

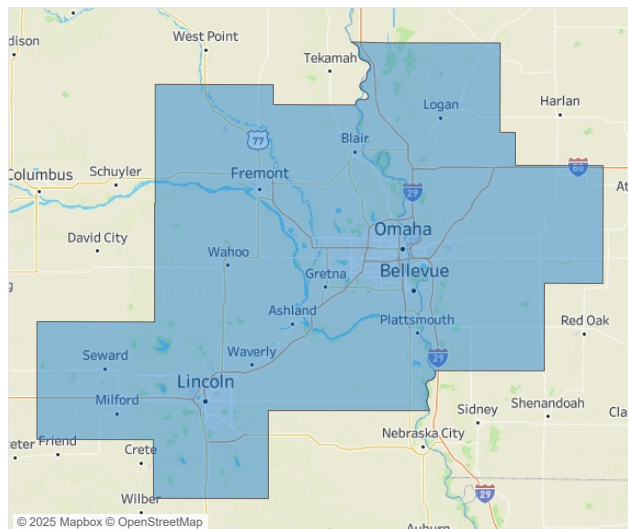


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Omaha  
January 2025



Omaha is the **51st** largest multifamily market with **96,702** completed units and **29,796** units in development, **9,286** of which have already broken ground.

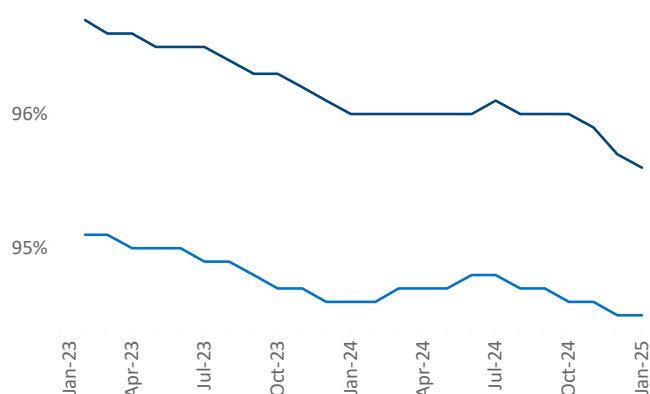
Advertised **rents** are at **\$1,253**, up **3.5% ▲** from the previous year placing Omaha at **27th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **5,489 ▲** units absorbed over the past twelve months. Absorption increased by **2,416 ▲** units from the previous year's absorption gain of **3,073 ▲** units.

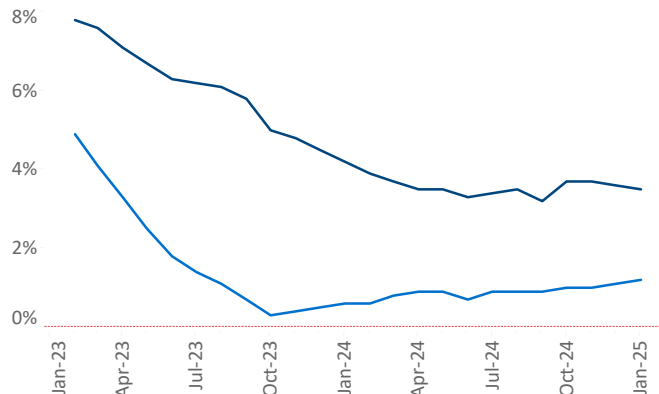
**Employment** in Omaha has grown by **1.6% ▲** over the past 12 months, while hourly wages have risen by **1.6% ▲** YoY to **\$33.72** according to the *Bureau of Labor Statistics*.

■ Omaha ■ National

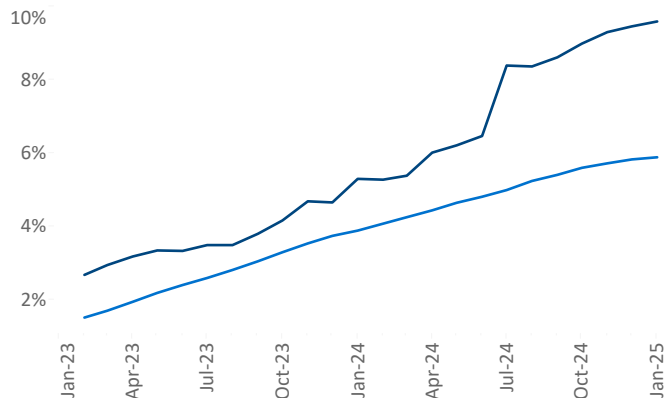
#### Occupancy



#### Rent Growth YoY



#### Units Under Construction as % of Stock



#### Absorbed Completions T12

