

## Office and Industrial Vacancy Rate Trends -- Loudoun County

After increasing dramatically between 2000 and 2002, Loudoun County's nonresidential vacancy rates decreased by 3.4 percent in 2004. Between 2003 and 2004, the vacancy rates for office and flex/industrial space dropped by 3.5 and 3.3 percent, respectively.

**Table G-4**  
**Trends in Office and Industrial Vacancy Rates, 2004\***  
**Loudoun County, Virginia**

Type of Space	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
Office	15.0%	19.4%	5.0%	2.1%	4.8%	7.8%	9.7%	19.3%	19.5%	16.3%	12.8%
Flex/Industrial	15.8%	13.4%	6.7%	5.4%	5.2%	1.9%	5.4%	18.9%	21.4%	19.2%	15.9%
<b>Total</b>	<b>15.5%</b>	<b>15.4%</b>	<b>6.1%</b>	<b>4.3%</b>	<b>5.0%</b>	<b>4.3%</b>	<b>7.1%</b>	<b>19.1%</b>	<b>20.6%</b>	<b>18.0%</b>	<b>14.6%</b>

Source: CoStar Realty Information, Inc. Compiled by: Loudoun County Department of Economic Development.

\* Vacancy as of December 31.

Formerly Table II-21 in the 2003 Growth Summary.