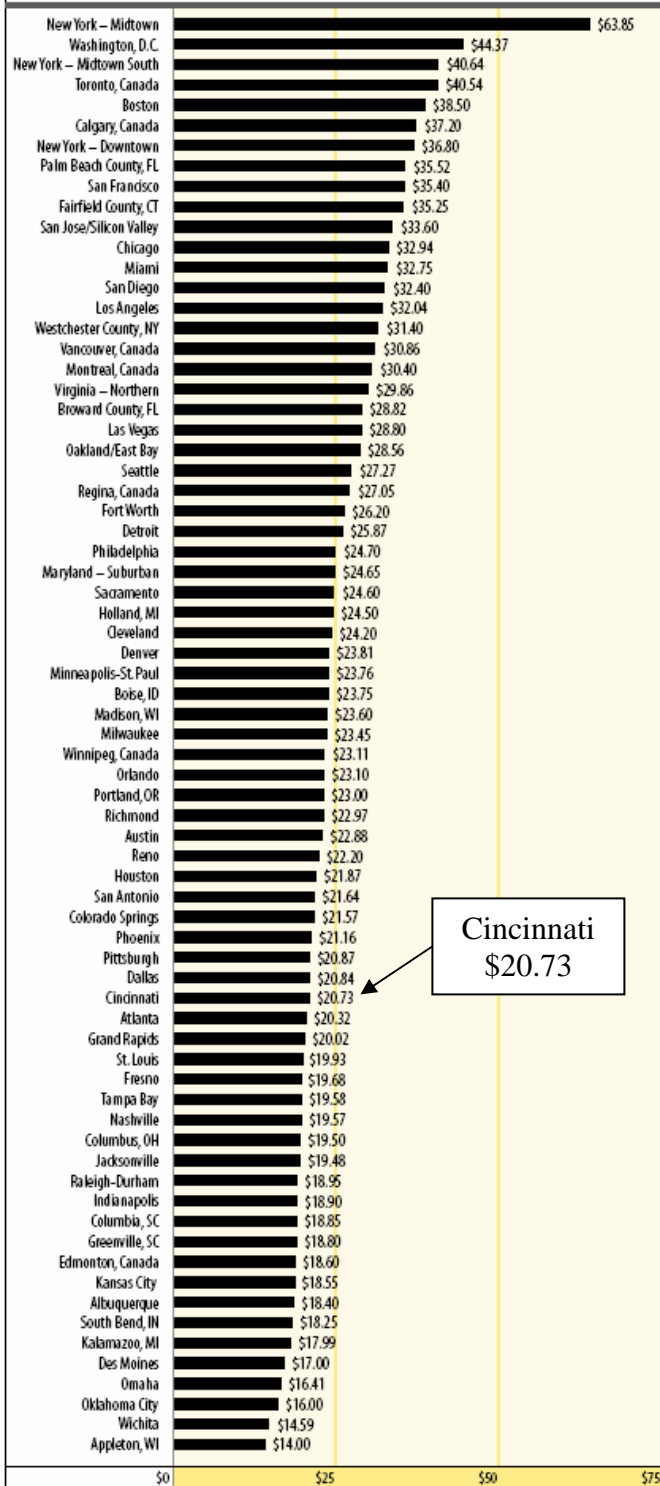


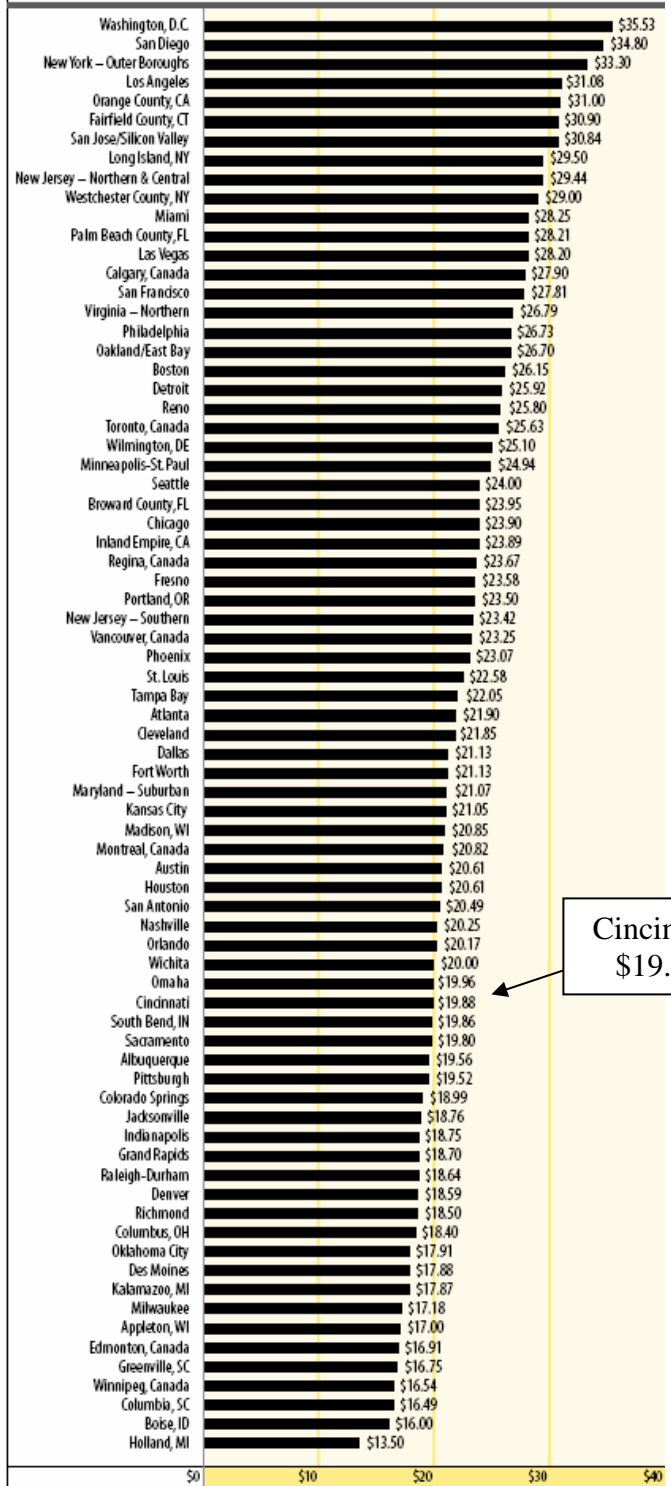
Cincinnati - Class A Office & Metro Warehouse/Distribution Rental Rates Year-End 2005

**CBD Class A Office Rental Rates
Year-End 2005**



Cincinnati
\$20.73

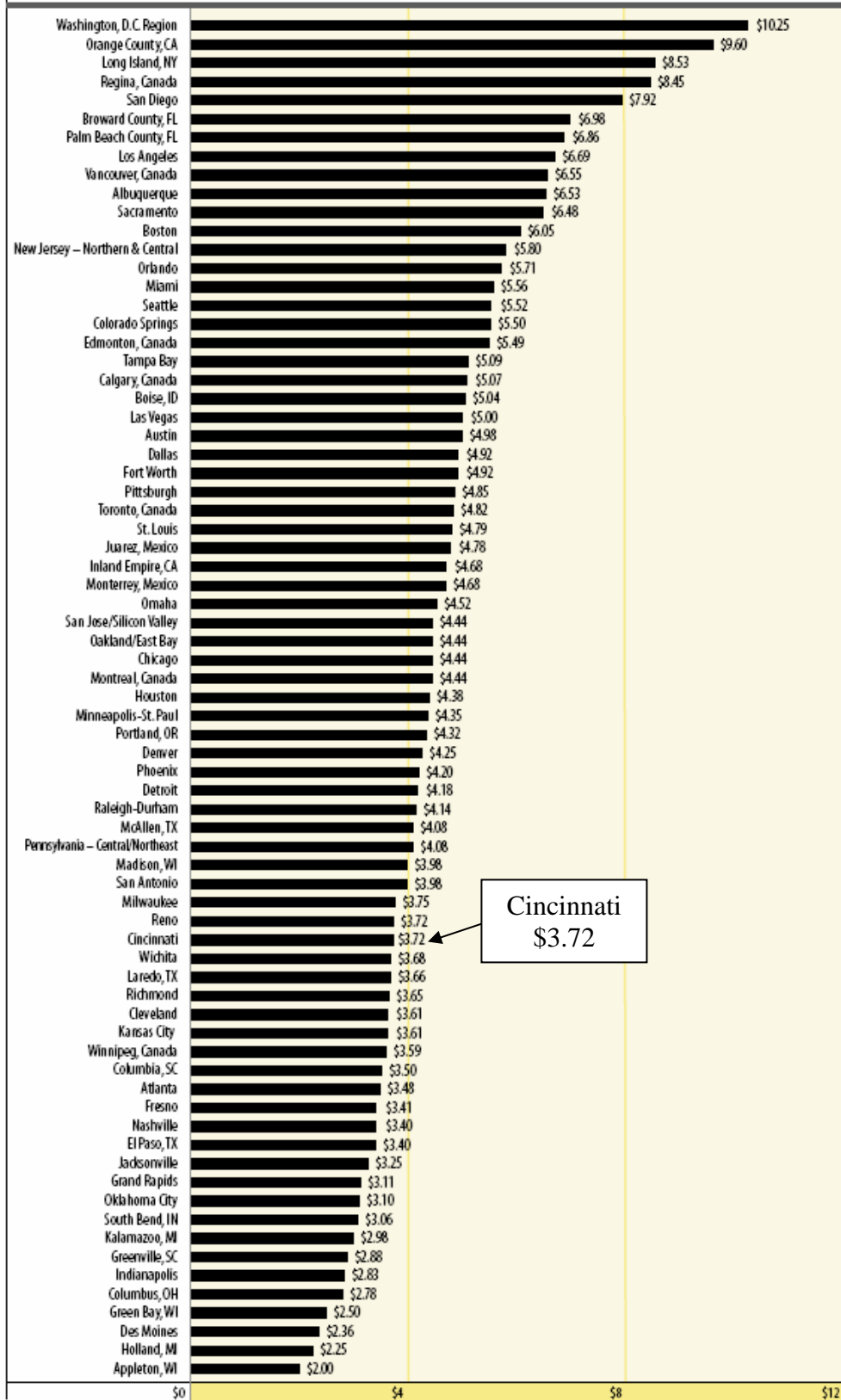
**Suburban Class A Office Rental Rates
Year-End 2005**



Cincinnati
\$19.88

Rental rate data refer to average asking rental rates for Class A space that is available on the market at the end of 2005. Rates are per square foot, quoted on an annual, full service gross basis. Canadian data are courtesy of Avison Young. Canadian rental rates are in U.S. dollars using the exchange rate of \$1 Canadian = \$0.84537 U.S., the rate as of Nov. 21, 2005.

Metro Warehouse/Distribution Rental Rates
Year-End 2005



Rental rate data refer to average asking rental rates for warehouse/distribution space that is available on the market at the end of 2005. Rates are per square foot, quoted on an annual, triple net basis. Canadian data are courtesy of Avison Young. Canadian rental rates are in U.S. dollars using the exchange rate of \$1 Canadian = \$0.84537 U.S., the rate as of Nov. 21, 2005.

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