



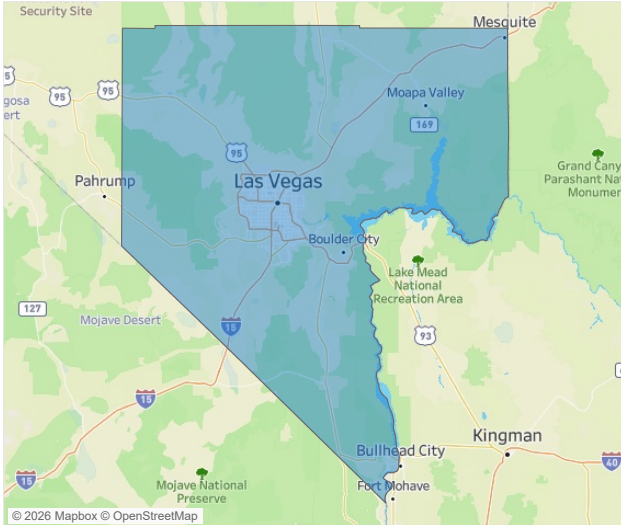
Jeff Adler
Vice President
Jeff.Adler@yardi.com

Contacts

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

Las Vegas

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Las Vegas is the **31st** largest multifamily market with **199,147** completed units and **36,584** units in development, **6,642** of which have already broken ground.

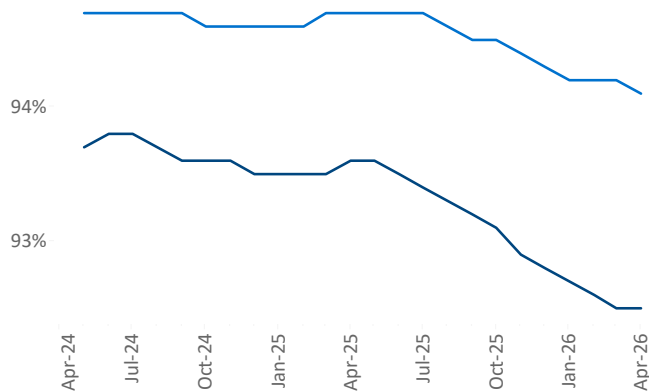
Advertised **rents** are at **\$1,468**, down **-1.6%** ▼ from the previous year placing Las Vegas at **105th** overall in year-over-year rent growth.

Multifamily housing **demand** was positive with **3,109** ▲ units absorbed over the last twelve months. Absorption decreased by **-3,499** ▼ units from the previous year's absorption gain of **6,608** ▲ units.

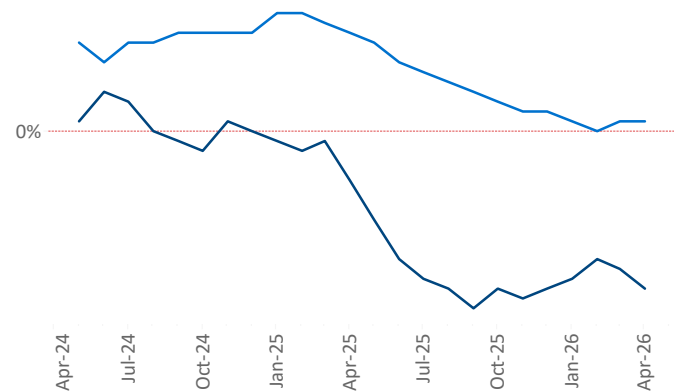
Employment in Las Vegas grew **1.8%** ▲ over the last twelve months, while hourly wages grew **4.7%** ▲ YoY to **\$33.16**, according to the *Bureau of Labor Statistics*.

■ Las Vegas ■ National

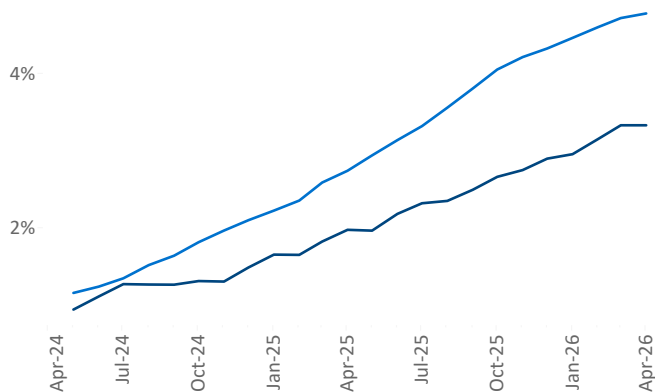
Occupancy



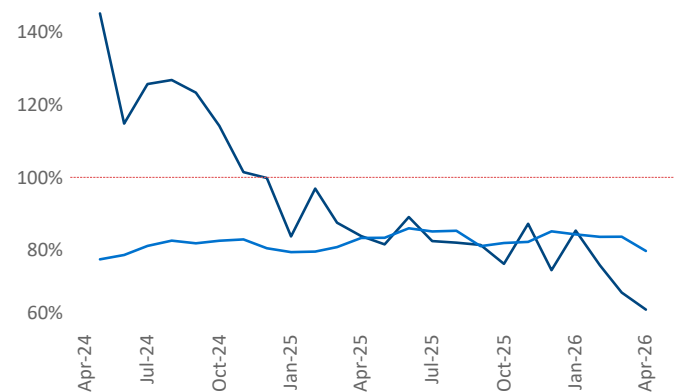
Rent Growth YoY



Units Under Construction as % of Stock



Absorbed Completions T12



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