



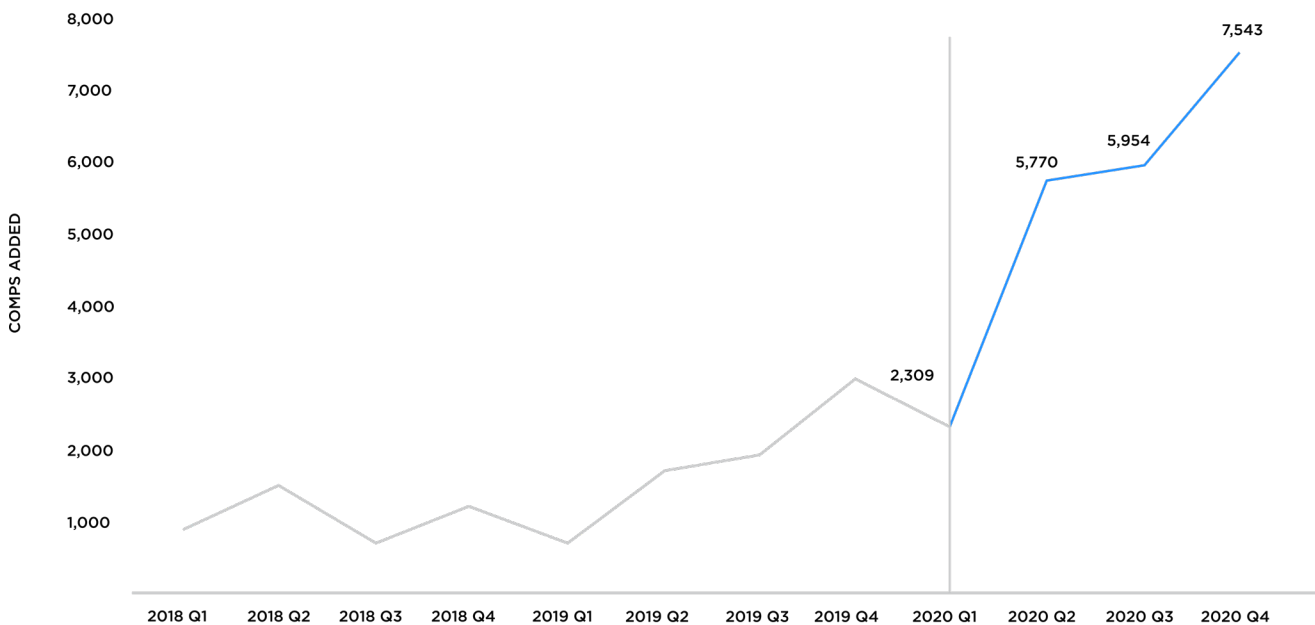
Fastest Growing Industries: Biotech, Pharma, and Life Sciences



While many industries have struggled since the start of the COVID-19 pandemic, this hasn't been the case for pharmaceutical, biotechnology, and life science companies. The demand for specialized and advanced healthcare solutions was already increasing due to an aging population, but quickly accelerated once there was a need for a vaccine. As more companies continued to emerge in the industry, so have the number of new leases signed.

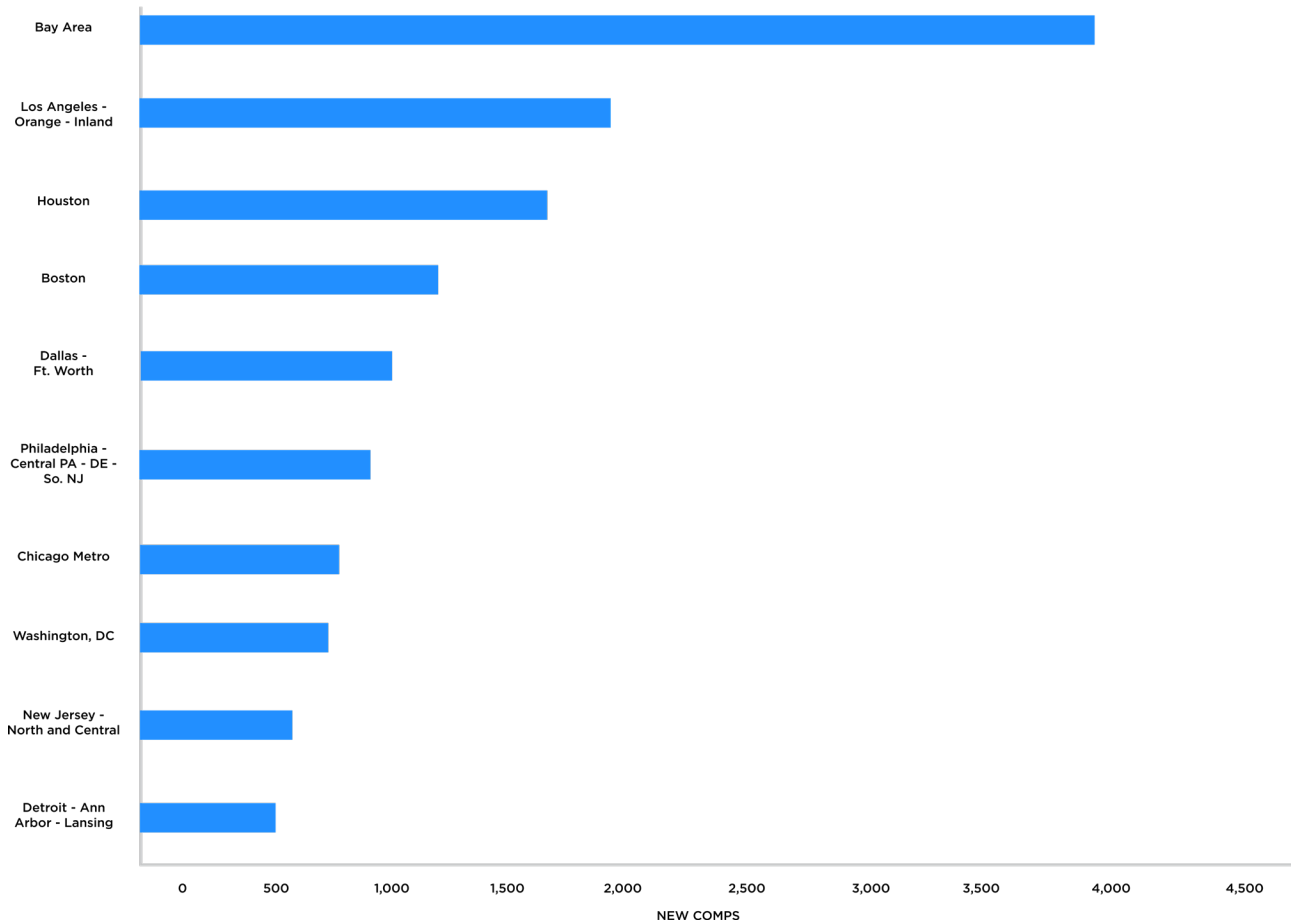
At CompStak, not only are the lease comps tied to this sector in high demand, but we have also seen a dramatic increase in the number of comps received in this industry since the beginning of the pandemic.

Influx of Pharma, Biotech, & Life Science Comps Since Start of Pandemic



Since April 2020, we have received over **23,000** new pharmaceutical, biotech, and life science lease comps, increasing our total supply by **over 60%**. This equates to an additional **300 million square feet** in transactions added.

West Coast Markets See Large Increase in Comps Added



The Bay Area has seen the largest increase by far, adding **3,839** comps since the start of the pandemic. With a **96% increase**, it has almost doubled in size. Houston is another market that saw a drastic growth in its total supply of pharmaceutical, biotech, and life science comps, which expanded its count by **over 140%** since last April.

| MARKET | ADDRESS | TENANT | SPACE TYPE |
|---------------|-------------------|----------------------|------------|
| New York City | 523 Fulton Street | Brooklyn Hospital | Office |
| Boston | 250 Water Street | Bristol-Myers Squibb | Office |
| Bay Area | 411 High Street | Glooko | Office |

Demand for pharmaceutical, biotech, and life sciences lease comps increased heavily once the pandemic hit. Listed above are the most popular deals in the industry. Three were signed in the last two years with two executed since July 2020.

Want to access recently signed deals and learn more about transactions in this thriving industry?

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About CompStak

CompStak is a real estate data and analytics company leveraging crowdsourced commercial lease and sale transaction data and property information combined with AI driven analytics. CompStak's 30,000 members provide data covering the entire US, and its paying customers include the world's largest real estate investors and lenders like Wells Fargo, Tishman Speyer, Vornado, AEW, CIM, and many more. For more information, visit <http://www.compstak.com>.

Disclaimer: This analysis is based exclusively on CompStak data.