

Contacts

Jeff Adler Vice President <u>Jeff.Adler@yardi.com</u>

Razvan Cimpean SEO Engineer Razvan-I.Cimpean@yardi.com St Louis September 2023

St Louis is the **40th** largest multifamily market with **130,481** completed units and **27,531** units in development, **7,152** of which have already broken ground.

New lease asking **rents** are at **\$1,213**, up **2.6%** ▲ from the previous year placing St Louis at **47th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **2,476** ▲ net units absorbed over the past twelve months. This is up **1,797** ▲ units from the previous year's gain of **679** ▲ absorbed units.

Employment in St Louis has grown by **1.3%** ▲ over the past 12 months, while hourly wages have risen by **5.4%** ▲ YoY to \$35.74 according to the *Bureau of Labor Statistics*.









