

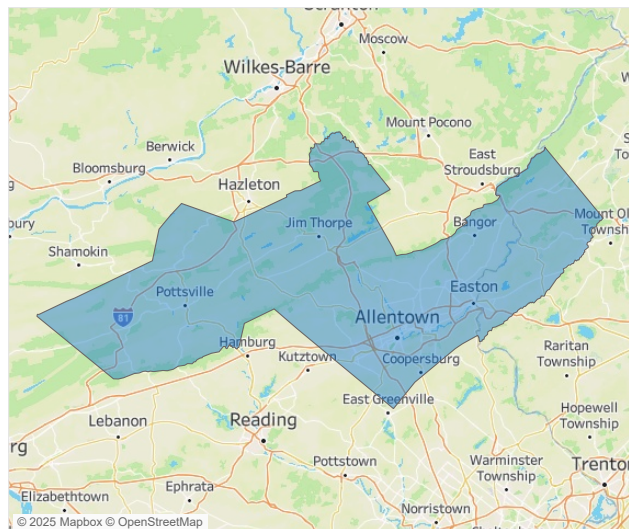


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Allentown-Bethlehem February 2025



Allentown-Bethlehem is the **94th** largest multifamily market with **34,865** completed units and **13,484** units in development, **2,564** of which have already broken ground.

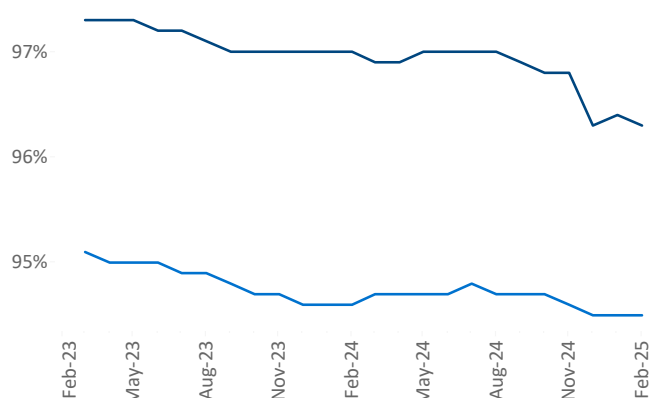
Advertised **rents** are at **\$1,729**, up **4.9% ▲** from the previous year placing Allentown-Bethlehem at **10th** overall in year-over-year rent growth.

Multifamily housing **demand** has been negative with **-887 ▼** units absorbed over the past twelve months. Absorption decreased by **-1,703 ▼** units from the previous year's absorption gain of **816 ▲** units.

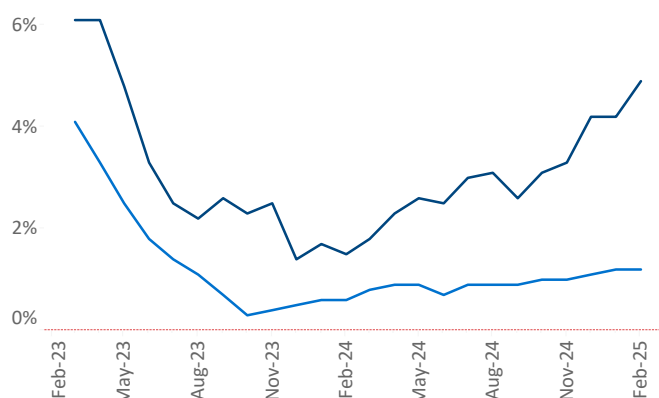
Employment in Allentown-Bethlehem has grown by **2.0% ▲** over the past 12 months, while hourly wages have risen by **2.5% ▲** YoY to **\$32.86** according to the *Bureau of Labor Statistics*.

■ Allentown-Bethlehem ■ National

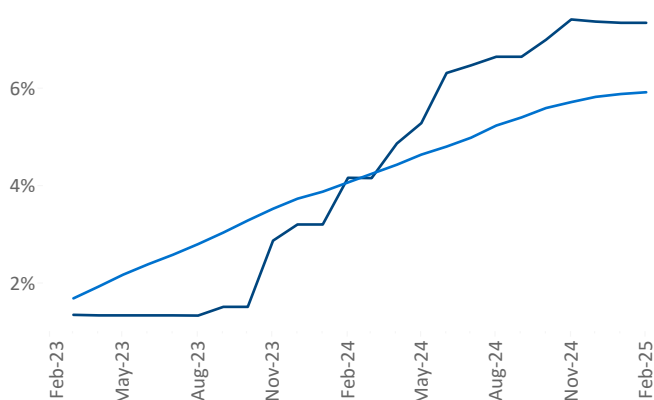
Occupancy



Rent Growth YoY



Units Under Construction as % of Stock



Absorbed Completions T12

