

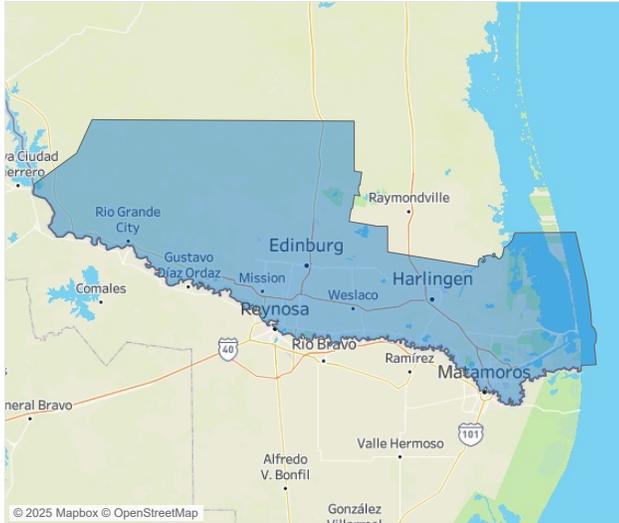


Jeff Adler
Vice President
Jeff.Adler@yardi.com

Contacts

Razvan Cimpean
SEO Engineer
Razvan-I.Cimpean@yardi.com

McAllen
February 2025



McAllen is the **102nd** largest multifamily market with **30,265** completed units and **5,232** units in development, **434** of which have already broken ground.

Advertised **rents** are at **\$981**, up **1.1%** ▲ from the previous year placing McAllen at **79th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **449** ▲ units absorbed over the past twelve months. Absorption increased by **142** ▲ units from the previous year's absorption gain of **307** ▲ units.

Employment in McAllen has grown by **1.5%** ▲ over the past 12 months, while hourly wages have risen by **2.0%** ▲ YoY to **\$21.02** according to the *Bureau of Labor Statistics*.

