

Take-up and prime/average rents in the logistics market regions in Germany Q3 2023

Take-up of light industrial and logistics space

	Q1-3 2022 in m ²	Q1-3 2023 in m ²	Change Q3 22-Q3 23	10ys average
Important logistics markets				
Berlin	847,000	231,000	-73 %	357,000
Cologne	230,000	106,000	-54 %	167,000
Düsseldorf	229,000	180,000	-21 %	188,000
Frankfurt	292,000	245,000	-16 %	403,000
Hamburg	388,000	246,000	-37 %	353,000
Leipzig	308,000	264,000	-14 %	205,000
Munich	190,000	221,000	+16 %	204,000
Subtotal	2,484,000	1,493,000	-40 %	1,877,000
Other locations*				
Ruhr region	432,000	238,000	-45 %	363,000
Other logistics regions (see map)	1,438,000	1,217,000	-15 %	1,206,000
Rest of Germany	2,254,000	1,521,000	-33 %	1,624,000
Subtotal	4,124,000	2,976,000	-28 %	3,193,000
Total Germany	6,608,000	4,469,000	-32 %	5,070,000

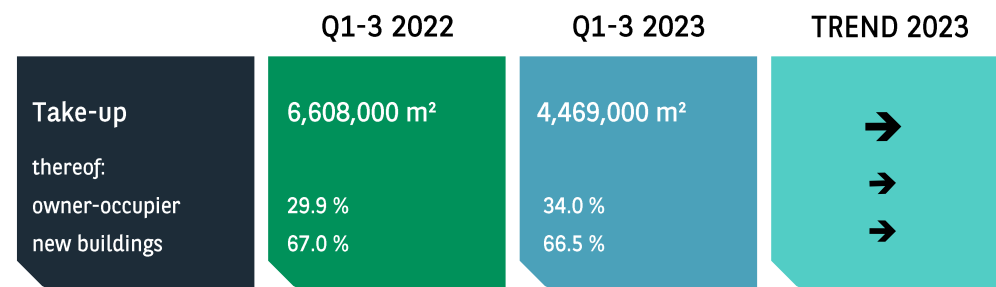
*≥ 5,000 m²

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Rental level in important logistics markets

	Prime rent in €/m ²	Average rent in €/m ²	Change Q3 2022 vs. Q3 2023
Important logistics markets			
Berlin	7.90	6.70	+5 % +3 %
Cologne	7.50	5.50	+9 % +6 %
Düsseldorf	7.50	6.10	+4 % +4 %
Frankfurt	7.75	6.50	+6 % +12 %
Hamburg	8.10	6.25	+8 % +4 %
Leipzig	5.80	4.95	+18 % +21 %
Munich	10.50	8.50	+31 % +31 %
Ruhr region	6.90	5.60	+16 % +18 %

Logistics market Germany: Take-up and perspectives



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