



Jeff Adler  
Vice President  
[Jeff.Adler@yardi.com](mailto:Jeff.Adler@yardi.com)

Contacts

Razvan Cimpean  
SEO Engineer  
[Razvan-I.Cimpean@yardi.com](mailto:Razvan-I.Cimpean@yardi.com)

Raleigh - Durham  
April 2025



**Raleigh - Durham** is the **28th** largest multifamily market with **202,137** completed units and **122,013** units in development, **15,574** of which have already broken ground.

Advertised **rents** are at **\$1,560**, down **-0.5%** ▼ from the previous year placing Raleigh - Durham at **103rd** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **12,815** ▲ units absorbed over the past twelve months. Absorption increased by **6,781** ▲ units from the previous year's absorption gain of **6,034** ▲ units.

**Employment** in Raleigh - Durham has grown by **1.8%** ▲ over the past 12 months, while hourly wages have risen by **3.3%** ▲ YoY to **\$36.29** according to the *Bureau of Labor Statistics*.

