



Jeff Adler
Vice President
Jeff.Adler@yardi.com

Contacts

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

Raleigh - Durham February 2025



Raleigh - Durham is the **27th** largest multifamily market with **199,541** completed units and **123,834** units in development, **17,705** of which have already broken ground.

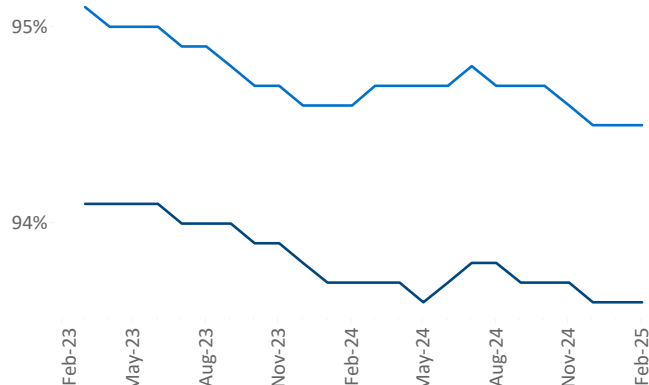
Advertised **rents** are at **\$1,537**, down **-1.6%** ▼ from the previous year placing Raleigh - Durham at **112th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **11,058** ▲ units absorbed over the past twelve months. Absorption increased by **4,795** ▲ units from the previous year's absorption gain of **6,263** ▲ units.

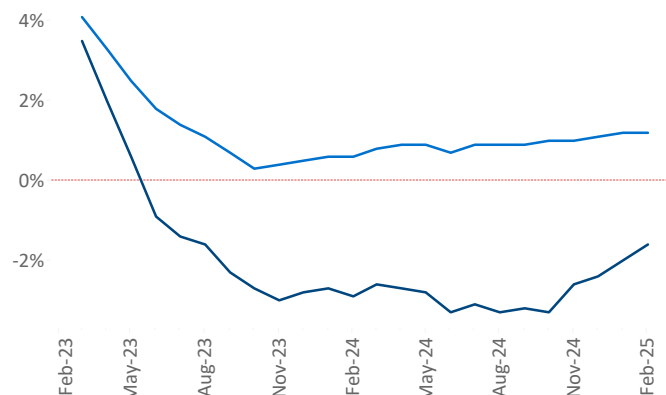
Employment in Raleigh - Durham has grown by **1.8%** ▲ over the past 12 months, while hourly wages have risen by **6.1%** ▲ YoY to **\$36.43** according to the *Bureau of Labor Statistics*.

■ Raleigh - Durham ■ National

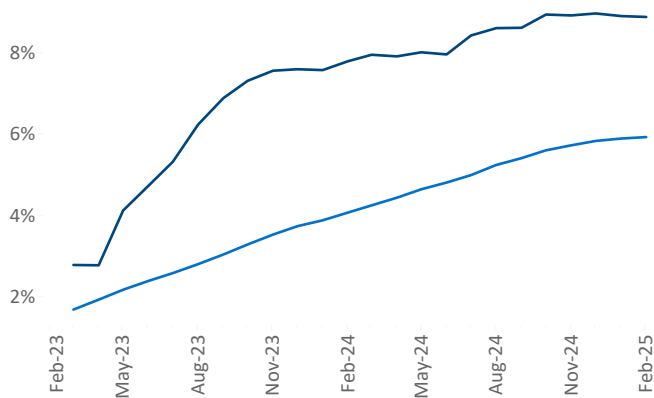
Occupancy



Rent Growth YoY



Units Under Construction as % of Stock



Absorbed Completions T12

