

## 8. Advantageous Occupancy Costs

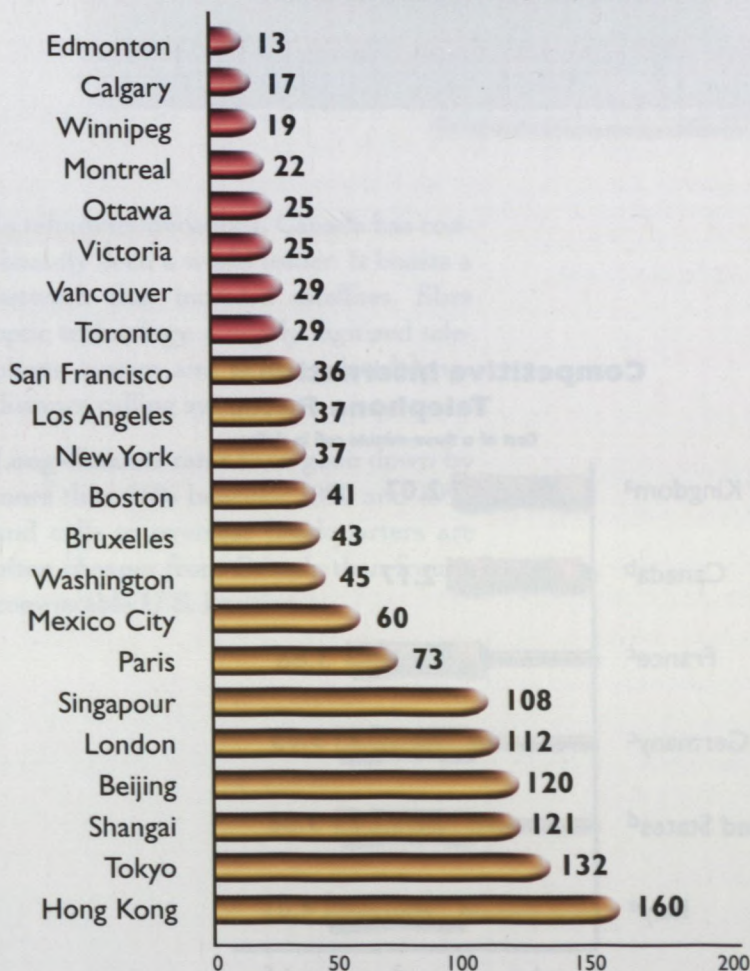
Canadian cities and towns offer modern, well-designed offices and industrial buildings at highly competitive rates. Many Canadian cities offer ample room for new manufacturing and office demand.

Much of the stock of commercial buildings is designed to accommodate advanced communications and information technology systems. Similarly, industrial buildings have the high ceilings and other features needed for sophisticated manufacturing and distribution operations.



### Average Cost of Office Space

Selected cities worldwide, in \$ per square foot — 1996



Notes: Annual occupancy cost includes base rent, operating expenses and taxes, less amortized value of landlord concessions. Costs are based on a five-year lease of 10,000 sq. ft. (Class A) in a prime downtown location to a credit worthy tenant; 10 ft<sup>2</sup> = 0.93 m<sup>2</sup>; figures have been rounded off.

Source: Colliers Macaulay Nicolls International Inc., 1996.