

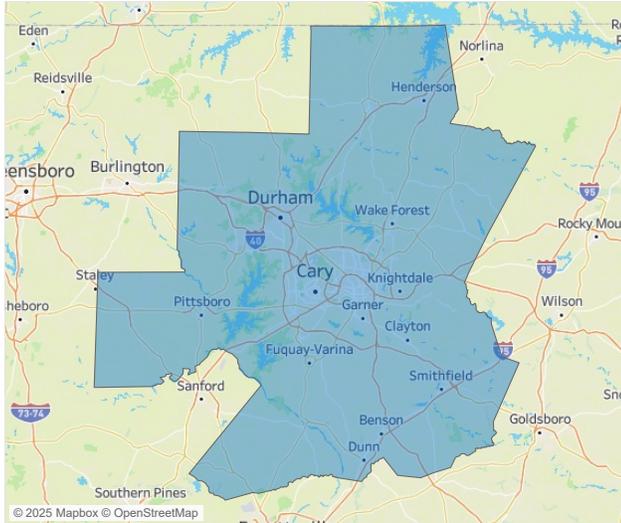


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Raleigh - Durham  
May 2025



**Raleigh - Durham** is the **28th** largest multifamily market with **202,434** completed units and **122,895** units in development, **15,574** of which have already broken ground.

Advertised **rents** are at **\$1,561**, down **-0.8%** ▼ from the previous year placing Raleigh - Durham at **101st** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **12,920** ▲ units absorbed over the past twelve months. Absorption increased by **6,773** ▲ units from the previous year's absorption gain of **6,147** ▲ units.

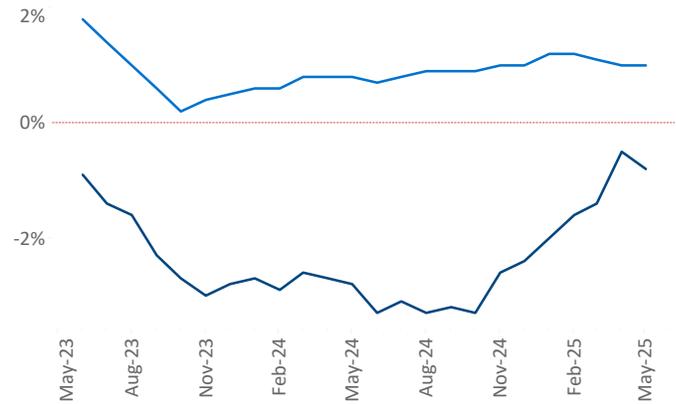
**Employment** in Raleigh - Durham has grown by **1.9%** ▲ over the past 12 months, while hourly wages have risen by **6.7%** ▲ YoY to **\$36.70** according to the *Bureau of Labor Statistics*.

■ Raleigh - Durham      ■ National

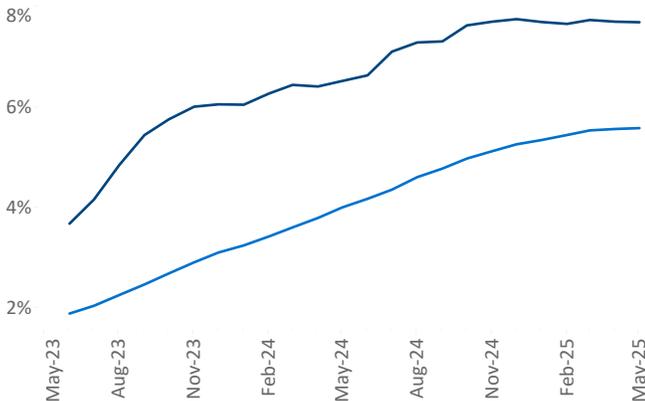
Occupancy



Rent Growth YoY



Units Under Construction as % of Stock



Absorbed Completions T12

