

2016 ATLANTA PARKING SURVEY

Urban Submarkets



Accelerating success.



Parking Rates Steady in Atlanta's Urban Core, Show Upwards Movement in Tighter Midtown

> The data for this parking survey was compiled and collected by Colliers International - Atlanta by means of calling property Landlords, Owners and Parking Operators; and also by on-foot research. Criteria used for this report includes covered or underground parking garages only; located in Atlanta's urban core submarkets. For decks not associated with office buildings, location is in proximity and relevant to office centers.

Unreserved Rates (monthly)

> Following last year's declines, Atlanta's unreserved parking rates showed an increase this year in the overall high and average amounts. For 2016, the unreserved average increased 3% to \$96 per month. The high increased 9% to \$150 per month and is now located at Colony Square which was sold to new owners at the end of 2015. The low amount remained the same at \$25 per month and is still located at Atlanta Tech Village in Buckhead.

Reserved Rates (monthly)

> The overall average for reserved parking in Atlanta's urban core remained relatively unchanged; however, the overall low amount did drop to \$50 per month with the addition of 3405 Piedmont now offering reserved spots. The high remained the same at \$200 per month and continues to be located at 1180 Peachtree and 1075 Peachtree.

Daily Maximums and Hourly Rates

> The average daily maximum rate to park in Atlanta's urban core remained the same as last year, as did the overall hourly average. The daily low amount increased \$1 to \$5, located in Downtown near Centennial Olympic Park. The daily high decreased 25% to \$30 per day with the Campanile Building dropping its maximum daily rate by \$10. This still remains the highest maximum of the three urban submarkets though. Of note, Buckhead lost two of its free decks with Securities Centre now charging for parking.

Market Indicators	LOW	HIGH	AVG
RESERVED	\$50 ↓	\$200 —	\$136 ↓
UNRESERVED	\$25 —	\$150 ↑	\$96 ↑
DAILY MAX	\$5 ↑	\$30 ↓	\$13 —
HOURLY	\$1.50 —	\$12 ↑	\$5 —

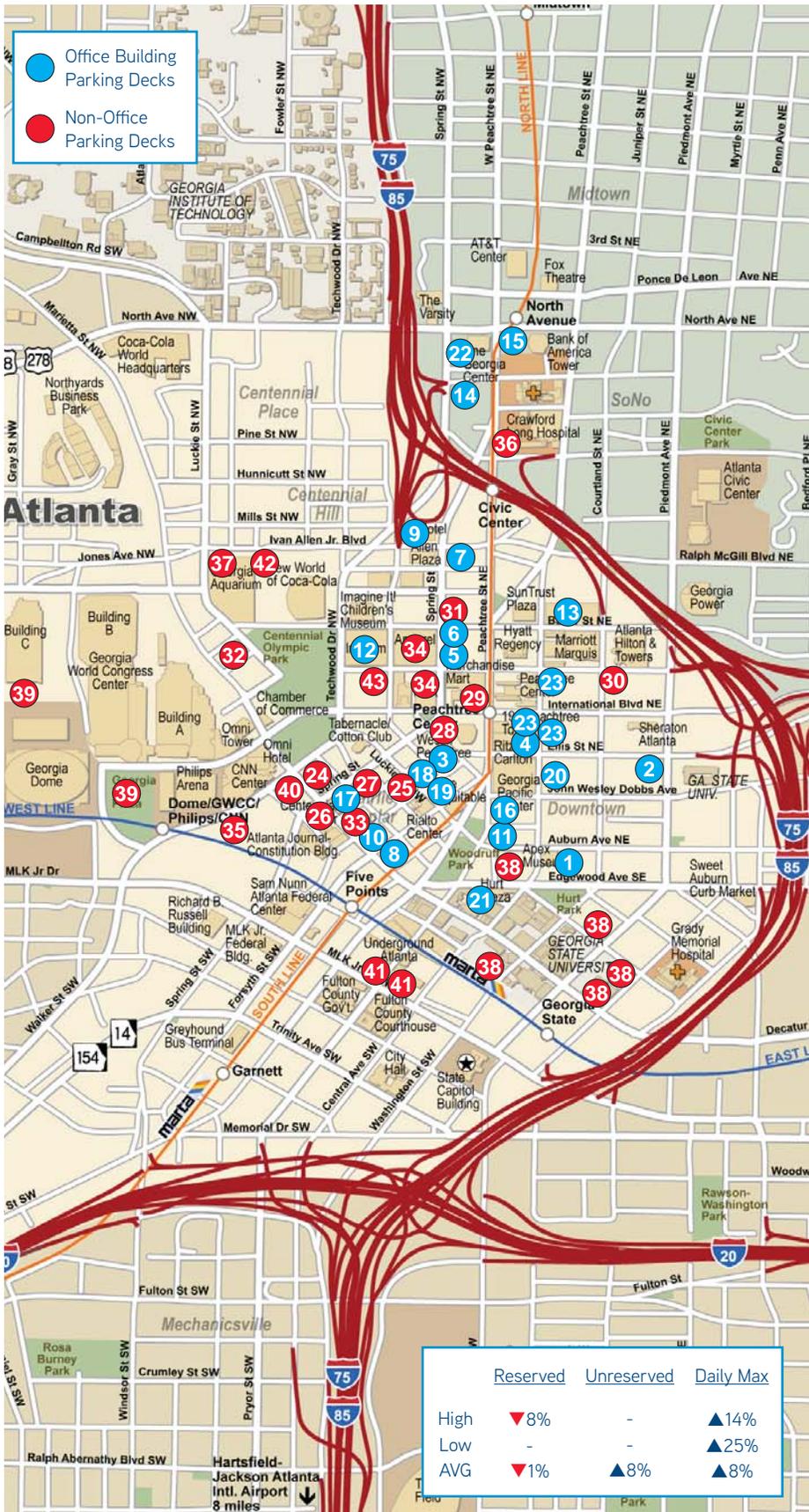
Summary Statistics

Urban Submarkets	Downtown	Midtown	Buckhead
RESERVED - HIGH	\$175	\$200	\$155
RESERVED - LOW	\$85	\$85	\$50
RESERVED - AVG	\$145	\$154	\$119
UNRESERVED - HIGH	\$138	\$150	\$105
UNRESERVED - LOW	\$65	\$55	\$25
UNRESERVED - AVG	\$104	\$100	\$83
DAILY - HIGH	\$25	\$30	\$24
DAILY - LOW	\$5	\$8	\$7
DAILY - AVG	\$13	\$14	\$13

Parking Maps: Downtown, Midtown, Buckhead

> The following maps provide the locations of the office buildings and parking facilities researched for this survey.

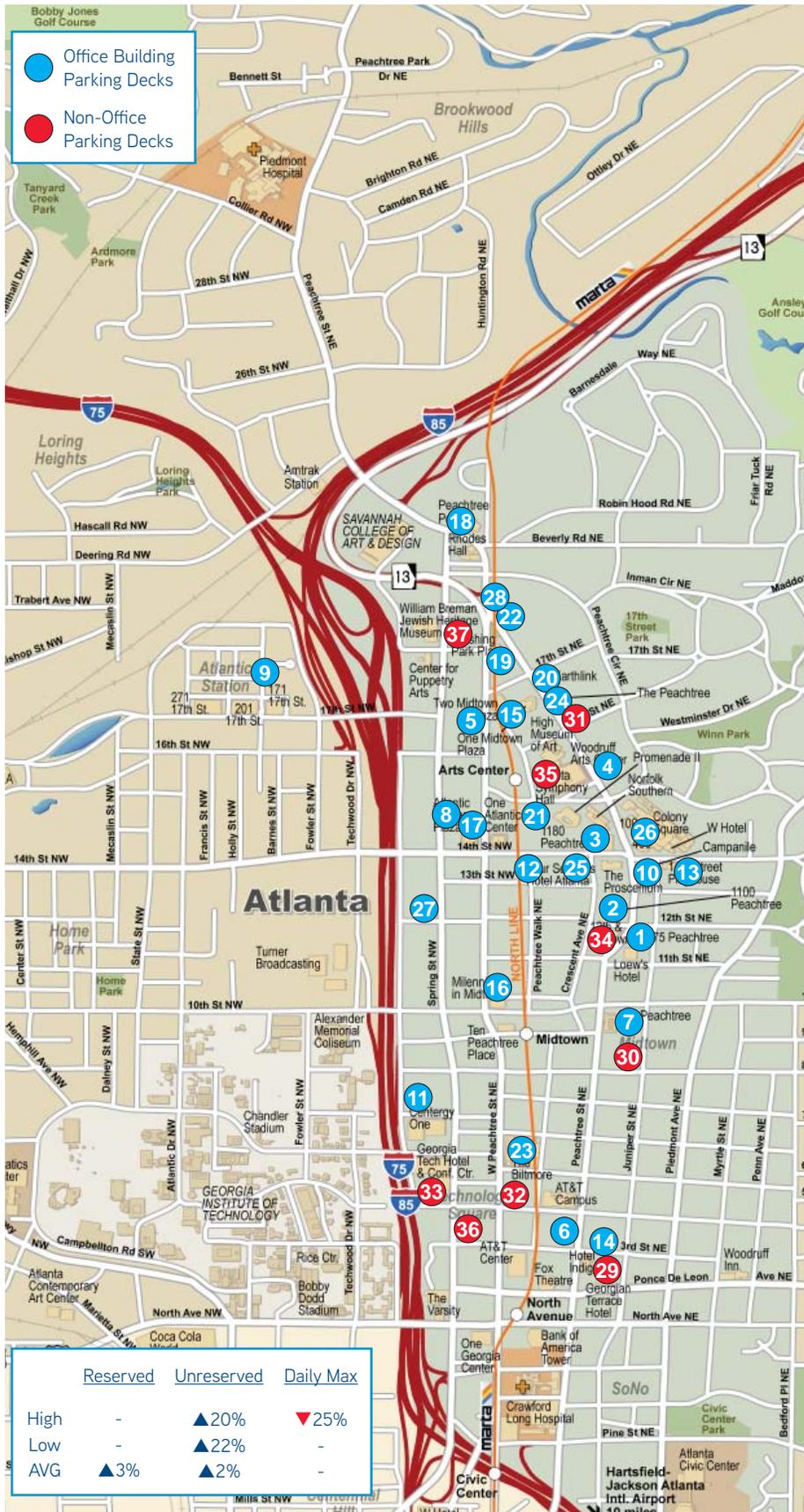
Downtown



#	PROPERTY	RES. (Mo.)	UNRES. (Mo.)	HR.	MAX	E/B
1	100 Edgewood		\$72	\$3	\$6	
2	151 Ellis		\$65			
3	200 Peachtree	\$130	\$75	\$6	\$16	\$5
4	191 Peachtree	\$175	\$125	\$4	\$18	\$7
5	260 Peachtree	\$150	\$120	\$7	\$12	
6	270 Peachtree	\$150	\$120	\$7	\$12	
7	30 Allen Plaza	\$165	\$135	\$4	\$12	
8	34 Peachtree*	\$120	\$100	\$5	\$15	
9	55 Allen Plaza	\$165	\$135	\$4	\$12	
10	55 Marietta		\$95	\$5	\$11	
11	55 Park Place			\$4	\$6	
12	250 Williams	\$165	\$138	\$4	\$10	
13	SunTrust Plaza	\$160	\$120	\$6	\$20	\$5
14	Baltimore Row		\$100	\$3	\$12	
15	BofA Plaza	\$175	\$135	\$3	\$14	
16	Candler Bldg.	\$145	\$90	\$7	\$10	\$5
17	Centennial Tower	\$150	\$110	\$6	\$10	
18	100 Peachtree -Cone Street		\$85	\$65		
19	100 Peachtree -Forsyth St	\$140	\$110	\$8	\$12	\$5
20	GA-Pacific Ctr.	\$140	\$95	\$6	\$16	\$6
21	Hurt Building		\$100	\$3	\$10	
22	One Georgia Ctr	\$154	\$92	\$3	\$14	
23	Peachtree Ctr	\$170	\$80	\$8	\$20	\$6
24	123 Marietta St			\$5	\$15	\$4
25	100 Luckie St	\$110	\$100	\$4	\$12	\$5
26	104 Marietta St			\$4	\$10	
27	107 Spring St				\$5	
28	171 Carnegie Way			\$12	\$25	\$6
29	218 Peachtree St			\$11	\$20	\$6
30	227 Courtland St		\$95	\$8	\$20	\$6
31	31 Baker St		\$120		\$10	
32	275 Baker St.			\$10	\$15	
33	79 Marietta St		\$85	\$5	\$8	\$6
34	America's Mart	\$130	\$125	\$4	\$25	
35	CNN Center				\$10	
36	Crawford Long		\$100	\$4	\$6	
37	GA Aquarium				\$10	
38	GSU Campus				\$7	
39	GWCC Campus				\$10	
40	Philips Arena				\$10	\$5
41	Underground Atlanta	\$95	\$75	\$3	\$8	
42	World of Coke				\$10	
43	104 John Portman			\$6	\$15	

*offsite

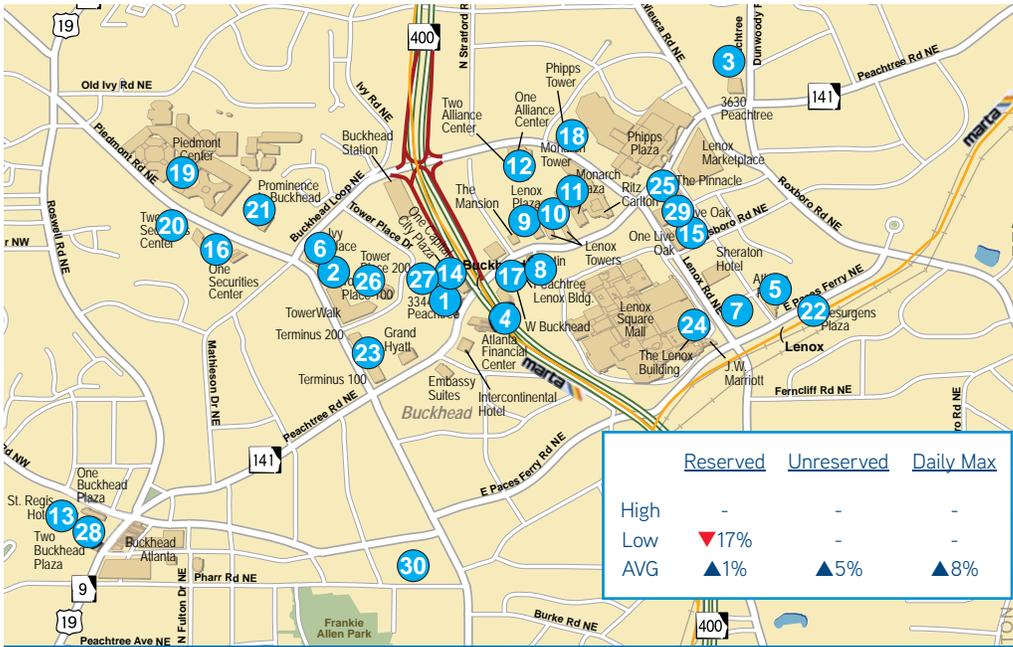
Midtown



#	PROPERTY	RES. (Mo.)	UNRES. (Mo.)	HR.	MAX	E/B
1	1075 Peachtree	\$200	\$120	\$6	\$16	
2	1100 Peachtree	\$130	\$90	\$5	\$14	\$5
3	1180 Peachtree	\$200	\$125	\$6	\$16	
4	1275 Peachtree		\$100	\$4	\$15	
5	1330 W Peachtree	FREE	FREE			
6	730 Midtown		\$75	\$6	\$10	\$6
7	999 Peachtree	\$150	\$115	\$5	\$14	
8	Regions Plaza	\$145	\$110	\$5	\$15	\$6
9	Atlantic Station	\$165	\$110		\$14	
10	Campanile Plaza	\$168	\$116	\$7	\$30	
11	Centergy One	\$150	\$95	\$5	\$20	
12	75 14th Street	\$150	\$105			
13	Mayfair Royal	\$160	\$120			
14	715 Peachtree		\$90	\$4	\$10	\$3
15	Midtown Plaza	\$145	\$115	\$5	\$13	
16	10 10th Street	\$150	\$100	\$5	\$13	
17	One Atlantic Ctr.	\$150	\$110	\$5	\$15	\$6
18	Peachtree Pointe	\$160	\$105	\$5	\$20	
19	Pershing Park Plaza	\$165	\$100	\$4	\$10	
20	Pershing Point Plaza		\$85	\$5	\$16	\$5
21	Promenade	\$145	\$115	\$4	\$14.75	\$10
22	Silhouette in Midtown		\$90		\$10	
23	The Biltmore	\$175	\$93	\$2	\$13	
24	The Peachtree	\$95	\$5	\$12		
25	The Proscenium	\$135	\$90	\$4	\$15	\$6
26	Colony Square	\$150	\$8	\$22		
27	1100 Spring St.	\$60	\$2	\$10		
28	1475 Peachtree		\$85			
29	Georgian Terrace			\$6	\$25	
30	Metropolis			\$6	\$15	
31	1337 Peachtree			\$5	\$10	\$5
32	754 W. Peachtree	\$85	\$55	\$3	\$8	\$6
33	GT Conference Center		\$1.50	\$15		
34	12th & Midtown			\$6	\$15	
35	Arts Center				\$10	
36	725 Spring St.			\$3	\$8	
37	10 18th Street		\$75	\$4.50	\$7.50	
38	Ponce City Mkt*		\$110	\$2	\$15	

*off map

Buckhead



#	PROPERTY	RES. (Mo.)	UNRES. (Mo.)	HR.	MAX	E/B
1	3344 Peachtree	\$135	\$105	\$6	\$15	
2	3405 Piedmont Rd.	\$50		FREE	FREE	FREE
3	3630 Peachtree	\$135	\$95	\$4	\$24	
4	Atlanta Financial Center	\$125	\$85	\$4	\$15	
5	Atlanta Plaza	\$125	\$60	\$3	\$10	
6	Atlanta Tech Village	\$60	\$25			
7	Lenox Center Bldg.	\$120	\$75	\$3	\$8	
8	Lenox Overlook	\$115	\$75	\$6	\$24	
9	Lenox Plaza	\$120	\$75	\$3	\$8	
10	Lenox Towers (North & South)	\$95	\$75	\$3	\$7	\$10
11	Monarch Center (Plaza & Tower)	\$115	\$90	\$5	\$12	
12	Alliance Center (One & Two)	\$120	\$90	\$5	\$11	
13	One Buckhead Plaza	\$155	\$75	\$6	\$15	
14	One Capital City Plaza	\$135	\$105	\$6	\$15	
15	Live Oak Square	\$90	\$60	\$6	\$15	
16	Securities Centre (One & Two)	\$120	\$75	\$3	\$10	
17	Peachtree Lenox Bldg.	\$95	\$65	\$3	\$10	
18	Phipps Tower	\$125	\$90	\$4	\$10	
19	Piedmont Center	\$100	FREE	FREE	FREE	FREE
20	Piedmont Place	FREE	FREE	FREE	FREE	FREE
21	Prominence in Buckhead	\$115	\$90	\$4	\$12	
22	The Plaza - 945 E. Paces Ferry	\$125	\$90	\$3	\$24	
23	Terminus 100 & 200	\$135	\$105	\$5	\$15	
24	Buckhead Tower - 3399 Peachtree	\$125	\$75	\$4	\$12	
25	The Pinnacle	\$125	\$85	\$4	\$10	
26	Tower Place 100	\$140	\$90	\$6	\$15	
27	Tower Place 200	\$135	\$105	\$6	\$15	
28	Two Buckhead Plaza	\$155	\$75	\$6	\$15	
29	3445 Peachtree	\$125	\$85	\$4	\$10	
30	550 Pharr Road	FREE	FREE	FREE	FREE	FREE

FOR MORE INFORMATION

Colliers International | Atlanta
 Promenade | Suite 800
 1230 Peachtree Street, NE
 Atlanta, Georgia, 30309
 +1 404 888 9000
 colliers.com/atlanta



Scott Amoson
 VP, Director of Research | Atlanta
 +1 404 877 9286
 scott.amoson@colliers.com



Accelerating success

Copyright © 2016 Colliers International.
 The information contained herein has been obtained from sources deemed reliable. While every reasonable effort has been made to ensure its accuracy, we cannot guarantee it. No responsibility is assumed for any inaccuracies. Readers are encouraged to consult their professional advisors prior to acting on any of the material contained in this report.