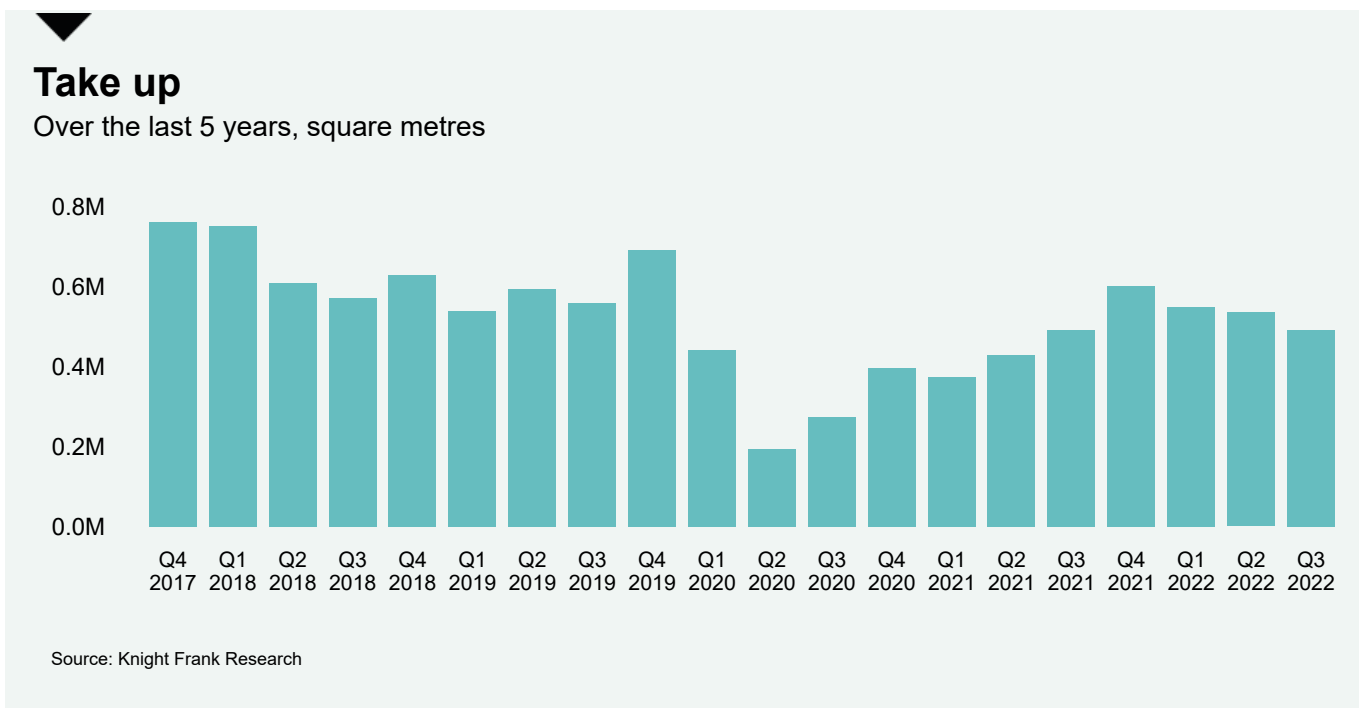
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# Paris - Île-de-France Office Market

Research, Q3 2022

## OCCUPIER MARKET HEADLINE FIGURES

TAKE UP		VACANCY RATE		PRIME RENT	
491,017	-0.1%	7.2%	6.1%	€ 480	9.1%
SQM	YOY CHANGE	RATE	5 YR AVERAGE	RENT (PSQM)	YOY CHANGE

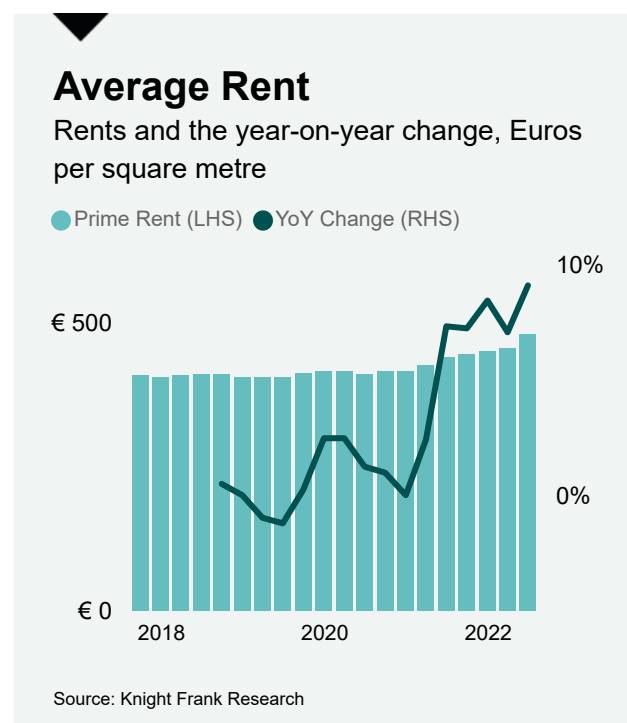
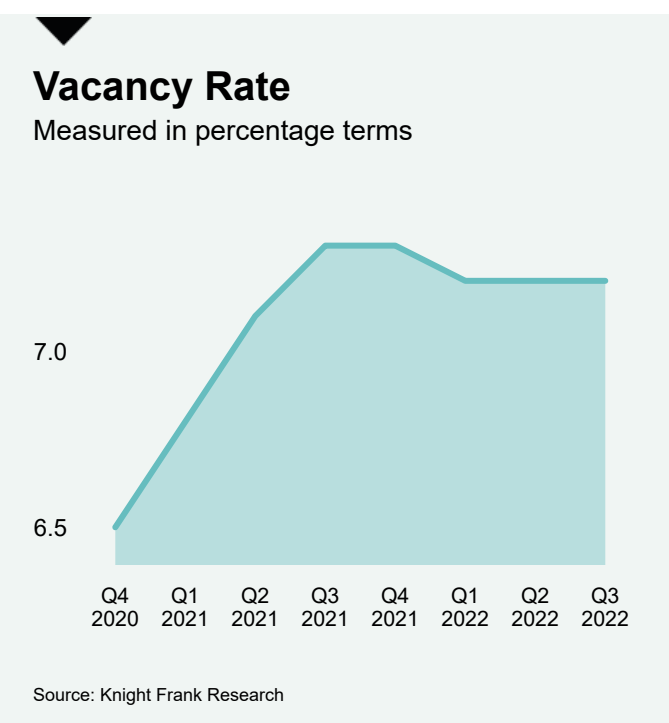


## OCCUPIER HEADLINES

The Ile-de-France or Greater Paris office market was dynamic and recorded a total take-up of around 491,000 sqm in Q3 2022. In the first nine months of the year, take-up totalled around 1.58 million sqm, up 23% from the same period last year and 2% above the 10-year average.

Demand from coworking operators has seen a revival, with take-up amounting to 82,000 sqm in the Ile-de-France region since the beginning of 2022, or a 28% increase over one year.

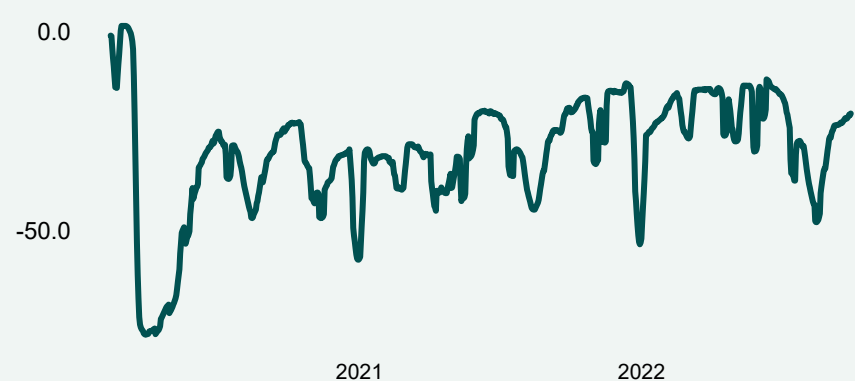
Office occupier activity is likely to accelerate in the last quarter of the year and office take-up for 2022 as a whole could exceed 2.1 million sqm, compared to 1.9 million sqm of take-up in 2021 and the 10-year average of 2.2 million sqm.



## ECONOMIC INDICATORS

### Google Mobility Data in Île-De-France

7-day Rolling Average, % Change from Baseline (3 Feb 20)



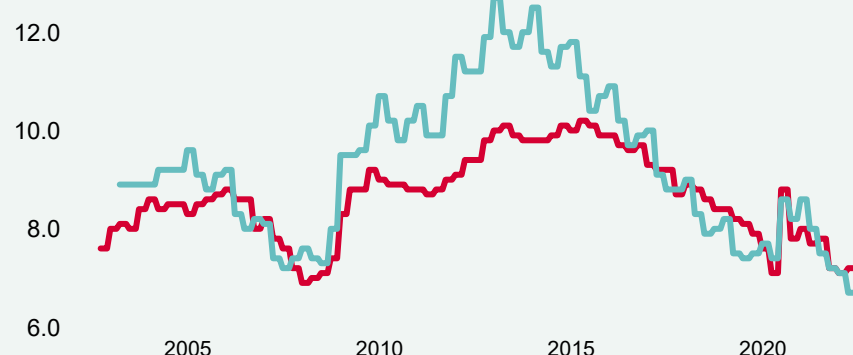
Source: Google Mobility

Workplace mobility in the Ile-de-France region has improved after a dip over the summer. An increase in Covid-19 and seasonal flu cases over the winter may dampen workplace mobility.

### Unemployment Rate in France

vs Euro Area, as a Percent of Civilian Labour Force %

● France ● Euro Area



Source: Eurostat/ French National Institute of Statistics & Economic Studies (INSEE)

The unemployment rate has slightly moved up and is now expected to increase further by the end of the year due to the economic uncertainty and rising bankruptcies/corporate insolvencies.

### Employment Expectations in the Service Sector in France

Over the next 3 months, %

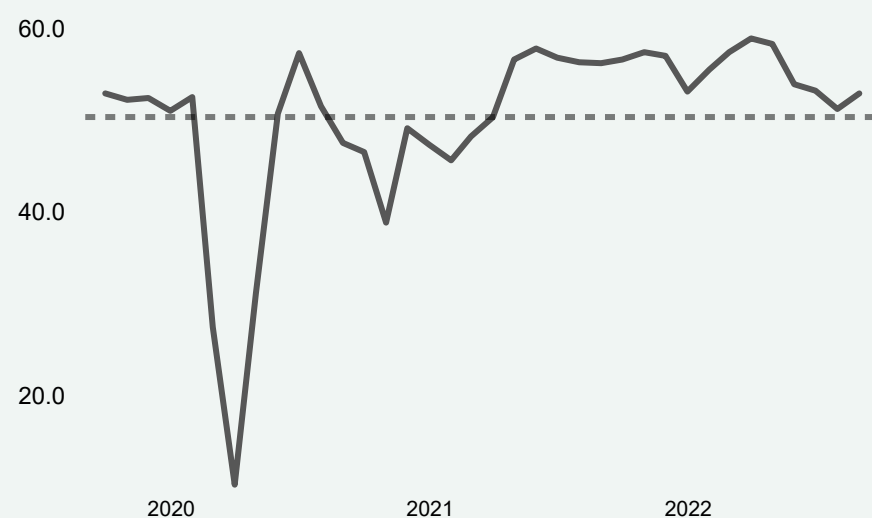


Source: European Commission (DG ECFIN)

Employment expectations in the service sector continue to improve as job creation accelerated in September after a six month's low in the previous month.

### Services PMI in France

Services PMI for the last 5 years, Index



Source: IHS Markit

The service sector PMI remained in expansionary territory as business activity improved slightly. Business confidence was positive but remained subdued amid concerns over inflation and staff shortages.

We like questions, if you've got one about our research, or would like some property advice, we would love to hear from you

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