

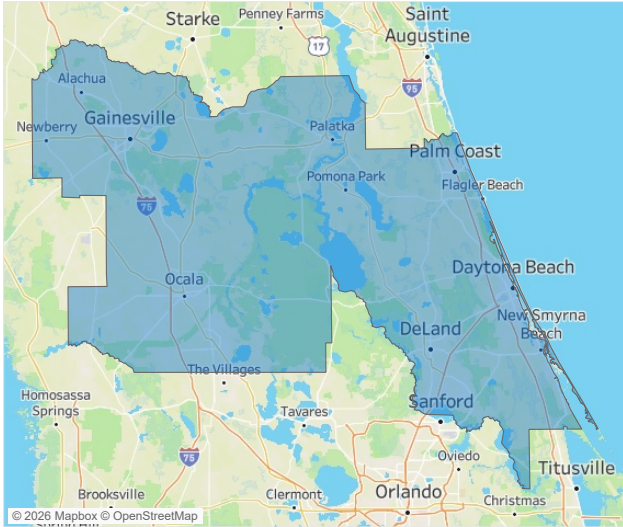


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North Central Florida  
November 2025



**North Central Florida** is the **62nd** largest multifamily market with **65,898** completed units and **31,914** units in development, **5,824** of which have already broken ground.

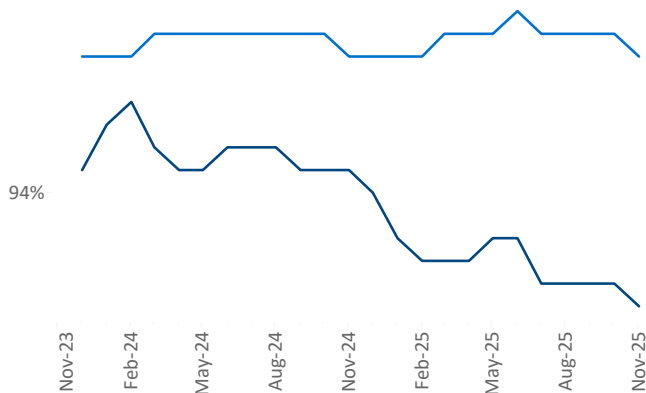
Advertised **rents** are at **\$1,493**, down **-0.2%** ▼ from the previous year placing North Central Florida at **82nd** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **2,657** ▲ units absorbed over the past twelve months. Absorption decreased by **-1,905** ▼ units from the previous year's absorption gain of **4,562** ▲ units.

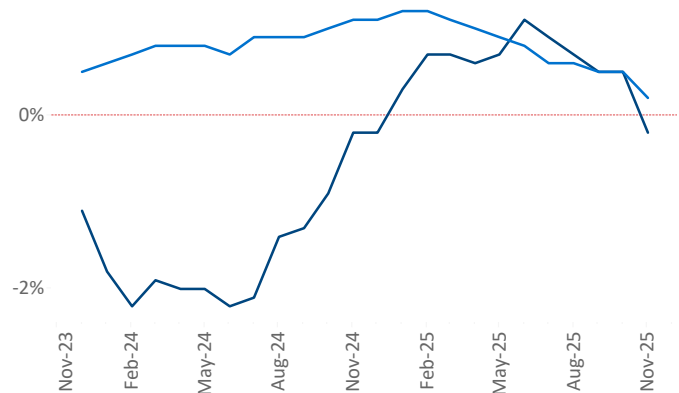
**Employment** in North Central Florida has grown by **0.7%** ▲ over the past 12 months, while hourly wages have fallen by **-0.5%** ▼ YoY to **\$30.36** according to the *Bureau of Labor Statistics*.

■ North Central Florida    ■ National

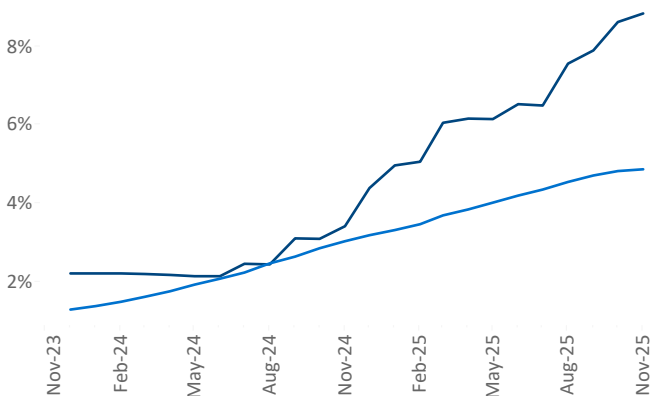
Occupancy



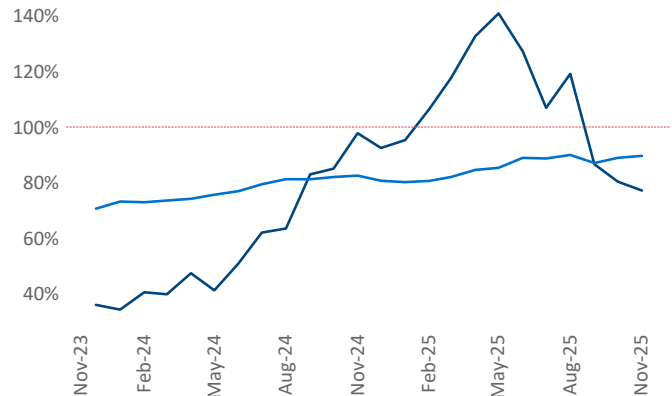
Rent Growth YoY



Units Under Construction as % of Stock



Absorbed Completions T12



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