

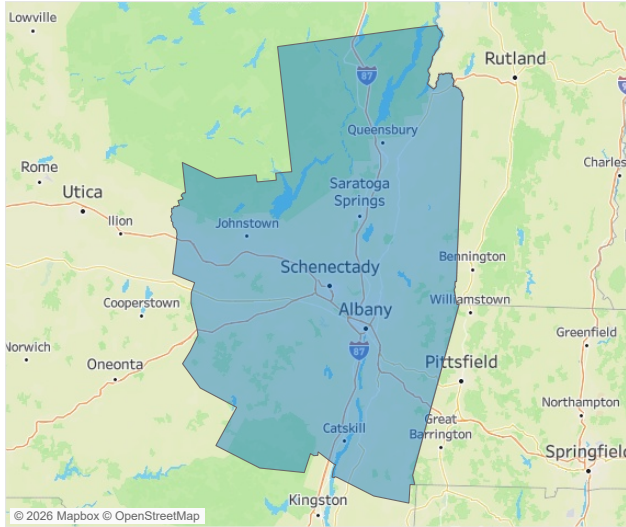


Jeff Adler
Vice President
Jeff.Adler@yardi.com

Contacts

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

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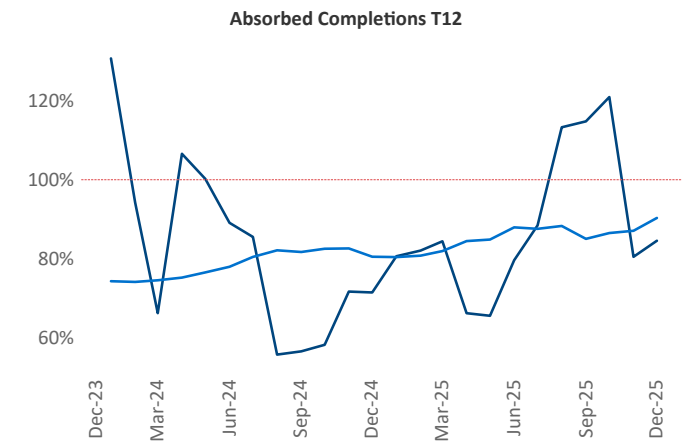
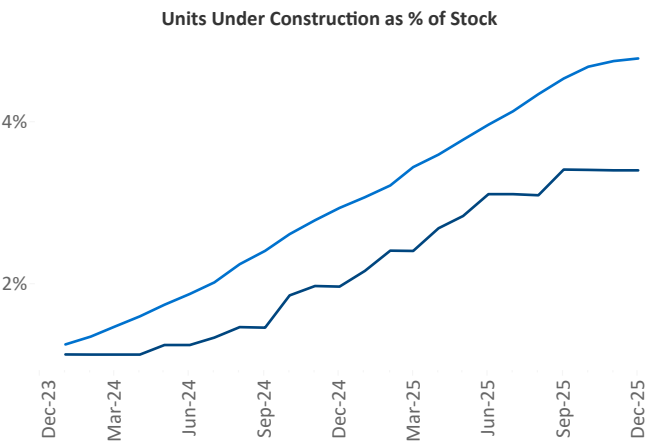
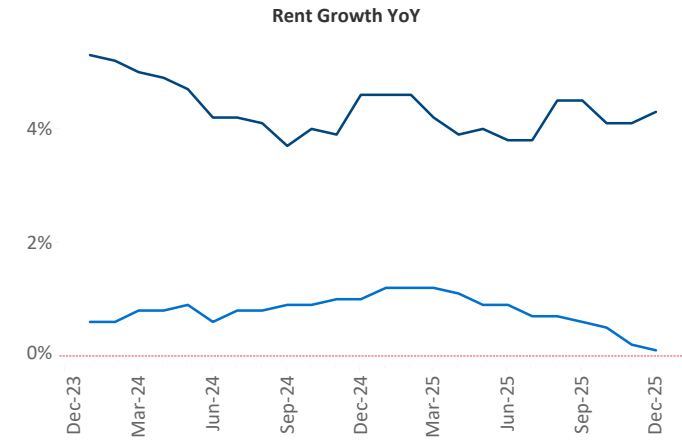
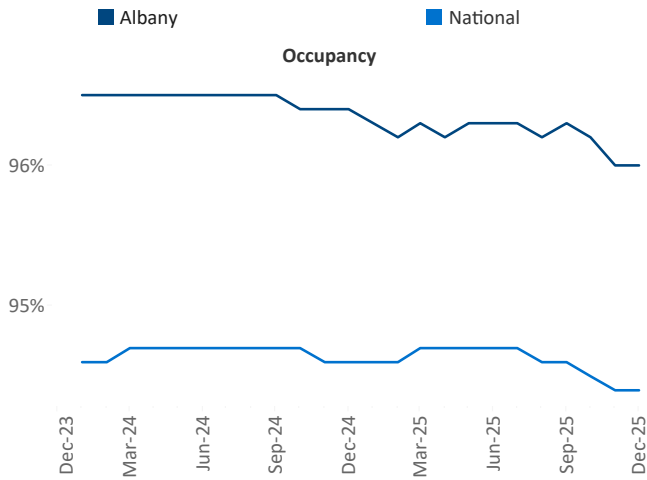


Albany is the **67th** largest multifamily market with **61,326** completed units and **23,770** units in development, **2,089** of which have already broken ground.

Advertised **rents** are at **\$1,696**, up **4.3% ▲** from the previous year placing Albany at **4th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **1,009 ▲** units absorbed over the past twelve months. Absorption decreased by **-576 ▼** units from the previous year's absorption gain of **1,585 ▲** units.

Employment in Albany has grown by **0.9% ▲** over the past 12 months, while hourly wages have fallen by **-0.4% ▼** YoY to **\$36.29** according to the *Bureau of Labor Statistics*.



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