



FY 2020

State of the Portfolio Snapshot



FBI Field Office, San Juan, PR

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Key Concepts in the State of the Portfolio snapshot

- This report covers fiscal year (FY) 2020, October 1, 2019–September 30, 2020. Performance during FY 2020 is compared to previous fiscal years.
- Occupancy Agreements (OAs) are the mechanisms the General Services Administration (GSA) uses to assign blocks of space to customer agencies. An assignable asset may have multiple associated OAs, or more rarely, multiple assignable assets may be covered by one OA.
- The PBS Repair and Alteration (R&A) program consists of below- and above-prospectus alteration funding. For FY 2020 the prospectus threshold was \$3.095 million.

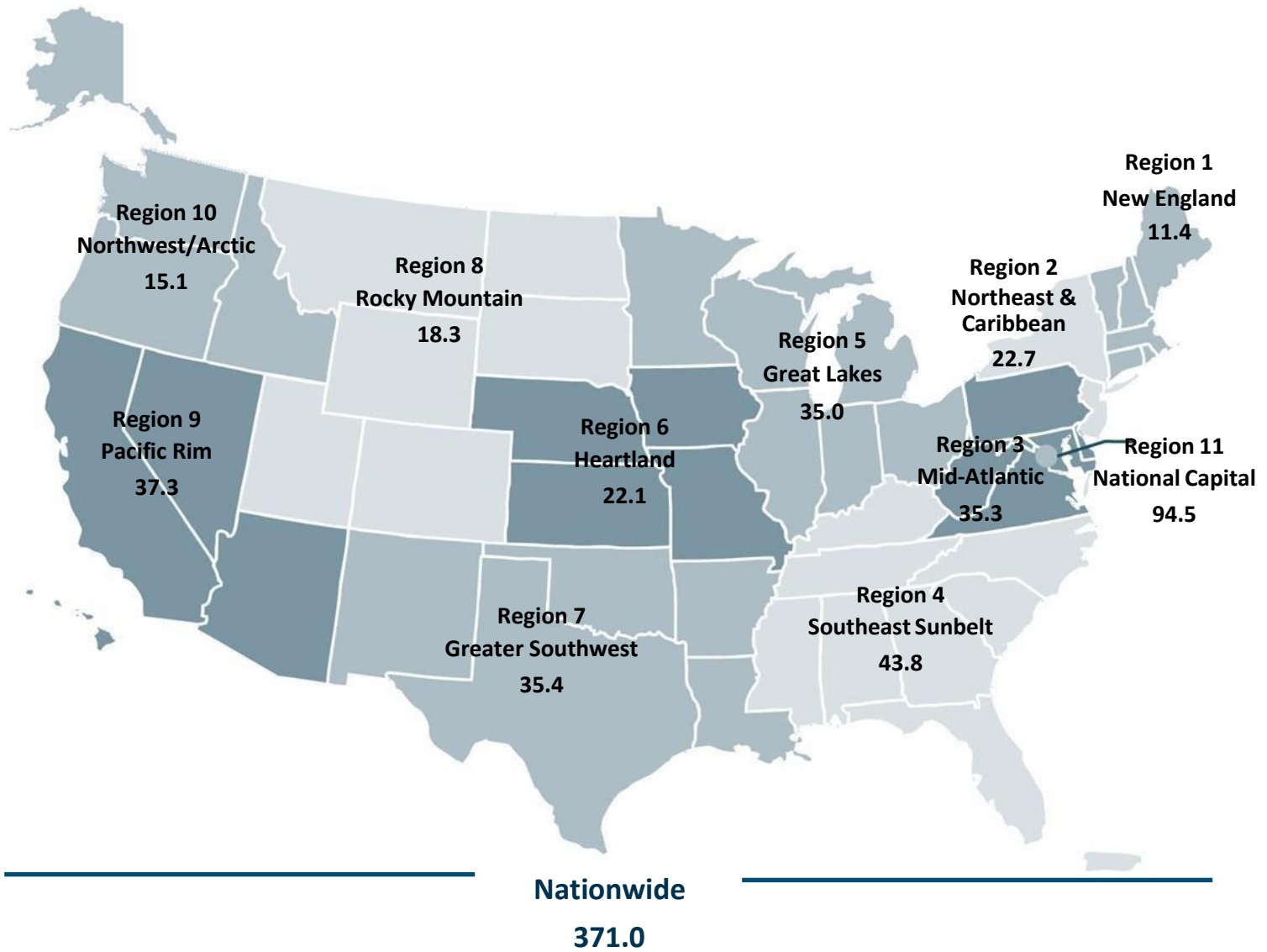
State of the Portfolio Snapshot Financial Information resources

- The Direct Revenue and Total Funded Expense calculations in this document represent the performance of active, assignable assets as of September 30, 2020. These findings differ from the figures contained in the Agency Financial Report and GSA's Performance Goals because those reports reflect all financial transactions during FY 2020, while this report includes only transactions associated with assets that remain active and assignable at the end of the fiscal year.
- The Direct Revenue figures represent revenue posted to the Federal Buildings Fund only from rental of space. Direct Revenue figures in the Agency Financial Report and in GSA's Performance Goals include additional revenue GSA receives from Reimbursable Work Authorizations, which enable tenant agencies to make modifications to GSA-provided space.

State of the Portfolio Snapshot Primary Data Sources

- The number of buildings, Rentable Square Feet (RSF), number of OAs, and number of expiring leases are from GSA's REXUS (Real Estate Across the United States) system as of September 30, 2020.
- Unless otherwise noted, figures in this report represent active assets with GSA Real Estate Responsibility (Responsibility Code 1). These figures exclude excess and decommissioned assets.
- Portfolio leases are included as part of the owned inventory. A portfolio lease is a long-term or "master" lease, usually negotiated to house several agencies whose individual term requirements differ from the terms of the underlying GSA lease with the lessor, and from each other. These may also be leases housing single agencies, but include GSA responsibilities (burdens and benefits) that mimic an ownership position or equity rights, even though no equity interest or ownership liability exists. In both cases, GSA is assuming risks or capital expenditures outside the conventions of single transactions or occupancies.
- Vacancy rates are from the September 30, 2020, Vacant Space Report.
- Direct revenue and Total Funded Expenses are from Business Intelligence (BI) Financial as of September 30, 2020.

Rentable Square Footage by Region (in millions)



Portfolio Size: # of Assets and RSF (in millions)

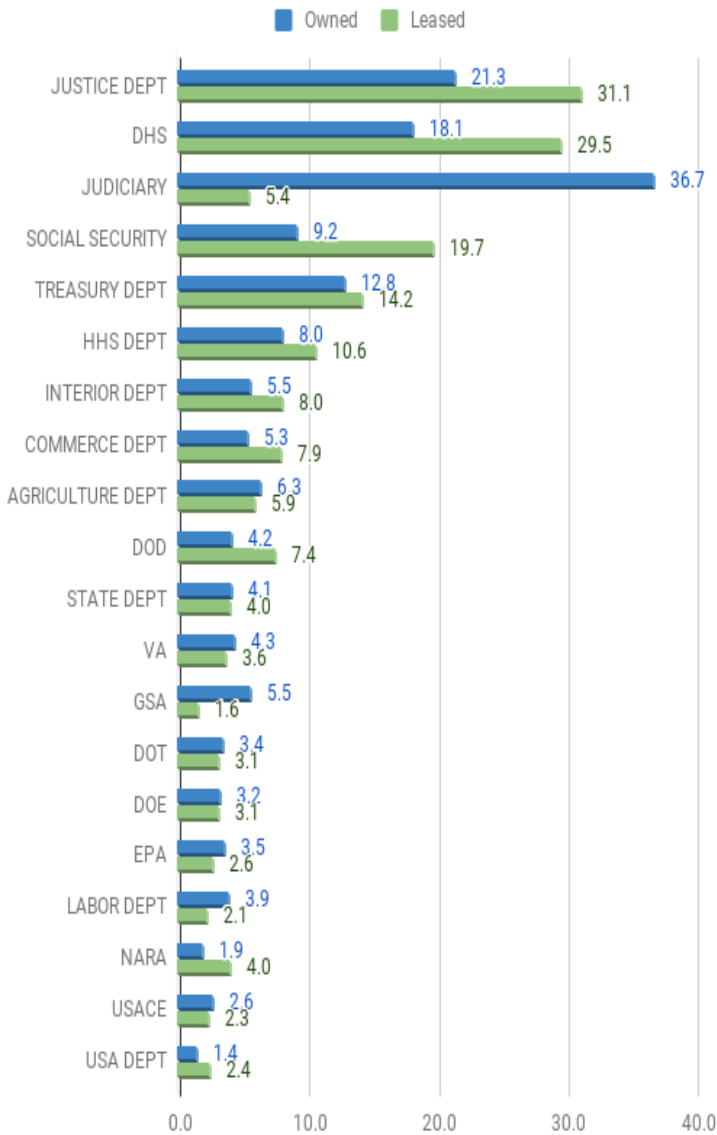
Region	1	2	3	4	5	6	7	8	9	10	11	Nationwide
# of Assets (owned)	108	72	96	143	150	47	426	139	179	101	230	1,691
# of Assets (leased)	310	465	674	1,339	852	336	975	484	909	409	398	7,151
RSF in millions (owned)	6.8	13.1	15.7	19.9	20.4	9.2	16.8	9.8	19.1	8.0	47.7	186.5
RSF in millions (leased)	4.6	9.6	19.7	23.9	14.6	12.9	18.6	8.5	18.3	7.1	46.8	184.5

Data Source: REXUS as of 09/30/2020

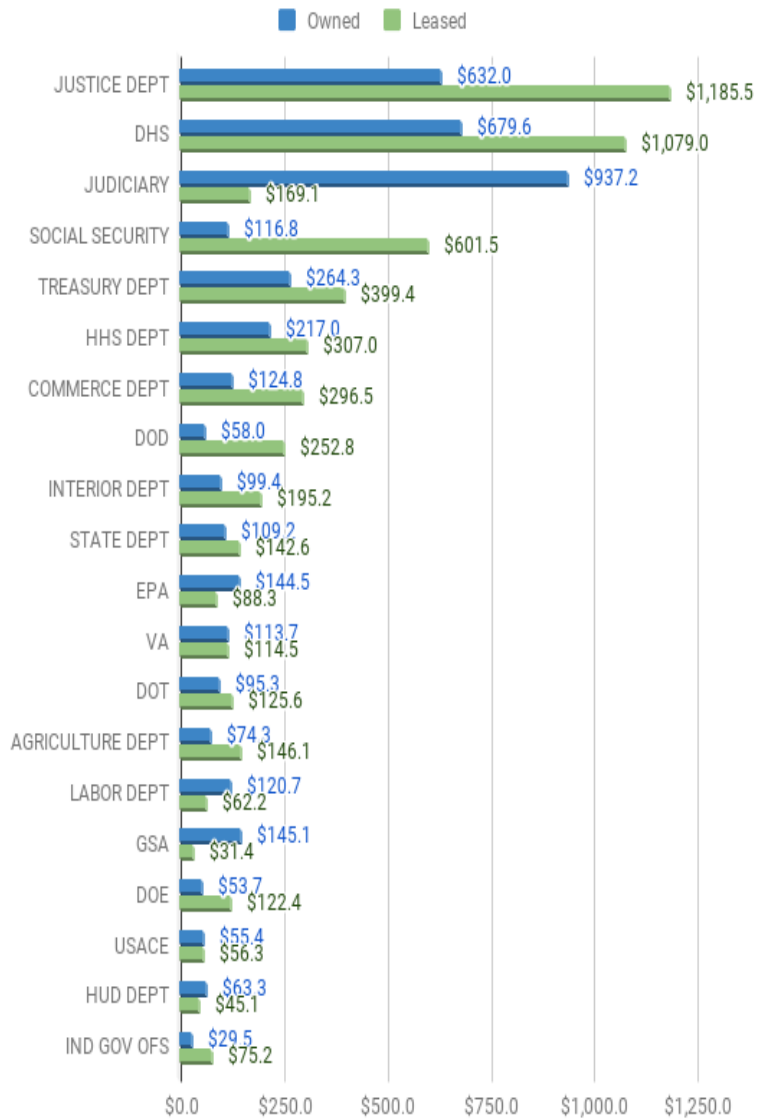
Note: Number of assets and RSF contain active assets with GSA Real Estate Responsibility (Responsibility Code 1) ONLY; these figures exclude excess and decommissioned assets. Portfolio leases (defined on page 3) are included in the owned figures. GSA has only four assets that are portfolio leases, but they total 2.8 million RSF.

Customers

Top Customers by RSF (in millions)



Top Customers by Rent (\$ in millions)



Data Source: OA Billing as of 09/30/2020

Markets

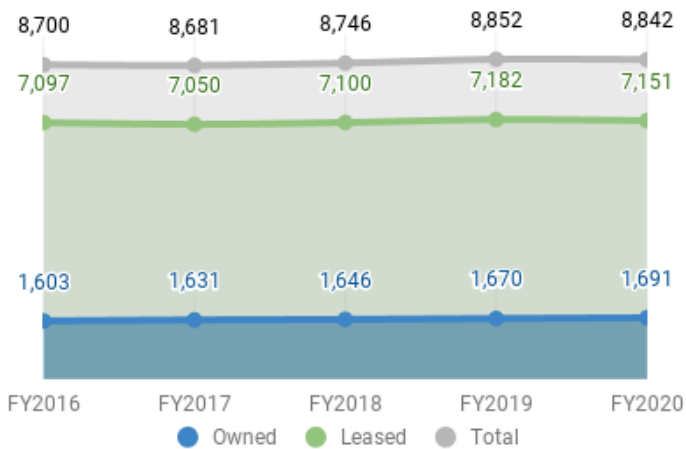
Top 20 Markets by RSF (in millions)

Top 20 Markets Ranked by RSF								
Metropolitan Statistical Areas (MSA)	RSF (in millions)		# of Assets		Direct Revenue (\$ in millions)		Total Funded Expense (\$ in millions)	
	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased
Washington-Arlington-Alexandria, DC-VA-MD-WV	48.5	48.8	237	452	\$1,453.7	\$1,866.0	\$490.1	\$1,875.2
New York-Newark-Jersey City, NY-NJ-PA	9.6	6.0	20	227	\$370.8	\$326.0	\$162.4	\$332.5
Kansas City, MO-KS	2.6	9.2	7	75	\$34.7	\$207.9	\$27.5	\$209.3
Los Angeles-Long Beach-Anaheim, CA	6.0	3.2	20	144	\$168.6	\$130.6	\$69.1	\$129.1
Atlanta-Sandy Springs-Roswell, GA	5.0	4.1	12	92	\$74.7	\$100.6	\$40.5	\$100.9
Philadelphia-Camden-Wilmington, PA-NJ-DE-MD	3.6	5.4	11	99	\$58.7	\$130.2	\$34.3	\$133.6
Chicago-Naperville-Elgin, IL-IN-WI	5.8	3.1	24	119	\$127.6	\$118.3	\$54.2	\$120.8
Baltimore-Columbia-Towson, MD	5.0	3.2	18	67	\$60.4	\$87.0	\$27.6	\$87.0
Denver-Aurora, CO	4.9	2.7	42	55	\$80.2	\$82.4	\$41.7	\$83.6
Dallas-Fort Worth-Arlington, TX	3.6	3.8	29	103	\$48.3	\$108.1	\$25.2	\$111.8
Seattle-Tacoma-Bellevue, WA	3.2	2.8	27	73	\$78.1	\$96.1	\$26.7	\$95.1
San Francisco-Oakland-Fremont, CA	4.6	1.3	9	47	\$176.8	\$72.8	\$47.1	\$72.1
St. Louis, MO-IL	4.2	1.2	29	46	\$52.7	\$29.6	\$32.7	\$29.7
Boston-Cambridge-Newton, MA-NH	3.9	1.2	10	65	\$126.3	\$52.4	\$37.4	\$52.9
Miami-Fort Lauderdale-West Palm Beach, FL	2.1	2.8	11	130	\$55.5	\$115.5	\$20.3	\$115.3
Detroit-Warren-Dearborn, MI	2.2	1.7	15	62	\$37.0	\$44.7	\$33.6	\$45.2
San Diego-Carlsbad, CA	1.8	1.8	26	77	\$115.4	\$75.7	\$40.1	\$74.6
Indianapolis-Carmel, IN	2.3	0.8	3	26	\$33.6	\$23.2	\$21.5	\$23.4
Houston-Sugar Land-Baytown, TX	1.6	1.5	8	57	\$38.7	\$44.6	\$14.3	\$45.8
Portland-Vancouver-Beaverton, OR-WA	1.9	1.1	9	33	\$46.5	\$41.3	\$13.4	\$42.3
Top 20 Total	122.4	105.8	567	2,049	\$3,238.1	\$3,753.0	\$1,259.8	\$3,780.3

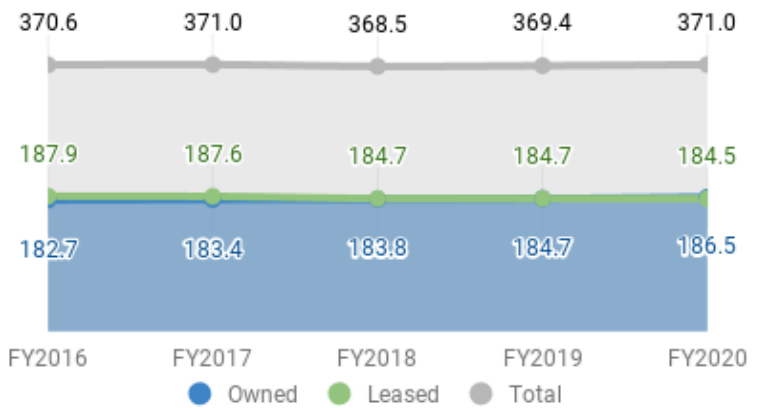
Data Source: REXUS & BI Financial as of 09/30/2020

Assets

Number of Assignable Assets



Rentable Square Footage (in millions)



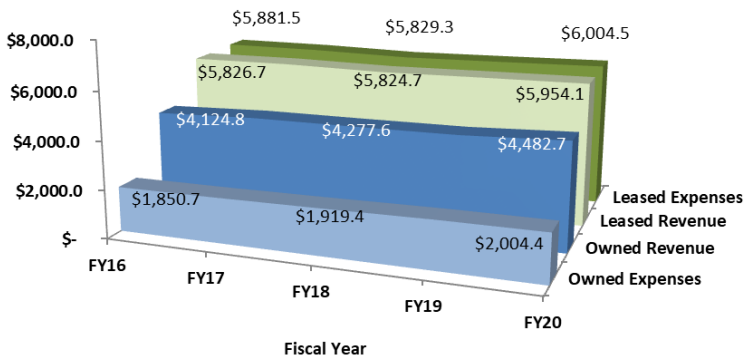
Data Source: REXUS as of 09/30/2020

NOTE: In FY 2020 GSA increased its total portfolio by approximately 1.6 million RSF. While PBS has worked to implement the Office of Management and Budget’s “Reduce the Footprint” initiatives, competing initiatives such as increasing tenant occupancy to accommodate surge work—e.g., the 2020 Census—can create a temporary increase in number of assets and RSF. This space is usually vacated and not permanently added to the inventory following completion of the initiative. PBS also experiences increases in its number of assets or RSF due to interagency transfers, return of delegated Federal property, new construction, and property purchases. These types of increases are permanent space increases for PBS. For example, in FY2020, PBS saw permanent increases in its owned inventory from the purchase of the DOT headquarters in Washington, DC and an interagency transfer of 11 assets from the Department of State of their National Foreign Affairs Training Center, as well as a couple new construction completions.

Portfolio leases (defined on page 3) are included in the owned figures. GSA has only four assets that are portfolio leases, but they total 2.8 million RSF.

Financial Performance: Direct Revenue & Total Funded Expenses (\$ in millions)

Owned and Leased Direct Revenue and Total Funded Expenses (\$ in millions)



Total Direct Revenue and Expenses (\$ in millions)					
	FY2016	FY2017	FY2018	FY2019	FY2020
Direct Revenue	\$9,951.5	\$10,133.2	\$10,102.3	\$10,206.0	\$10,436.8
Funded Expenses	\$7,732.3	\$7,759.1	\$7,748.7	\$7,895.1	\$8,008.9

Data Source: REXUS & BI Financial as of 09/30/2020

NOTE: These Direct Revenue and Total Funded Expense calculations represent the performance of the active, assignable assets as of September 30, 2020. These findings differ from the figures contained in the Agency Financial Report and GSA’s Performance Goals because those reports reflect all financial transactions during FY 2020, while this report only includes transactions associated with assets that remain active and assignable at the end of the fiscal year. The Direct Revenue figures above represent revenue posted to the Federal Buildings Fund only from rental of space. Direct Revenue figures in the Agency Financial Report and in GSA’s Performance Goals include additional revenue GSA receives from Reimbursable Work Authorizations.

Vacancy (% of Usable Square Footage (USF))

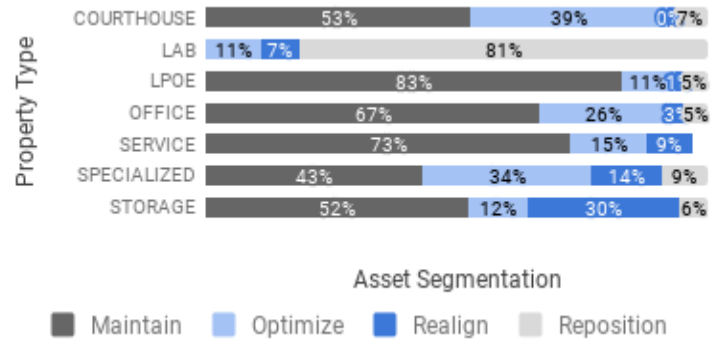
Vacancy Rates (% of USF)					
	FY2016	FY2017	FY2018	FY2019	FY2020
Owned	6.2%	5.4%	7.1%	6.7%	6.6%
Leased	1.1%	0.9%	1.2%	1.2%	0.9%
Total	3.4%	2.9%	3.8%	3.6%	3.4%

Data Source: Vacant Space Report 09/2020

Asset Segmentation Quadrants

- **Maintain** - Strong performing assets that currently support high level priorities and should be well maintained to maximize the current and continued value provided.
- **Optimize** - Assets that support high level priorities but present a financial risk to the Federal Buildings Fund and should be reviewed for opportunities to improve financial performance.
- **Realign** - Good financial performing assets that fail to support other GSA priorities like efficient space utilization that should represent high return on investment opportunities for GSA to advance strategic objectives. *For example, a building in a high rental rate area that has poor space utilization but if fully utilized would have a high ROI or a building in poor condition that has a high ROI.*
- **Reposition** - Assets that present the most risk to GSA in meeting key performance measures built around asset and financial management that should be carefully evaluated against all investment, recapitalization, adaptive reuse, or divestment alternatives.

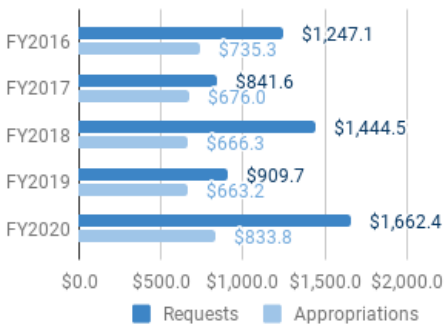
Asset Segmentation Results by Property Type (% of Assets)



Data Source: Asset Segmentation Model FY2020

Note: In FY 2018, PBS transitioned from tiering and core assets to a new model for assessing asset performance. The new asset segmentation model uses data to gauge both asset performance and alignment to annual portfolio objectives. This new process uses carefully selected and weighted criteria per asset type to categorize each asset into one of four real estate investment segments: maintain, optimize, realign, or reposition.

R&A Requests vs. Appropriated Spending Limits (\$ in millions)



Data Source: President's Budget and Enacted Appropriation

* NOTE: FY16 BA55 figures have been adjusted from previous year's State of the Portfolio reports to include special emphasis projects and align with reporting of other years.

Total Repairs and Alterations Funding (\$ in millions)

R&A Funding (\$ in millions)*			
	Basic (BA54)	Line Item (BA55)	R&A Totals
FY2016	\$300.0	\$435.3	\$735.3
FY2017	\$312.1	\$363.9	\$676.0
FY2018	\$312.1	\$354.2	\$666.3
FY2019	\$356.4	\$306.8	\$663.2
FY2020	\$382.1	\$451.7	\$833.8

New Construction

New Construction Results FY 2020			
	City, State	Total GSF	Substantial Completion Date
FBI Federal Office Building	San Juan, PR	145,833	1/16/2020
FBI Central Records Complex	Winchester, VA	244,710	1/24/2020
LPOE APHIS Facility	Pembina, ND	1,771	8/31/2020
San Ysidro LPOE Phase 3	San Diego, CA	372,175	11/27/2019

Data Source: Substantially Completed Projects in FY 2020 PBS On Schedule On Budget On Green Measures Report 09/30/2020

Awarded Disposal Results

Disposal Results					
	FY2016	FY2017	FY2018	FY2019	FY2020
Number of Disposals	7	26	34	12	8
Disposed GSF (in millions)	1.6	1.3	3.3	0.3	0.4
Liability Avoided (\$ in millions)	\$11.2	\$41.3	\$37.4	\$1.5	\$36.5
Disposal Proceeds (Displayed based on Fiscal Year Proceeds were Received)					
Proceeds (\$ in millions)	\$17.3	\$42.4	\$92.1	\$8.1	\$84.2

Data Source: Results: REDiForce 09/30/2020, Proceeds: Property Disposal Income Statement as of 09/30/2020

NOTE: Disposition award year may or may not correspond to the fiscal year in which proceeds were received. Likewise, proceeds represent what is deposited into the Federal Buildings Fund for disposal related transactions during the fiscal year and may not correspond to the fiscal year the property was disposed. "Liability Avoided" is calculated using historic and current data from the Building Assessment Tool (BAT). Disposal data does not include easements or reversions (property returned to Federal ownership due to noncompliance with terms and conditions of a prior property conveyance).

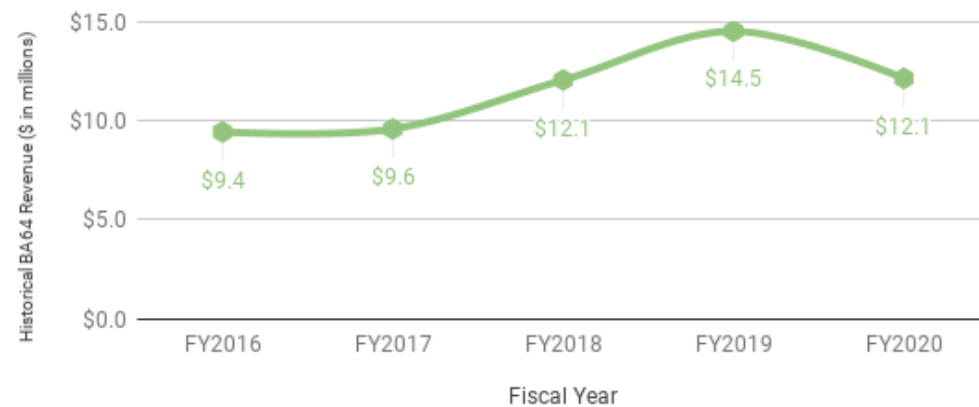
Outlease Revenue by Activity (\$ in millions)

Outlease Revenue by Authority (\$ in millions)					
Outlease Authorities	FY2016	FY2017	FY2018	FY2019	FY2020
Outleased Govt Owned Space	\$0.6	\$0.7	\$0.6	\$0.6	\$0.3
Outlease Govt Leased Space	\$1.5	\$4.6	\$5.1	\$6.2	\$0.03
Revocable Outlease Licenses	\$1.0	\$1.0	\$2.8	\$0.7	\$0.8
Outlease - Section 412	\$0.4	\$0.3	\$0.6	\$0.6	\$0.5
Cooperative Use Act	\$5.1	\$3.9	\$4.0	\$3.5	\$3.4
Antenna Outleases	\$2.5	\$2.5	\$2.3	\$2.2	\$2.1
Historic Building Outlease (BA64)	\$9.4	\$9.6	\$12.1	\$14.5	\$12.1
Total	\$20.5	\$22.6	\$27.5	\$28.3	\$19.1

Data Source: Budget and Income Report 09/2020

NOTE: The Public Buildings Act of 1949 granted GSA authority to outlease vacant/underutilized space in Government-owned buildings. There are several outlease authorities that allow GSA to outlease space. Revenue generated through outleasing is deposited into the Federal Building Fund.

Historic Building Outlease Revenue (\$ in millions)



Data Source: Historic Revenue Report 09/2020

NOTE: Section 111 of the National Historic Preservation Act provides Federal agencies broad authority to use historic properties. Section 111 allows Federal agencies to outlease any underutilized historic property in the agency's real property inventory, including portions of historic properties. Outlease revenue generated by Section 111 outleases is deposited in the historic property outlease account (BA64) in the Federal Buildings Fund and may be used by GSA to defray the costs of administration, repair, and related operating expenses incurred by GSA for the outleased property or any other GSA-controlled property listed in the National Register of Historic Places.

Appendix Tables

Table 1: Portfolio Composition by Region

Portfolio Composition by Region												
Region	RSF (in millions)		# of Assets		Direct Revenue (\$ in millions)		Total Funded Expense (\$ in millions)		# of Occupancy Agreements (OAs)		Vacant Space	
	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased
1	6.8	4.6	108	310	\$193.1	\$154.8	\$82.3	\$156.2	676	425	6.1%	0.1%
2	13.1	9.6	72	465	\$457.4	\$447.8	\$243.8	\$454.0	811	686	4.2%	0.6%
3	15.7	19.7	96	674	\$264.3	\$470.3	\$132.2	\$477.4	796	1,042	6.6%	0.2%
4	19.9	23.9	143	1,339	\$333.2	\$685.7	\$186.0	\$687.3	1,783	1,793	8.3%	0.8%
5	20.4	14.6	150	852	\$342.6	\$428.0	\$212.5	\$434.8	1,245	1,219	9.0%	0.5%
6	9.2	12.9	47	336	\$132.5	\$299.6	\$88.4	\$301.0	574	513	9.4%	0.5%
7	16.8	18.6	426	975	\$316.6	\$495.5	\$151.9	\$509.7	1,617	1,288	5.6%	0.2%
8	9.8	8.5	139	484	\$175.5	\$244.5	\$99.5	\$249.4	827	682	14.6%	0.9%
9	19.1	18.3	179	909	\$644.7	\$684.9	\$241.3	\$681.3	1,114	1,319	6.6%	0.4%
10	8.0	7.1	101	409	\$206.3	\$228.1	\$85.1	\$230.0	631	633	14.9%	1.1%
11	47.7	46.8	230	398	\$1,416.4	\$1,815.0	\$481.5	\$1,823.4	514	639	2.1%	2.0%
Nationwide	186.5	184.5	1,691	7,151	\$4,482.7	\$5,954.1	\$2,004.4	\$6,004.5	10,588	10,239	6.6%	0.9%

Data Source: REXUS and BI Financial as of 09/30/2020, Vacant Space Report 09/2020 (% of USF) - Performance Measures Results

NOTE: "Total Funded Expenses" includes all expenses except those considered unfunded line items, such as depreciation.

Table 2: Lease Expirations by Region and Fiscal Year

Leases Expirations by Region & Fiscal Year															
Region	FY21			FY22			FY23			FY24+			Total Expiring FY21+		
	# of Leases	Annual Rent (\$ in millions)	RSF (leases) in millions	# of Leases	Annual Rent (\$ in millions)	RSF (leases) in millions	# of Leases	Annual Rent (\$ in millions)	RSF (leases) in millions	# of Leases	Annual Rent (\$ in millions)	RSF (leases) in millions	# of Leases	Annual Rent (\$ in millions)	RSF (leases) in millions
1	79	\$ 30.6	1.0	39	\$ 12.6	0.4	33	\$ 11.8	0.4	185	\$ 85.7	2.7	336	\$ 140.8	4.5
2	153	\$ 91.1	2.3	101	\$ 46.8	1.4	57	\$ 46.2	1.1	214	\$ 189.9	4.3	525	\$ 374.0	9.1
3	123	\$ 56.6	3.2	85	\$ 36.8	1.9	79	\$ 30.6	1.3	498	\$ 323.3	13.3	785	\$ 447.3	19.6
4	270	\$ 90.0	3.3	179	\$ 64.1	2.7	156	\$ 101.4	4.0	835	\$ 421.9	15.1	1,440	\$ 677.4	25.0
5	248	\$ 85.9	3.3	158	\$ 52.4	1.9	134	\$ 41.2	1.8	423	\$ 205.6	7.3	963	\$ 385.1	14.3
6	57	\$ 18.6	1.0	36	\$ 60.3	2.0	46	\$ 14.4	1.5	232	\$ 181.8	8.3	371	\$ 275.1	12.7
7	177	\$ 67.6	2.8	141	\$ 55.6	2.1	96	\$ 41.2	1.6	632	\$ 285.7	11.7	1,046	\$ 450.1	18.1
8	70	\$ 16.5	0.6	53	\$ 28.4	1.1	51	\$ 12.7	0.6	334	\$ 166.0	6.1	508	\$ 223.6	8.4
9	214	\$ 90.2	2.5	154	\$ 82.2	2.6	90	\$ 49.5	1.5	564	\$ 409.3	11.3	1,022	\$ 631.3	17.9
10	66	\$ 19.9	0.6	57	\$ 28.4	1.0	49	\$ 16.7	0.6	279	\$ 147.3	4.9	451	\$ 212.3	7.1
11	154	\$ 396.8	9.7	71	\$ 196.0	5.5	49	\$ 134.5	3.7	258	\$ 1,065.1	28.1	532	\$ 1,792.4	47.0
Nationwide	1,611	\$ 964.1	30.2	1,074	\$ 663.5	22.5	840	\$ 500.1	18.0	4,454	\$ 3,481.7	113.1	7,979	\$ 5,609.4	183.8

Data Source: REXUS as of 09/30/2020

NOTE: PBS's inventory, including the expiration dates of current leases, changes frequently. The signing of new leases, exercising of renewal options, and executing of extensions all affect the number of leases expiring in a given fiscal year.

PBS continually tracks customer agency releases of space in all occupancies. When a customer in a non-cancelable occupancy, in a GSA leased location, finds it no longer needs some or all of its space, PBS initiates a special process. As these spaces are identified, PBS staff immediately begins working with the lessors to return the space. If the lessors are not amenable to accepting the return of space, PBS markets the space to other customers. If the lessors do accept the space, the PBS customer is no longer responsible for the rent associated with the space and it is removed from its rent bill. This focus on unneeded space in non-cancelable leases, along with the PBS staff's ongoing work with lessors, ensures that PBS minimizes costs for customers and taxpayers. In FY20, two of these occupancy agreements were identified by our customers and in both cases the lessors agreed to accept the space during the lease term.

Table 3: Income Statement (\$ in millions)

Income Statement (\$ in millions)										
	FY2016		FY2017		FY2018		FY2019		FY2020	
	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased
Direct Revenue (+)	\$4,124.8	\$5,826.7	\$4,263.5	\$5,869.8	\$4,277.6	\$5,824.7	\$4,311.8	\$5,894.2	\$4,482.7	\$5,954.1
Operating and Maintenance	\$1,008.6	\$30.9	\$1,067.0	\$27.9	\$1,083.3	\$25.1	\$1,123.7	\$26.7	\$1,138.5	\$27.4
Protection	\$44.1	\$5.6	\$44.2	\$3.6	\$48.0	\$3.2	\$51.3	\$8.0	\$51.3	\$6.3
Rental of Space	\$35.4	\$5,534.0	\$37.0	\$5,545.9	\$34.9	\$5,507.7	\$33.2	\$5,562.0	\$34.8	\$5,629.7
Real Estate	\$4.2	\$14.7	\$4.6	\$14.3	\$5.8	\$6.2	\$4.7	\$4.4	\$4.8	\$3.9
Repairs & Alterations	\$95.0	\$2.5	\$85.1	\$2.8	\$78.6	\$3.4	\$109.4	\$3.8	\$95.6	\$4.3
Other	\$69.0	\$6.8	\$69.8	\$4.7	\$4.2	\$0.3	\$9.2	\$0.6	\$6.5	\$3.4
Total G&A Expenses	\$594.5	\$287.1	\$560.7	\$291.3	\$591.3	\$281.3	\$584.0	\$302.5	\$599.5	\$329.1
Total Funded Expenses (-)	\$1,850.7	\$5,881.5	\$1,868.5	\$5,890.6	\$1,919.4	\$5,829.3	\$1,985.1	\$5,910.0	\$2,004.4	\$6,004.5
Funds From Operations (=)	\$2,274.0	(\$54.8)	\$2,395.0	(\$20.8)	\$2,358.2	(\$4.7)	\$2,326.7	(\$15.8)	\$2,478.3	(\$50.4)
Straight Line Revenue (+)	\$0.0	\$6.3	\$0.0	\$2.7	\$0.0	\$14.0	\$0.0	(\$10.2)	\$0.0	\$3.5
Unfunded Expenses (-)	\$1,386.5	\$44.7	\$1,381.8	\$112.8	\$1,424.7	(\$48.8)	\$1,444.7	\$63.0	\$1,497.5	\$56.9
Net Income	\$887.6	(\$93.2)	\$1,013.2	(\$131.0)	\$933.5	\$58.1	\$882.0	(\$89.0)	\$980.7	(\$103.7)

Data Source: BI Financial as of 09/30/2020

NOTE: "Funds from Operations" (FFO) represents the performance of the active, assignable assets as of September 30, 2020. This page differs from the FFO contained in the Agency Financial Report and GSA's Performance Goals because these reports reflect all financial transactions during FY 2020, not just those assets that remain active and assignable at the end of the fiscal year. "Other" expenses include categories such as labor variance, marketing, special programs and studies. "Real Estate" expenses include administrative costs, space requirement development costs and other related costs.

Table 4: Distribution by Square Footage

Distribution by Square Footage						
	# of Assets		RSF (in millions)		Direct Revenue (\$ in millions)	
	Owned	Leased	Owned	Leased	Owned	Leased
Under 10K	735	4,005	2.4	17.9	\$ 102.8	\$ 608.4
10K to 25K	216	1,664	3.4	26.3	\$ 103.3	\$ 809.3
25K to 50K	138	687	5.1	23.9	\$ 110.7	\$ 743.8
50K to 100K	153	420	11.0	29.4	\$ 211.0	\$ 932.9
Over 100K	449	375	164.6	87.0	\$ 3,954.8	\$ 2,859.8
Total	1,691	7,151	186.5	184.5	\$ 4,482.7	\$ 5,954.1

Data Source: REXUS and BI Financial as of 09/30/2020

Table 5: Asset Performance by PBS Property Type

Asset Performance by PBS Property Type								
Property Type	# of Assets		RSF (in millions)		Direct Revenue (\$ in millions)		Total Funded Expense (\$ in millions)	
	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased
Courthouse	187	23	32.0	1.4	\$ 793.8	\$ 40.4	\$ 390.7	\$ 37.6
Laboratory	29	40	1.8	1.8	\$ 46.0	\$ 71.7	\$ 12.3	\$ 72.1
Land Port of Entry	323	29	4.3	0.8	\$ 233.4	\$ 19.0	\$ 100.4	\$ 20.7
Office	595	4,208	135.4	130.1	\$ 3,197.3	\$ 4,483.4	\$ 1,350.9	\$ 4,521.1
Other	437	2,370	5.0	31.2	\$ 132.5	\$ 1,079.0	\$ 97.3	\$ 1,084.7
Parking	27	70	0.1	0.0	\$ 26.5	\$ 20.2	\$ 18.5	\$ 20.2
Warehouse	93	411	7.8	19.3	\$ 53.1	\$ 240.6	\$ 34.2	\$ 248.1

Data Source: REXUS and BI Financial as of 09/30/2020

Note: "Other" property types include child care facilities, motor pools, utility, and support structures

Table 6: Asset Performance by FRPC Property Type

Asset Performance by FRPC Property Type								
FRPC Property Type	# of Assets		RSF (in millions)		Direct Revenue (\$ in millions)		Total Funded Expense (\$ in millions)	
	Owned	Leased	Owned	Leased	Owned	Leased	Owned	Leased
Building	1,474	7,012	184.9	184.4	\$ 4,401.9	\$ 5,925.9	\$ 1,923.9	\$ 5,976.6
Land	27	21	0.0	0.05	\$ 9.8	\$ 5.5	\$ (10.9)	\$ 5.4
Structure	190	118	1.6	0.03	\$ 71.0	\$ 22.7	\$ 91.4	\$ 22.4

Data Source: REXUS and BI Financial as of 09/30/2020