



# ImmoStat

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du nouveau Code du Commerce

**FOR IMMEDIATE RELEASE**

## Q4 2020 RENT INCENTIVES

Paris, Wednesday 27<sup>th</sup> January 2021

### **AVERAGE RENT INCENTIVES DECREASE TO 20.8% IN THE GREATER PARIS REGION**

**The average level of rent incentives** for new office lettings above 1,000 sqm in the Greater Paris Region **decreased in Q4 2020 at 20.8%** (-0.5 point compared to the previous quarter).

**New office lettings > 5,000 sqm** continued to experience stronger incentives than others with a difference of **+0.9 points in Q4 2020**.

In the meanwhile, **the secured length of lease > 5,000 sqm reached an average of 8.4 years (-1% year-on-year) in Q4 2020** and **5.9 years (-9% year-on-year)** for those from 1,000 to 5,000 sqm.

The average level of rent incentives ranges across market sectors from **11.1% in Paris Central Business District to 29.8% in La Défense**. **One of the most significant change** over the quarter, is an **increase of rent incentives by +3.7 points in the Outer Rim**.

All calculations are based on transactions made by ImmoStat members. This allows an **unrivalled coverage of 69% of the take-up** that was observed for transactions > 1,000 sqm over the last 12 months (69% on space > 5,000 sqm).

Follow **@immostat** on Twitter and find out more about **Q4 2020** with our market charts on [www.immostat.com](http://www.immostat.com)

#### **ABOUT THE INDICATOR**

*In December 2014, ImmoStat launched a new indicator about average rent incentives in the Greater Paris Region. This new publication is released one month after the others. It aims to help Real Estate professionals gain a better understanding of rent levels.*

*The level of rent incentives is based on new lettings for offices space over 1,000 sqm that took place in the Greater Paris Region over the last 12 months. It takes into account rent free periods as well as capital expenditures and step rents.*

*ImmoStat delivers analysis about rent incentives with all possible details by sectors and letting size with a record that goes back to Q4 2012 and also offers custom selections with the help of an interactive map.*

#### **ABOUT IMMOSTAT**

*ImmoStat is an independent entity (French legal form GIE i.e. "Groupement d'Intérêt Economique") created in 2001 by the main brokers in French Commercial Real Estate: BNP Paribas Real Estate, CBRE, JLL and Cushman & Wakefield.*

*With common rules, ImmoStat is able to deliver improved information to its members as well as acknowledged statistics about supply, demand and prices to all Real Estate professionals, occupiers or investors.*

*This unique initiative greatly enhances market transparency in the Paris Region by filling the role of a market observatory that fosters its international attractiveness.*

#### **CONTACT**

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#### **END OF THE RELEASE**

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