



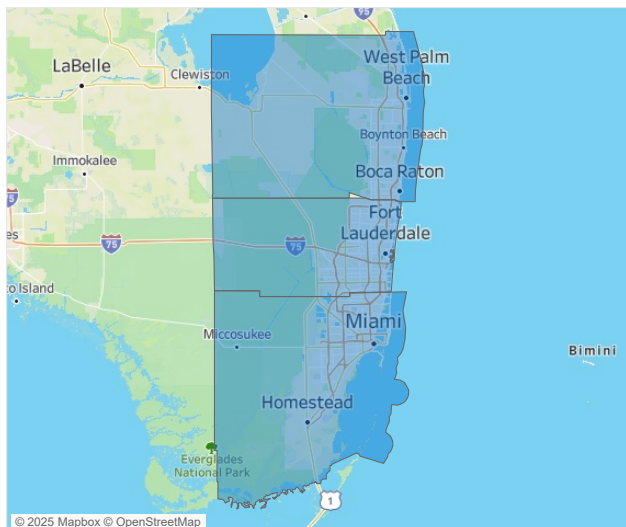
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Miami Metro

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Miami Metro is the **8th** largest multifamily market with **382,842** completed units and **340,830** units in development, **34,403** of which have already broken ground.

Advertised **rents** are at **\$2,505** from the previous year placing Miami Metro at **94th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **18,636 ▲** units absorbed over the past twelve months. Absorption increased by **4,476 ▲** units from the previous year's absorption gain of **14,160 ▲** units.

Employment in Miami Metro has grown by **1.0% ▲** over the past 12 months, while hourly wages have risen by **5.8% ▲** YoY to **\$31.92** according to the *Bureau of Labor Statistics*.

