

# KEY INDICATORS HAMBURG 2020



	Rents (€/m²)		Take-up (m²)	Vacant space (m²)					Space under construction (m²)			Space on offer (m²)		
	Top rent*	Average		total	modern	normal	unrefurbished	finished	total	available	available	projected		
			2020	total	of this, since completion	total		2021	from 2022					
	1	2	3	4=(5+7+9)	5	6	7	9	10	11	12=(10+11)	13	14=(4+13)	15
<b>1 City Centre</b>														
1.1 City Centre	32.00	24.00	75,200	78,500	28,500	5,500	49,000	1,000	12,500	61,500	74,000	68,000	146,500	189,400
1.2 Eastern Harbour Fringe	25.00	18.00	3,000	4,500	0	0	4,500	0	0	0	0	0	4,500	0
1.3 Hafencity	30.00	22.00	37,500	18,500	13,500	1,000	5,000	0	4,900	70,000	74,900	68,800	87,300	273,400
1.4 Western City Fringe - St. Pauli	23.50	20.00	3,500	3,000	1,000	0	2,000	0	0	0	0	0	3,000	9,300
<b>2 Centre Fringe</b>														
2.1 Centre South	20.00	13.50	44,000	42,000	6,500	0	33,000	2,500	0	0	0	0	42,000	258,900
2.2 Western Harbour Fringe	25.00	21.50	6,500	12,000	7,500	0	4,500	0	0	0	0	0	12,000	0
2.3 Alster Precincts	24.00	19.00	8,500	6,500	2,000	500	4,500	0	0	0	0	0	6,500	1,100
2.4 St. Georg	20.00	17.50	2,000	5,500	1,000	0	4,000	500	0	0	0	0	5,500	33,700
2.5 Extended Inner City	20.00	14.00	13,500	92,000	8,000	0	79,000	5,000	13,000	15,500	28,500	20,500	112,500	48,800
<b>3 Subcentres</b>														
3.1 Wandsbek-Markt	11.50	11.50	500	33,500	0	0	29,500	4,000	0	0	0	0	33,500	0
3.2 Altona-Zentrum	20.00	12.00	6,000	6,500	1,000	0	3,500	2,000	0	0	0	0	6,500	18,700
3.3 Ottensen-Bahrenfeld	19.50	16.00	40,000	41,000	17,000	11,500	20,000	4,000	0	7,500	7,500	0	41,000	61,400
3.4 Bahrenfeld West	12.50	11.00	12,800	11,500	2,500	0	9,000	0	0	0	0	0	11,500	0
3.5 Centre North	15.50	15.00	9,000	23,000	1,500	0	21,500	0	24,000	18,000	42,000	19,000	42,000	215,000
3.6 Airport	15.00	12.50	1,000	15,500	0	0	13,000	2,500	0	0	0	0	15,500	11,200
3.7 Remaining Municipal Area	18.00	13.00	67,000	160,500	16,000	6,500	131,000	13,500	63,600	91,500	155,100	13,200	173,700	40,100
3.8 Channel Hamburg	15.50	13.00	3,000	21,000	10,000	1,000	9,000	2,000	5,000	20,000	25,000	3,500	24,500	25,000
<b>Total</b>	<b>32.00</b>	<b>17.50</b>	<b>333,000</b>	<b>575,000</b>	<b>116,000</b>	<b>26,000</b>	<b>422,000</b>	<b>37,000</b>	<b>123,000</b>	<b>284,000</b>	<b>407,000</b>	<b>193,000</b>	<b>768,000</b>	<b>1,186,000</b>

\* The top rent given applies to a market segment of 3-5 % in each case.

© BNP Paribas Real Estate GmbH, December 31, 2020

All rights reserved. At a Glance is protected in its entirety by copyright. No part of this publication may be reproduced, translated, transmitted, or stored in a retrieval system in any form or by any means, without the prior permission in writing of BNP Paribas Real Estate GmbH.

The statements, notifications and forecasts provided here correspond to our estimations at the time when this report was prepared and can change without notice. The data come from various sources which we consider reliable but whose validity, correctness or exactness we cannot guarantee. Explicitly, this report does not represent a recommendation of any kind, nor should it be regarded as forming a basis for making any decisions regarding investment or letting or renting property or premises. BNP Paribas Real Estate can accept no liability whatsoever for any information contained or statements made herein.

**Imprint** Publisher and copyright: BNP Paribas Real Estate GmbH | Prepared by: BNP Paribas Real Estate Consult GmbH | Status: 31.12.2020

**Further Information** BNP Paribas Real Estate GmbH | Branch office Hamburg | Phone +49 (0)40-348 48-0 | [www.realestate.bnpparibas.de](http://www.realestate.bnpparibas.de)