

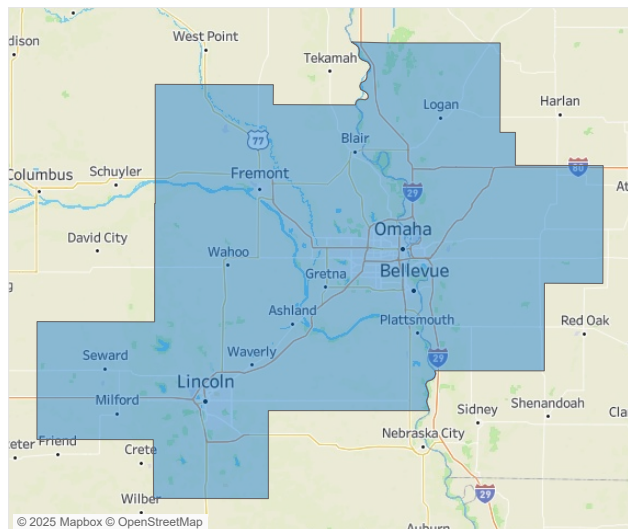


Jeff Adler
Vice President
Jeff.Adler@yardi.com

Contacts

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

Omaha
June 2025



Omaha is the **51st** largest multifamily market with **98,922** completed units and **29,829** units in development, **8,620** of which have already broken ground.

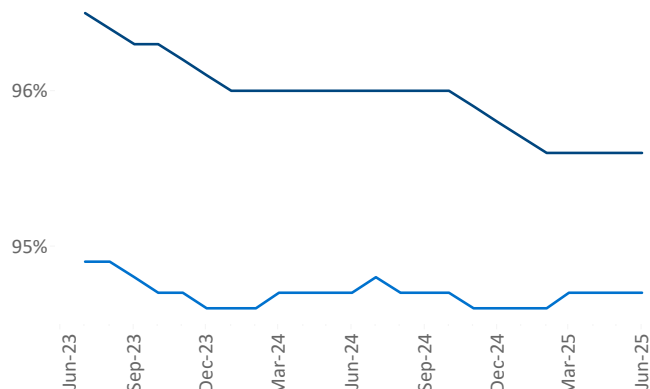
Advertised **rents** are at **\$1,294**, up **3.4%** ▲ from the previous year placing Omaha at **21st** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **4,829** ▲ units absorbed over the past twelve months. Absorption decreased by **-149** ▼ units from the previous year's absorption gain of **4,978** ▲ units.

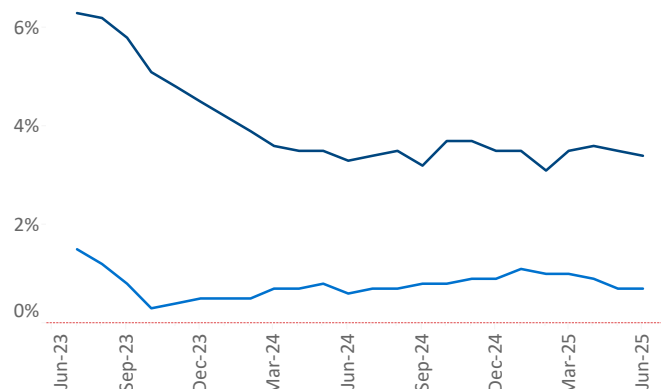
Employment in Omaha has grown by **0.9%** ▲ over the past 12 months, while hourly wages have risen by **4.7%** ▲ YoY to **\$33.85** according to the *Bureau of Labor Statistics*.

■ Omaha ■ National

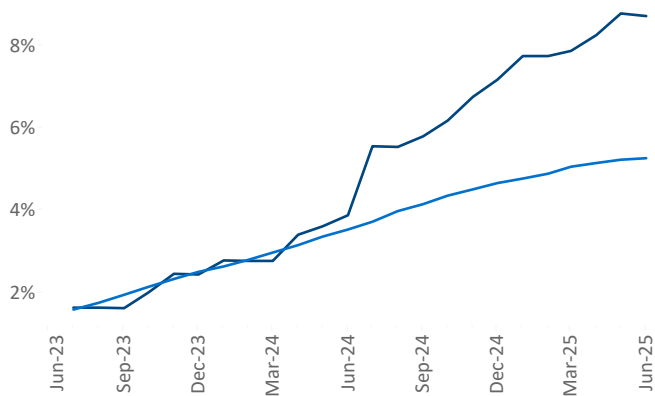
Occupancy



Rent Growth YoY



Units Under Construction as % of Stock



Absorbed Completions T12

