

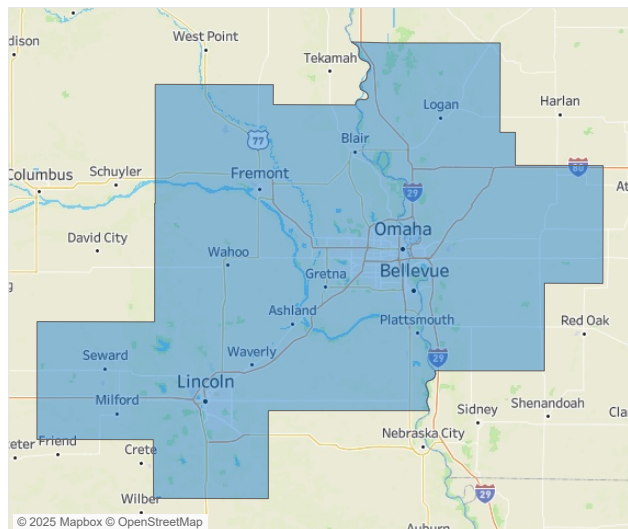


Jeff Adler
Vice President
Jeff.Adler@yardi.com

Contacts

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

Omaha
February 2025



Omaha is the **51st** largest multifamily market with **96,702** completed units and **30,139** units in development, **9,286** of which have already broken ground.

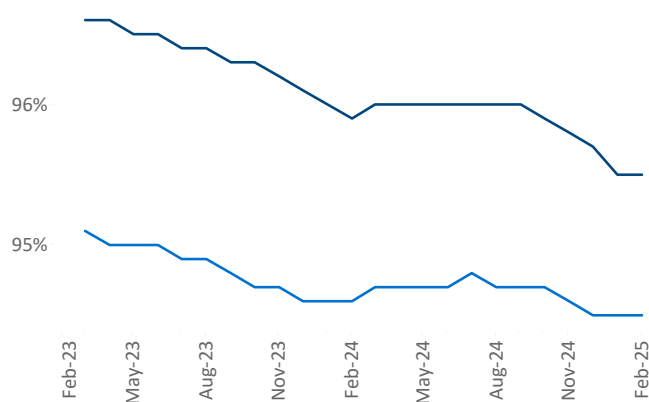
Advertised **rents** are at **\$1,253**, up **3.1% ▲** from the previous year placing Omaha at **39th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **4,815 ▲** units absorbed over the past twelve months. Absorption increased by **1,718 ▲** units from the previous year's absorption gain of **3,097 ▲** units.

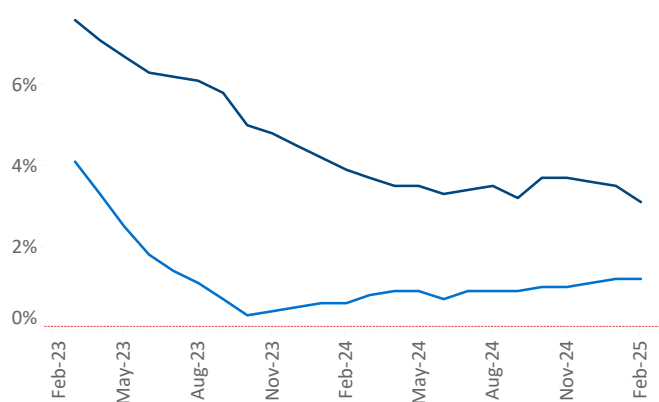
Employment in Omaha has grown by **0.7% ▲** over the past 12 months, while hourly wages have risen by **5.5% ▲** YoY to **\$34.26** according to the *Bureau of Labor Statistics*.

■ Omaha ■ National

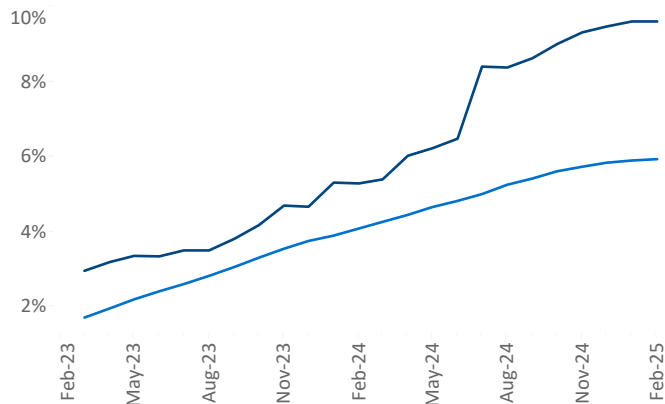
Occupancy



Rent Growth YoY



Units Under Construction as % of Stock



Absorbed Completions T12

