

Take-up in 2025 significantly outperformed 2024 by 22%. However, rising secondhand vacancy and weaker build-to-suit activity softened net absorption in Q4.

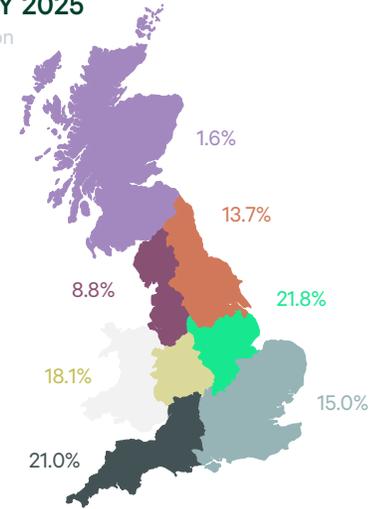
Q4 in numbers

Arrow indicates movement Q-on-Q

- ▼ 4.3 million sq ft
Take up (FY: 25.6m sq ft)
- ▼ 11.3 million sq ft
12m Net absorption
- ▼ 18.8 million sq ft
Under Construction
- ▲ £10.50 per sq ft
East Midlands Prime Big Box Rent
- ▼ 24
Number of deals (FY: 99 deals)
- ▲ 46.6 million sq ft
Availability
- ▲ 7.08%
Vacancy Rate
- ▶ 5.25%
East Midlands Prime Big Box Yield

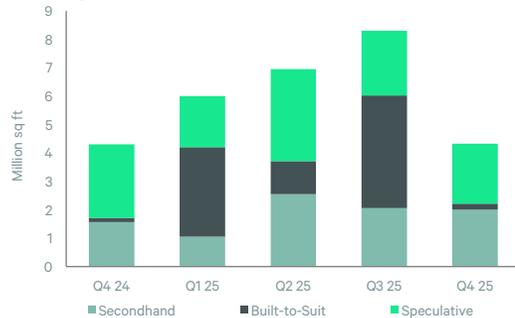
Take-up FY 2025

Share by region



Source: CBRE Research - data relates to units over 100,000 sq ft and 10m eaves minimum. UK vacancy rate refers to the buildings that are physically built and standing, capable of being utilised by an occupier immediately.

Take-Up



Availability



Under Construction



Vacancy Rate



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