

Market Report – Baton Rouge, LA

AUGUST 2023

ALL COMMERCIAL PROPERTY

NEAR-TERM TRENDS

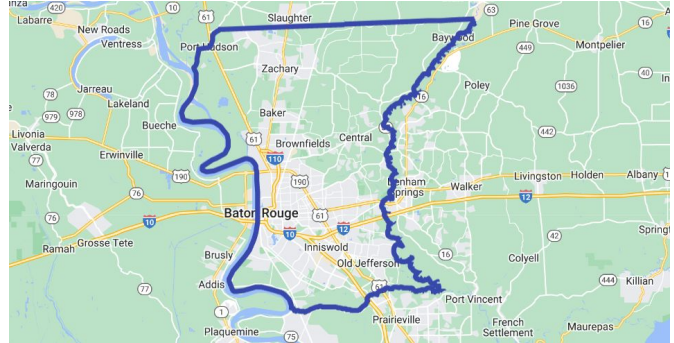
Overall Dollar Volume is down 2.69%.

The trailing 12 month total dollar volume of sales was \$815.5M at the end of Aug 2023 vs. \$838.0M at the end of the prior month.

Overall Deal Velocity is down 3.07%.

The trailing 12 month sale count was 442 at the end of Aug 2023 vs. 456 at the end of the prior month.

THE MARKET:

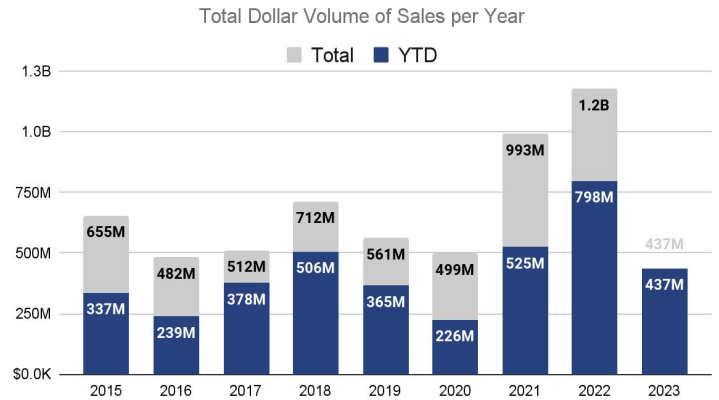
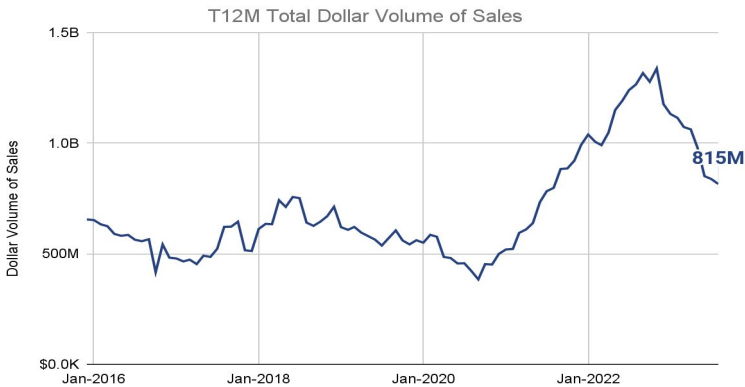


Summary of Near-Term Trends by Property Type:

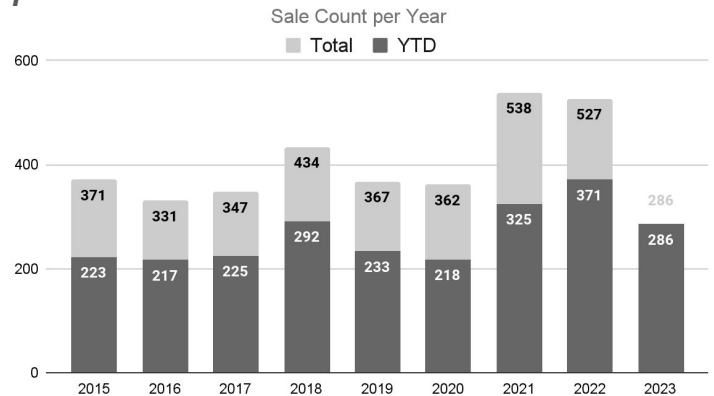
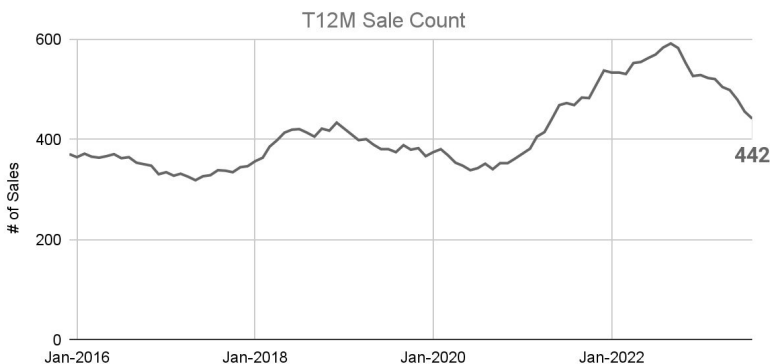
	OVERALL	Multifamily	Industrial	Retail	Office	Land
Values		-3.69%	5.18%	-1.97%	0.20%	-6.18%
Volume	-2.69%	-1.22%	2.28%	-2.49%	-5.27%	-4.97%
Velocity	-3.07%	0.00%	-3.13%	-2.59%	-0.88%	-7.32%

LONG-TERM TRENDS

VOLUME



VELOCITY



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MULTIFAMILY

NEAR-TERM TRENDS

Property Values are down 3.69%.

The trailing 12 month average price per unit was \$70.6K at the end of Aug 2023 vs. \$73.3K per unit at the end of the prior month.

Dollar Volume is down 1.22%.

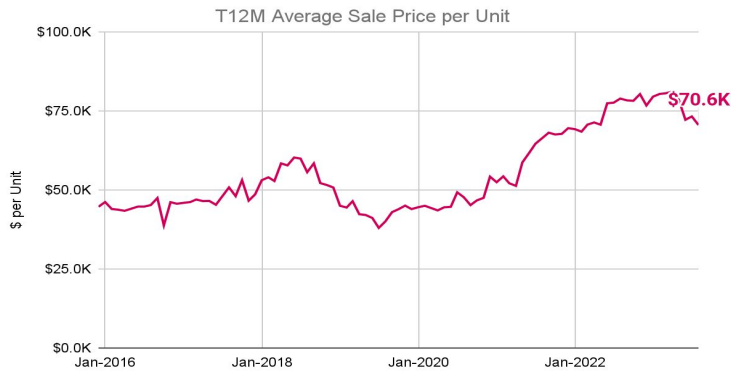
The trailing 12 month total dollar volume of sales was \$349.0M at the end of Aug 2023 vs. \$353.3M at the end of the prior month.

Deal Velocity is steady.

The trailing 12 month sale count was 54 at the end of Aug 2023.

LONG-TERM TRENDS

VALUES



THE SPECIALISTS:

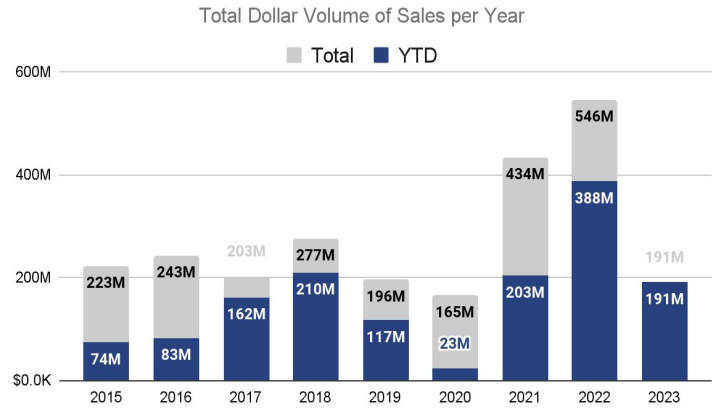
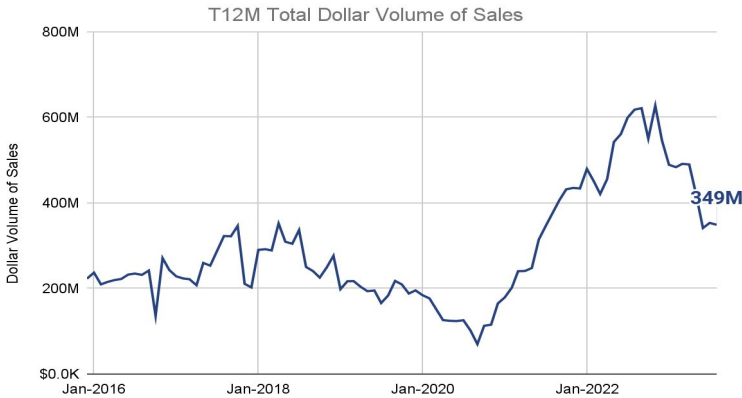


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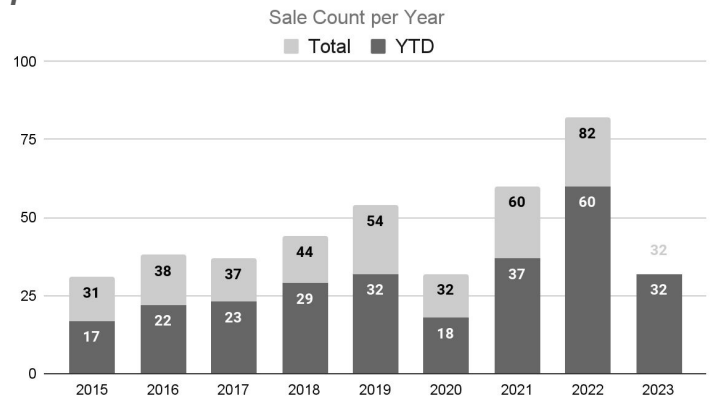
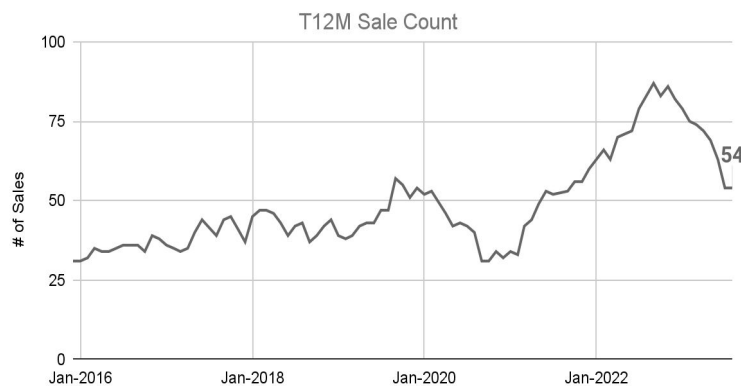


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VOLUME



VELOCITY



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INDUSTRIAL

NEAR-TERM TRENDS

Property Values are up 5.18%.

The trailing 12 month average price per SF was \$69.89 at the end of Aug 2023 vs. \$66.45 per SF at the end of the prior month.

Dollar Volume is up 2.28%.

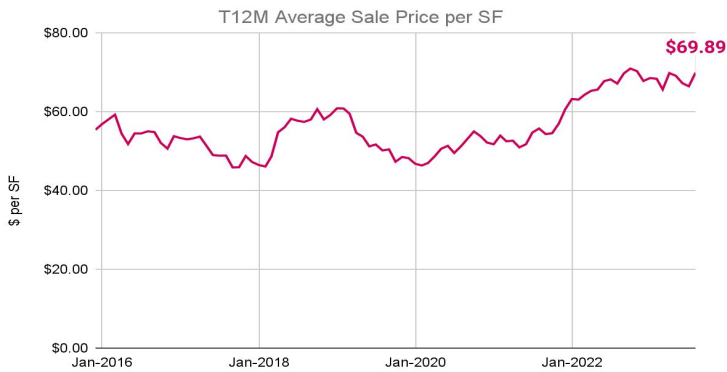
The trailing 12 month total dollar volume of sales was \$51.4M at the end of Aug 2023 vs. \$50.3M at the end of the prior month.

Deal Velocity is down 3.13%.

The trailing 12 month sale count was 62 at the end of Aug 2023 vs. 64 at the end of the prior month.

LONG-TERM TRENDS

VALUES



THE SPECIALISTS:

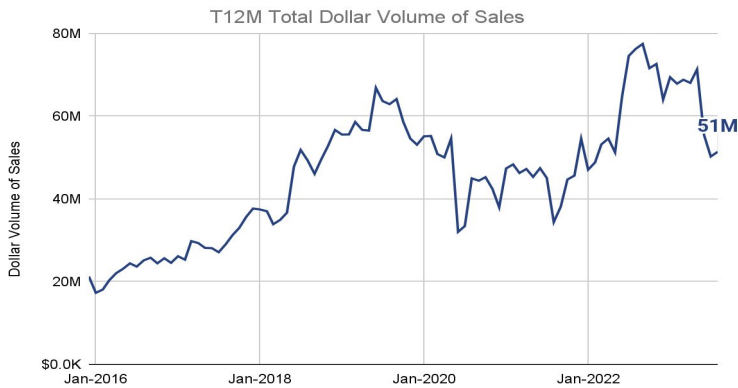


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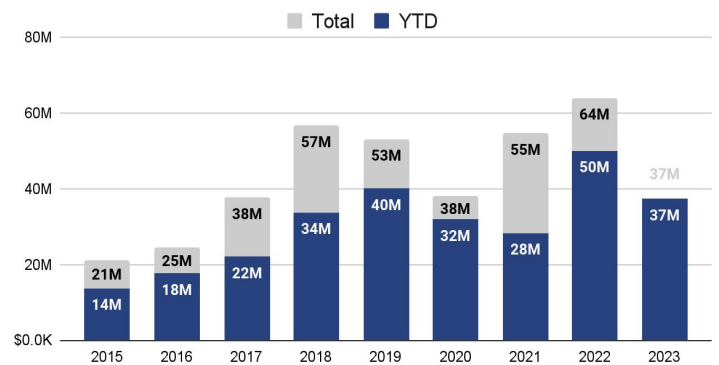


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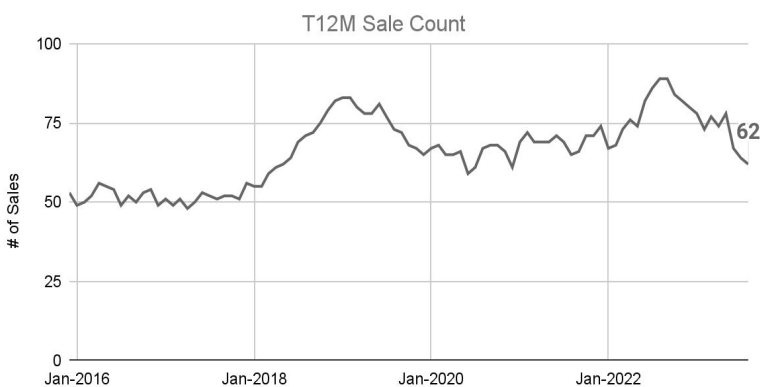
VOLUME



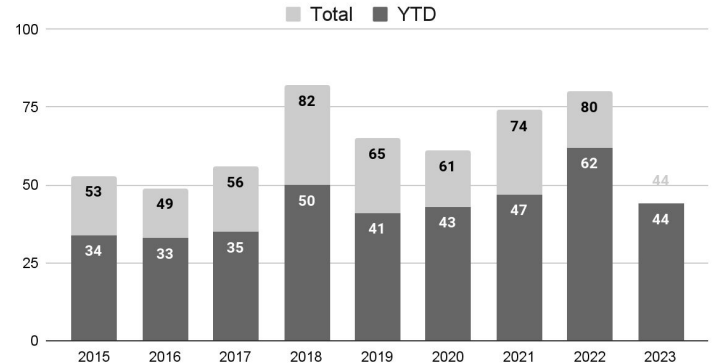
Total Dollar Volume of Sales per Year



VELOCITY



Sale Count per Year



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AUGUST 2023

RETAIL

NEAR-TERM TRENDS

Property Values are down 1.97%.

Dollar Volume is down 2.49%.

Deal Velocity is down 2.59%.

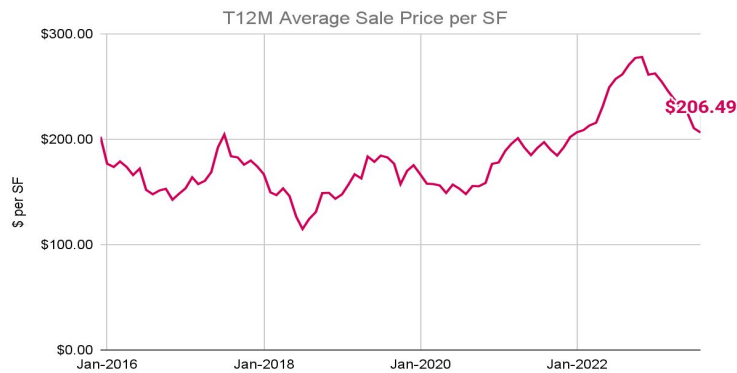
The trailing 12 month average price per SF was \$206.49 at the end of Aug 2023 vs. \$210.65 per SF at the end of the prior month.

The trailing 12 month total dollar volume of sales was \$118.2M at the end of Aug 2023 vs. \$121.2M at the end of the prior month.

The trailing 12 month sale count was 113 at the end of Aug 2023 vs. 116 at the end of the prior month.

LONG-TERM TRENDS

VALUES



THE SPECIALISTS:

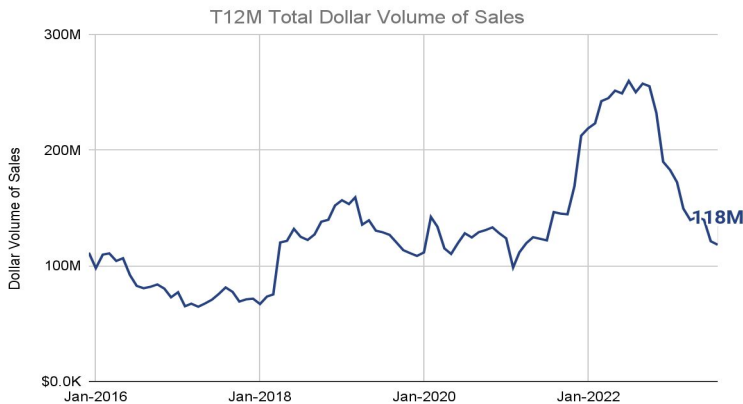


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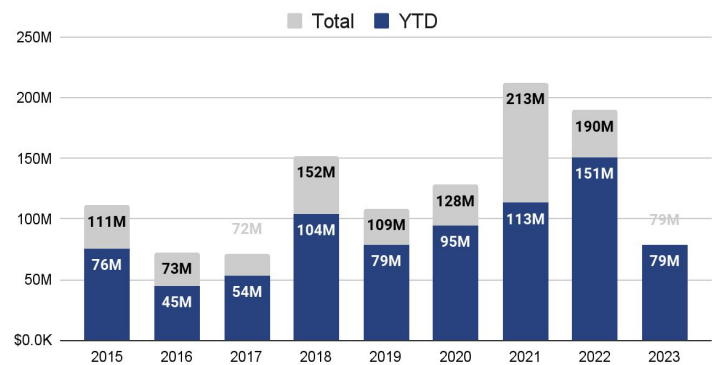


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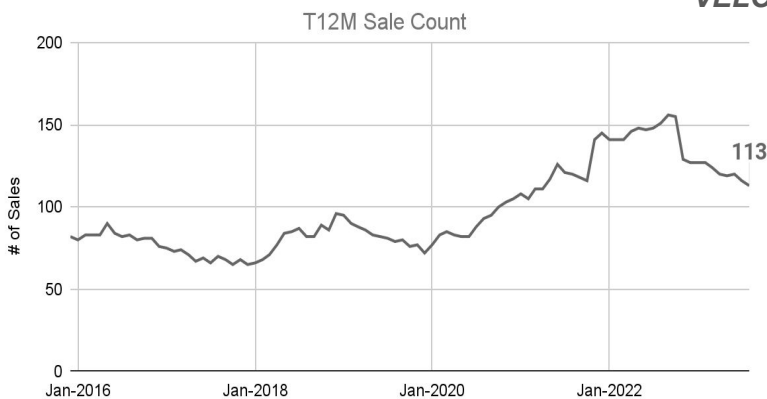
VOLUME



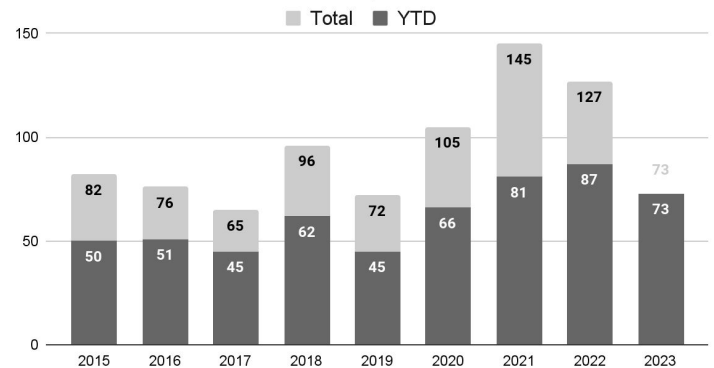
Total Dollar Volume of Sales per Year



VELOCITY



Sale Count per Year



Market Report – Baton Rouge, LA

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OFFICE

NEAR-TERM TRENDS

Property Values are steady.

The trailing 12 month average price per SF was \$156.41 at the end of Aug 2023.

Dollar Volume is down 5.27%.

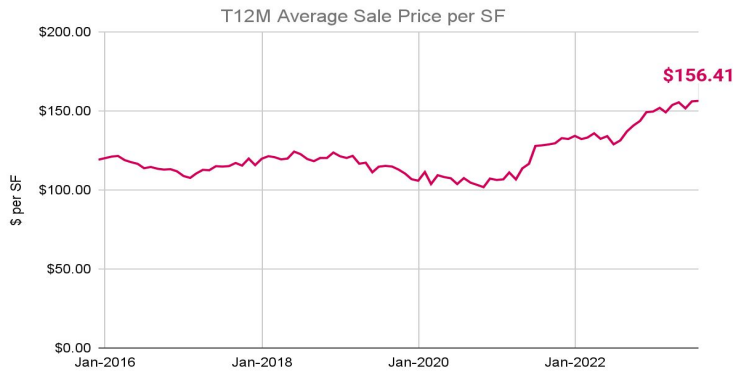
The trailing 12 month total dollar volume of sales was \$145.1M at the end of Aug 2023 vs. \$153.2M at the end of the prior month.

Deal Velocity is down 0.88%.

The trailing 12 month sale count was 113 at the end of Aug 2023 vs. 114 at the end of the prior month.

LONG-TERM TRENDS

VALUES



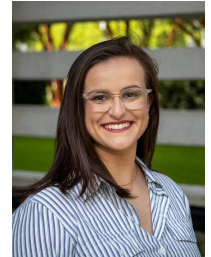
THE SPECIALISTS:



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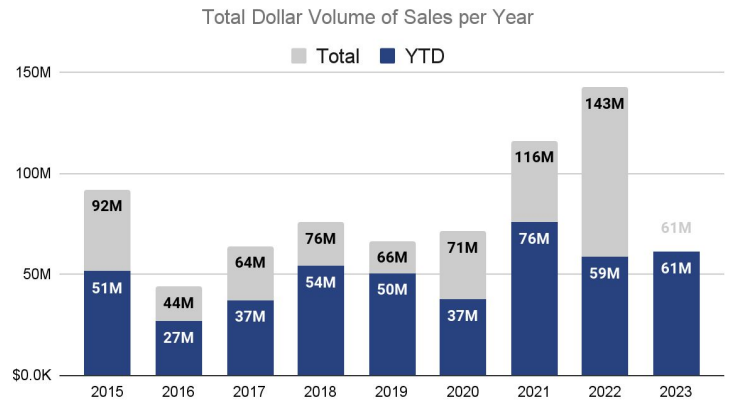
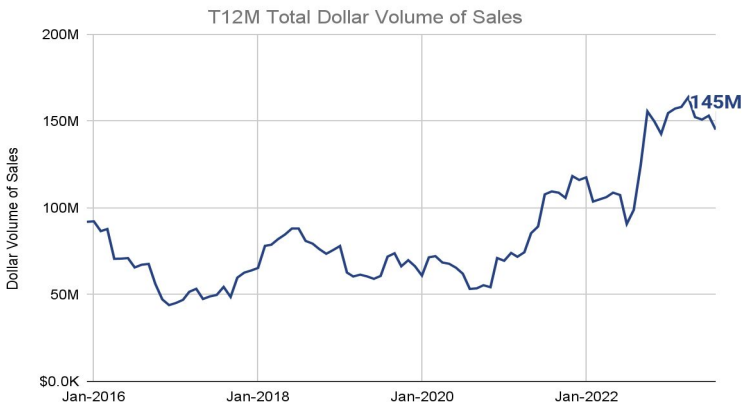


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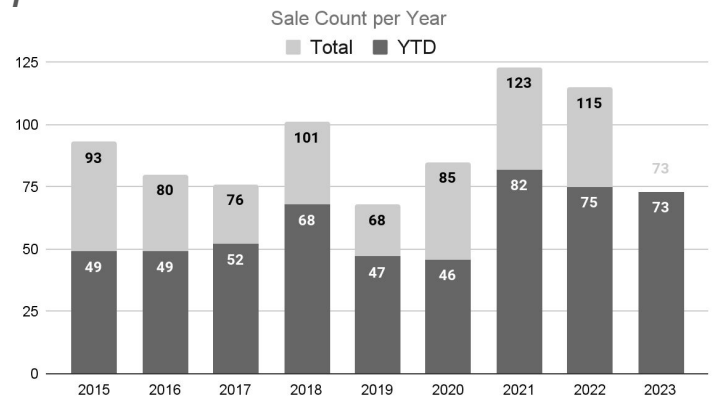
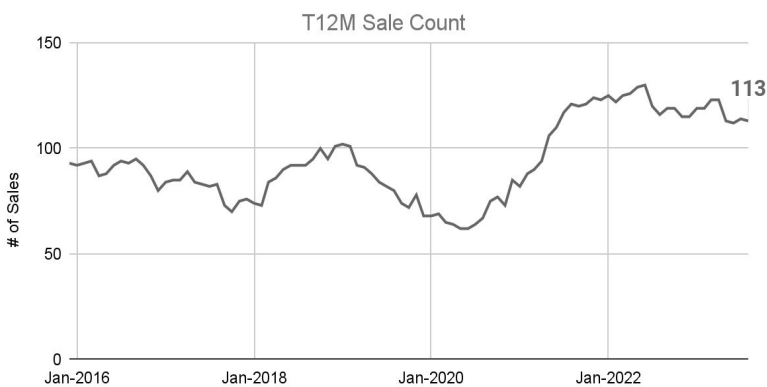


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VOLUME



VELOCITY



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AUGUST 2023

LAND

NEAR-TERM TRENDS

Property Values are down 6.18%.

Dollar Volume is down 4.97%.

Deal Velocity is down 7.32%.

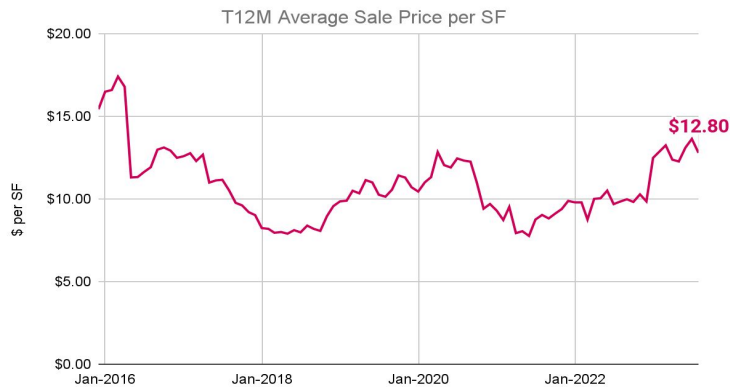
The trailing 12 month average price per SF was \$12.80 at the end of Aug 2023 vs. \$13.64 per SF at the end of the prior month.

The trailing 12 month total dollar volume of sales was \$84.6M at the end of Aug 2023 vs. \$89.0M at the end of the prior month.

The trailing 12 month sale count was 76 at the end of Aug 2023 vs. 82 at the end of the prior month.

LONG-TERM TRENDS

VALUES

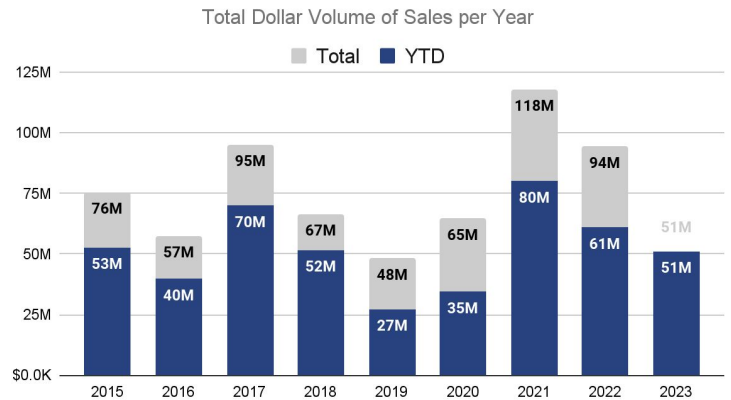
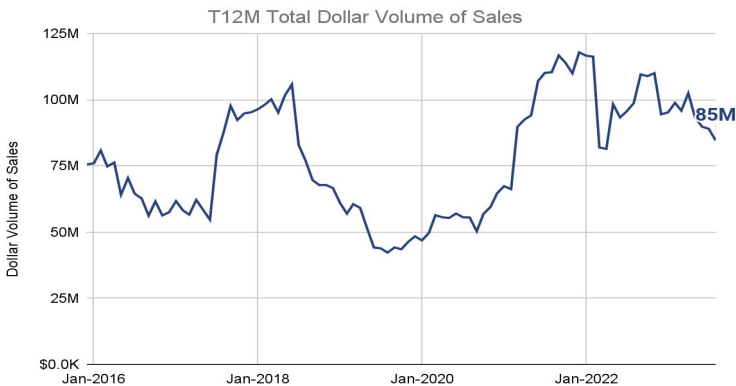


THE SPECIALISTS:

For deeper insight into the market trends and data, reach out to an ELIFIN® agent. Every member of our team is an expert in their respective specialty.

<https://elifinrealty.com/team/>

VOLUME



VELOCITY

