

# EMEA RETAIL RENTS

## 2018 H1

### KEY

City

Prime High Street Yield [%]

Prime High Street Rent [EUR/sq m/month]

Prime Shopping Centre Yield [%]

Prime Shopping Centre Rent [EUR/sq m/month]

Arrows indicate expected movement over the next 12 months.

Data as at 30.06.2017.

\*\* Currency Rates (30/6/2018 - ECB):  
 1 EUR = 0.89 GBP (United Kingdom),  
 10.44 SEK (Sweden), 9.51 NOK (Norway),  
 7.45 DKK (Denmark), 116 USD (Egypt,  
 Georgia, Russia, Turkey, UAE, Ukraine),  
 16.05 ZAR (South Africa), 4.38 SAR (KSA)

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### DEFINITIONS

**PRIME HIGH STREET RENT\***: Top open market rent that could be expected for a unit of standard size within the market - typically 100 to 200 sq m. The figure does not include service charges and taxes, and does not reflect tenant incentives.

**PRIME HIGH STREET YIELD**: The yield an investor is prepared to pay for a prime retail asset, fully-let to high quality tenants at an open market rent in a prime high street location. Lease terms should be commensurate with the market. The yield quoted will reflect local market practice, which can differ by country.

**PRIME SHOPPING CENTRE RENT\***: Top open market rent that could be expected for an in-line unit of standard size within a prime centre. The figure does not include service charges and taxes, and does not reflect tenant incentives.

**PRIME SHOPPING CENTRE YIELD**: The yield an investor is prepared to pay for a prime shopping centre asset, fully-let to high quality tenants at open market rents. Lease terms should be commensurate with the market.

The yield quoted will reflect local market practice, which can differ by country.

\*Prime headline rents focus on the leading high street and shopping centre for each market. UK, France and Ireland: standardized high street and shopping centre rents, incorporating Zone A rents.

