

# KEY INDICATORS DÜSSELDORF 2023



	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		
			2023	total	of this, since completion	total		2024	from 2025					
	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 CBD / Banking District	40.00	31.00	43,800	21,600	13,200	1,500	8,400	0	13,200	49,400	62,600	21,600	43,200	53,700
1.2 Inner City	28.50	18.50	17,700	43,600	5,800	0	37,100	700	18,200	0	18,200	1,800	45,400	28,200
<b>2 Office Centres</b>														
2.1 Grafenberger Allee	16.50	14.00	7,300	15,300	7,100	0	7,600	600	0	0	0	0	15,300	0
2.2 Medienhafen	28.00	22.00	16,700	47,700	39,200	2,500	8,500	0	0	0	0	0	47,700	48,200
2.3 Kennedydamm	28.50	22.00	27,300	73,300	39,600	10,100	33,700	0	31,100	28,300	59,400	50,900	118,100	86,300
2.4 Seestern	16.50	14.00	12,100	53,400	23,700	0	29,700	0	0	0	0	0	53,300	0
2.5 Derendorf	21.50	19.00	28,700	54,500	35,400	0	19,100	0	12,900	0	12,900	4,900	59,500	7,800
2.6 Airport City	18.00	17.00	21,500	12,100	9,000	0	3,100	0	0	0	0	0	13,200	38,800
<b>3 Centre Fringe</b>														
3.1 Friedrichstadt	25.00	18.50	10,800	41,900	22,900	0	18,500	500	0	29,200	29,200	18,300	60,300	25,300
3.2 Centre East	17.00	14.50	3,300	5,400	0	0	5,400	0	10,000	0	10,000	3,500	8,900	34,300
<b>4 Subcentres</b>														
4.1 Düsseldorf North	16.00	13.00	15,300	75,900	33,800	0	42,100	0	70,600	0	70,600	15,000	90,900	86,600
4.2 Mörsebroich / Zooviertel	15.00	13.00	4,200	19,000	0	0	18,300	700	0	0	0	0	19,000	67,600
4.3 Düsseldorf South	17.00	13.00	6,100	21,600	1,100	1,100	20,500	0	0	0	0	0	26,300	55,500
4.4 Düsseldorf West / Left Bank	23.00	14.50	38,200	95,700	34,200	20,800	60,000	1,500	0	27,100	27,100	3,000	98,900	85,700
<b>Total Düsseldorf</b>	<b>40.00</b>		<b>253,000</b>	<b>581,000</b>	<b>265,000</b>	<b>36,000</b>	<b>312,000</b>	<b>4,000</b>	<b>156,000</b>	<b>134,000</b>	<b>290,000</b>	<b>119,000</b>	<b>700,000</b>	<b>618,000</b>
<b>5 Periphery</b>														
5.1.1 Ratingen West	11.50	10.00	2,600	78,300	5,800	0	70,200	2,300	0	0	0	0	77,900	0
5.1.2 Ratingen East	15.50	14.00	8,300	26,000	14,500	0	11,500	0	0	0	0	0	26,000	0
5.2.1 Neuss	11.00	8.50	10,000	17,500	1,200	0	16,300	0	0	0	0	0	17,400	0
5.2.2 Neuss Hammfelddamm	10.00	8.50	1,200	72,000	17,000	0	55,000	0	0	0	0	0	67,400	0
5.3 Miscellaneous	13.00	8.00	4,900	146,200	13,500	3,000	132,000	700	0	0	0	0	145,300	0
<b>Total Periphery</b>	<b>15.5</b>		<b>27,000</b>	<b>340,000</b>	<b>52,000</b>	<b>3,000</b>	<b>285,000</b>	<b>3,000</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>334,000</b>	<b>0</b>
<b>Total</b>	<b>40.00</b>	<b>20.90</b>	<b>280,000</b>	<b>921,000</b>	<b>317,000</b>	<b>39,000</b>	<b>597,000</b>	<b>7,000</b>	<b>156,000</b>	<b>134,000</b>	<b>290,000</b>	<b>119,000</b>	<b>1,034,000</b>	<b>618,000</b>

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

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Further Information BNP Paribas Real Estate GmbH | Branch office Düsseldorf | Phone +49 (0)211-52 00-00 | [www.realestate.bnpparibas.de](http://www.realestate.bnpparibas.de)