

Search Analytics

INVENTORY BEDS

3,645 +0%

Prior Period 3,645

UNDER CONSTRUCTION BEDS

0 -

Prior Period 0

PRE-LEASING

47.6% -

Prior Period -

VACANCY RATE

11.2% -2.0%

Prior Period 13.2%

MARKET RENT/BED

\$609 -15.7%

Prior Period \$722

MARKET SALE PRICE/UNIT

\$130K +13.3%

Prior Period \$115K

MARKET CAP RATE

6.4% -0.3%

Prior Period 6.7%

Key Metrics

Availability	
Vacant Beds	410 ↓
Asking Rent/SF	\$1.41 ↓
Concession Rate	0.9% ↑
Studio/1BR Asking Rent	\$1,068 ↑
2 Bedroom Asking Rent/Bed	\$706 ↓
3 Bedroom Asking Rent/Bed	\$548 ↑
4+ Bedroom Asking Rent/Bed	\$504 ↓

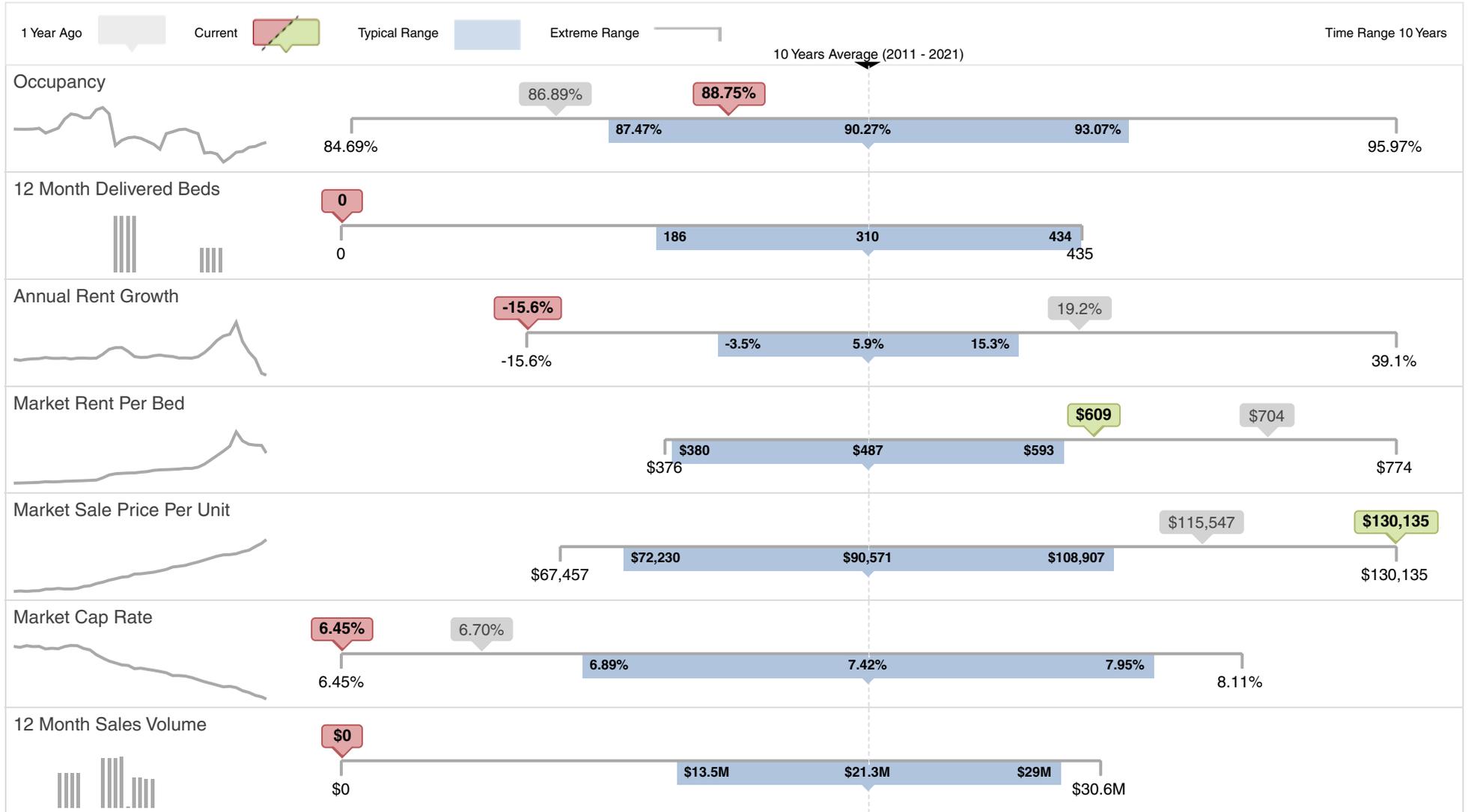
Inventory	
Existing Buildings	9 ↓
Average Beds Per Bldg	405 ↓
12 Mo Demolished Beds	0 ↓
Avg Dist to Nearest Campus	0.5 mi
12 Mo Construction Starts Beds	0 ↓
12 Mo Delivered Beds	0 ↓
12 Mo Avg Delivered Beds	0 ↓

Sales Past Year	
Transaction Per Unit	-
Transaction Per Bed	-
Sales Volume	\$0 ↓
Properties Sold	0 ↓
Transaction Cap Rate	-
Asking Rent/Bed	-
Asking Rent/SF	-

Demand	
12 Mo Absorp % of Inventory	1.8% ↑
Median Household Income	73.4K
Population Growth 5 Yrs 20-29	-17.8%
Population Growth 5 Yrs 30-39	8.2%
Population Growth 5 Yrs 40-54	12.3%
Population Growth 5 Yrs 55+	10.8%
Population Growth 5 Yrs	4.9%

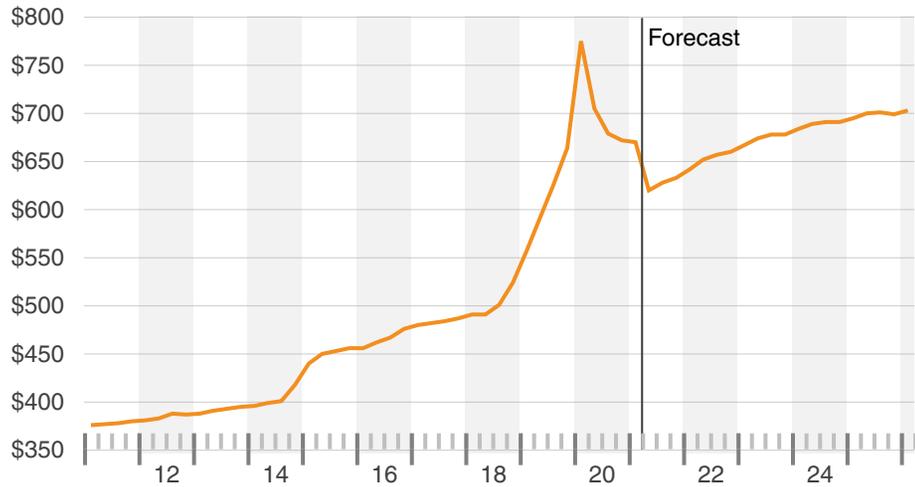
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Key Performance Indicators

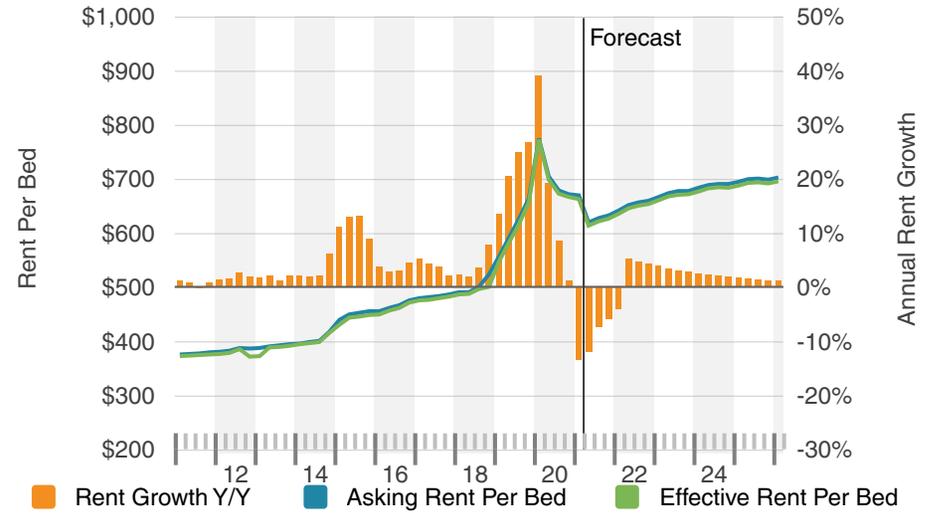


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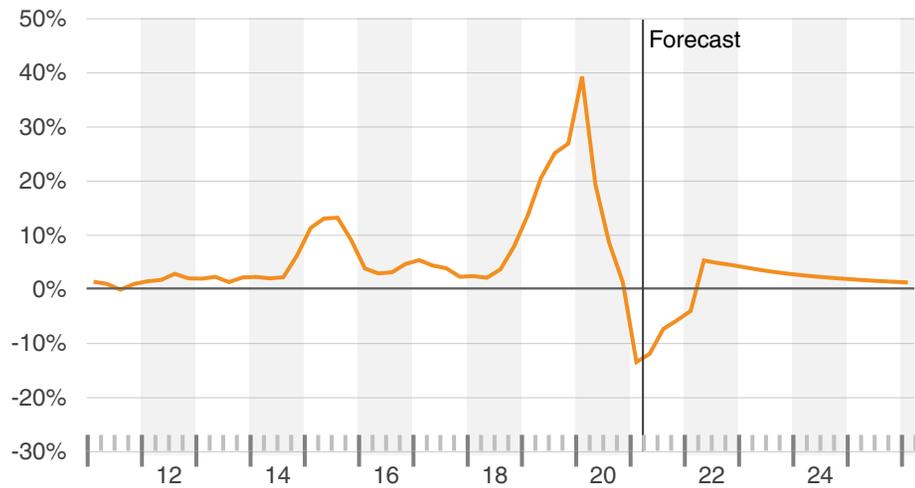
Market Asking Rent Per Bed



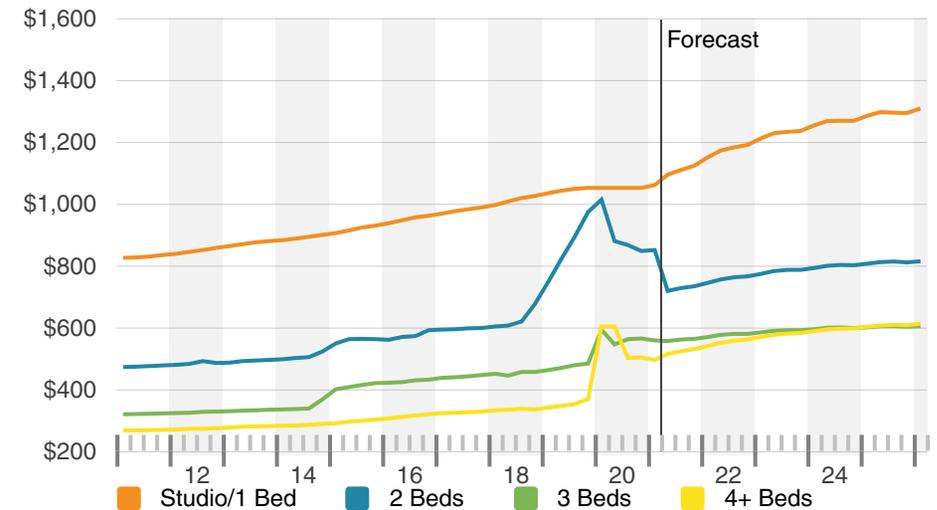
Market Rent Per Bed & Rent Growth



Market Rent Growth (YOY)

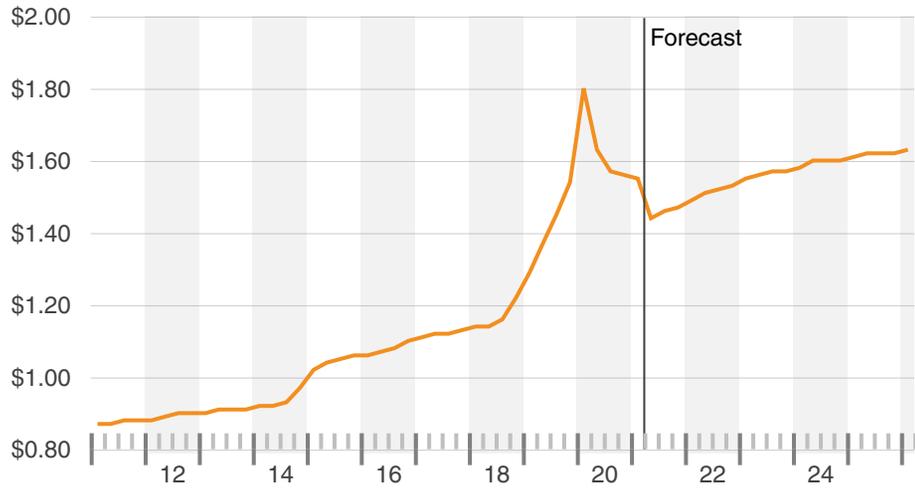


Market Rent Per Bed By Bedroom

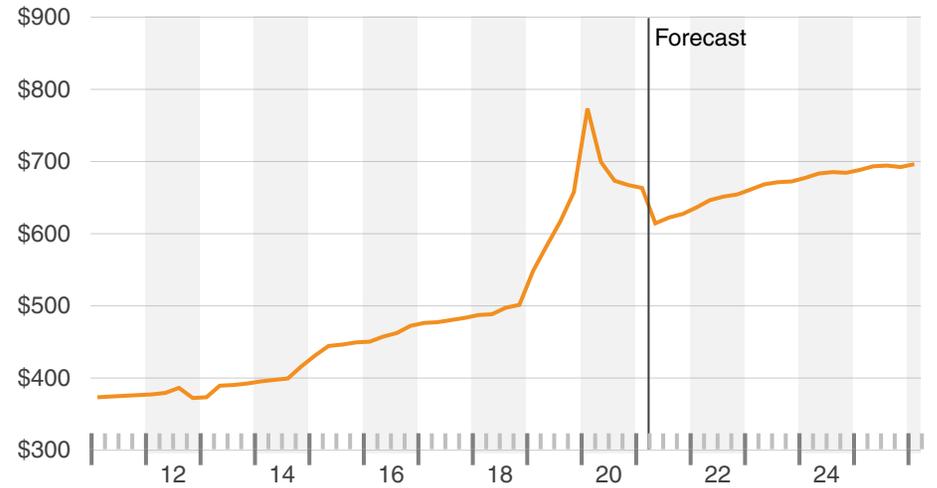


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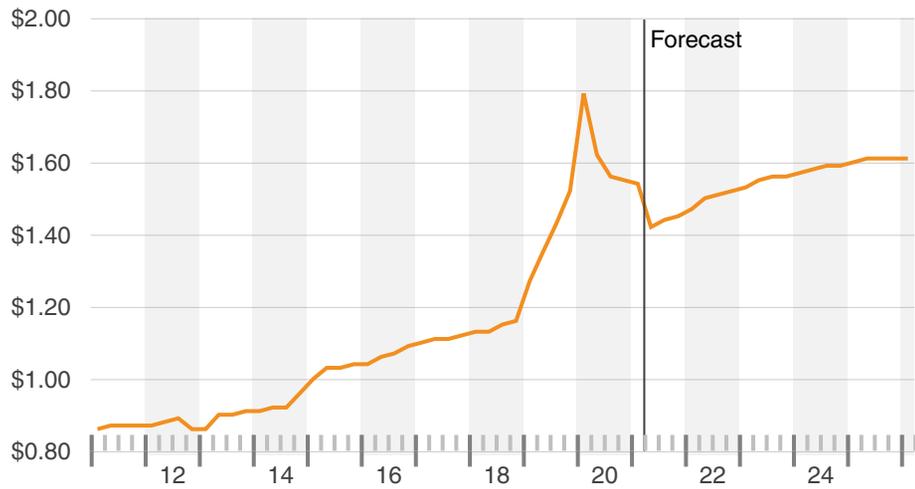
Market Asking Rent Per SF



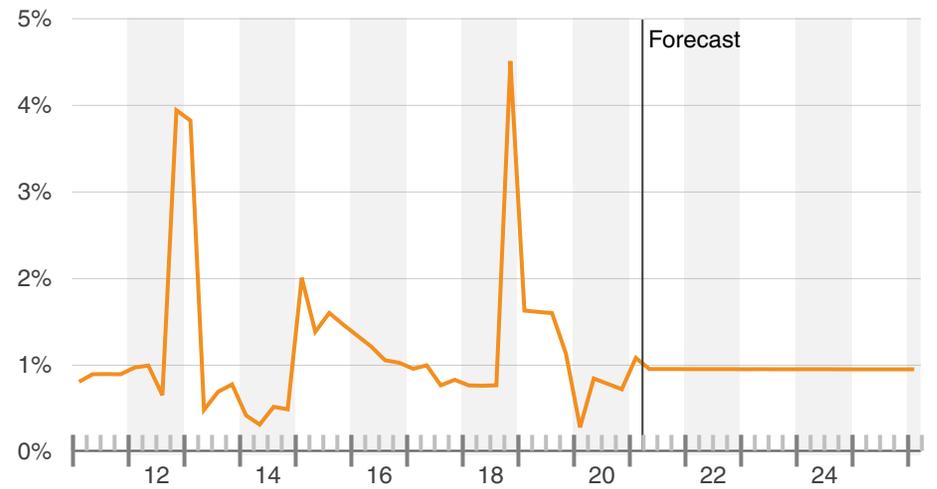
Market Effective Rent Per Bed



Market Effective Rent Per SF

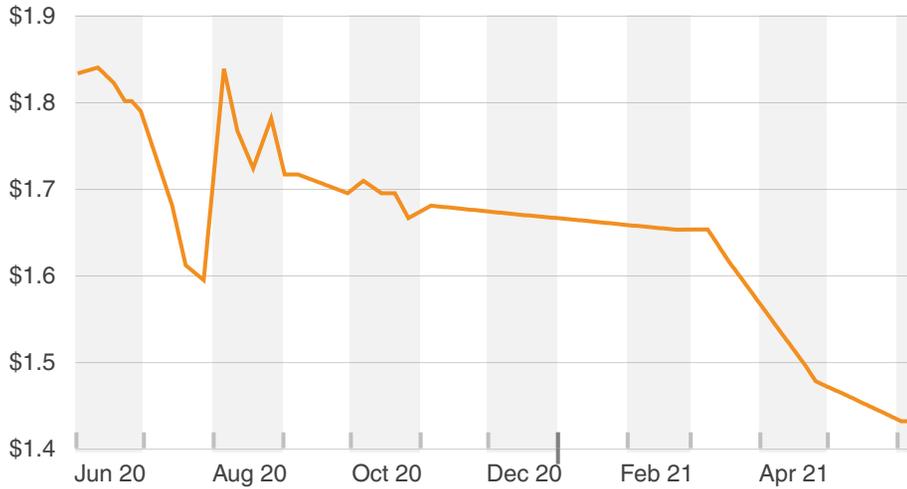


Concession Rate

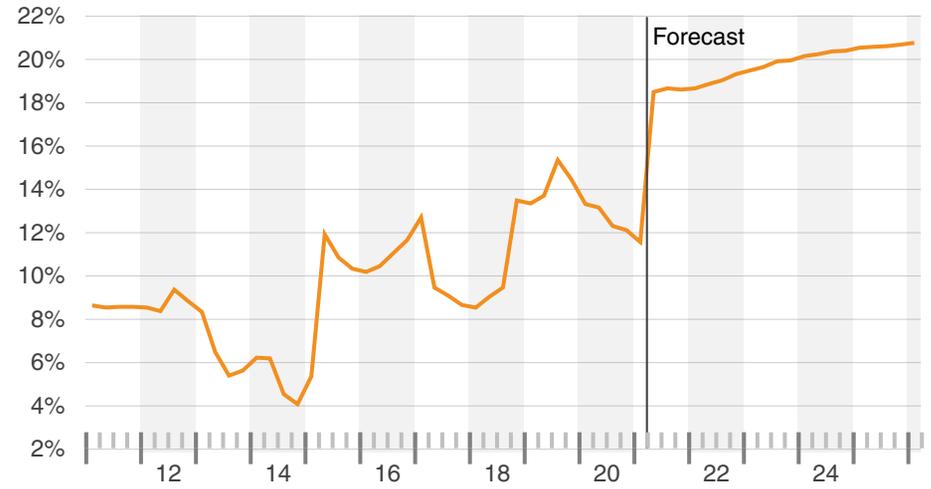


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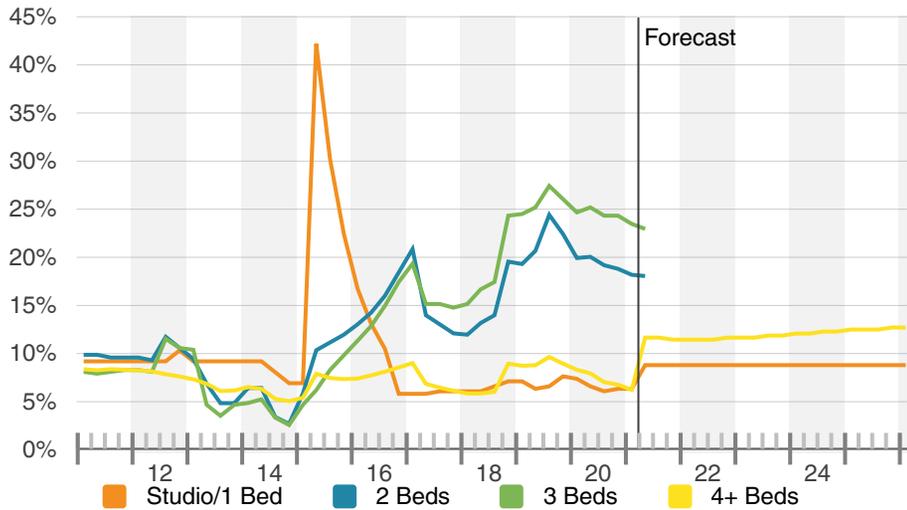
Daily Asking Rent Per SF



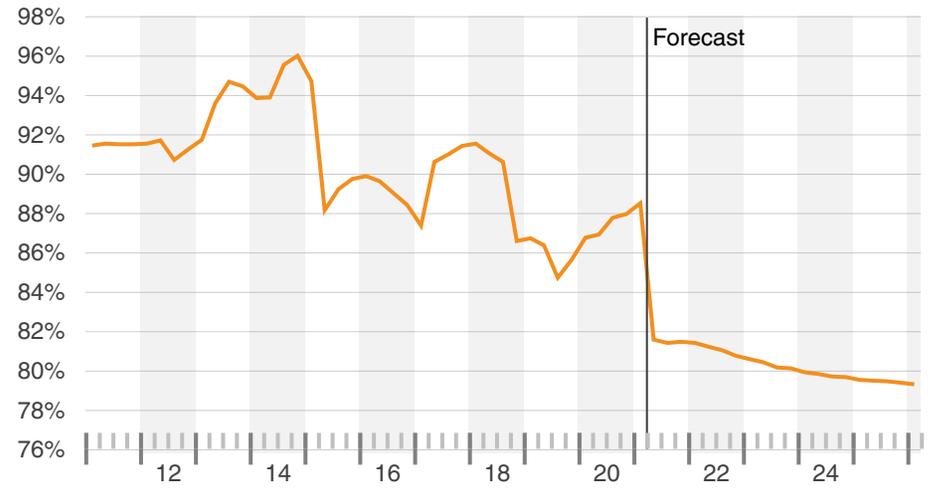
Vacancy Rate



Vacancy By Bedroom

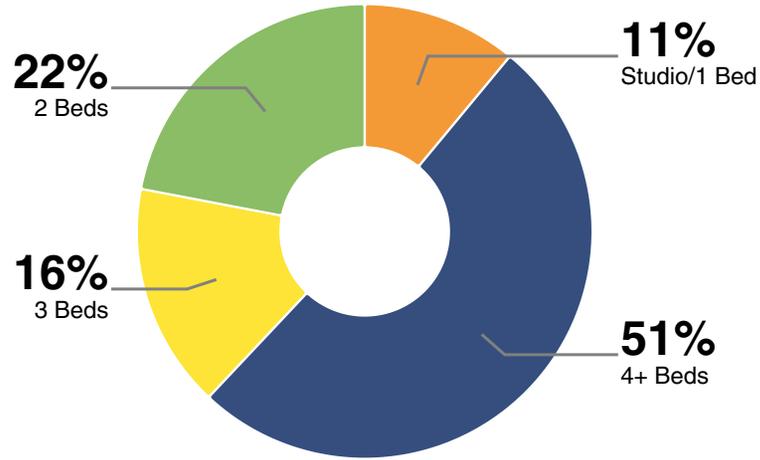


Occupancy Rate



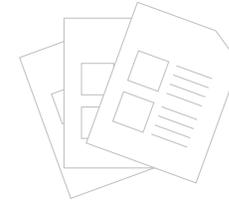
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Total Beds By Bedroom



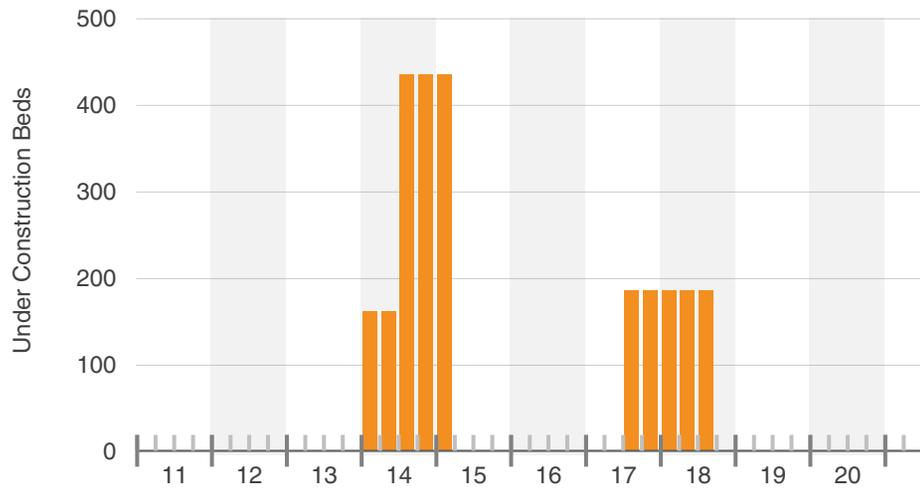
Construction Starts

No Data Available

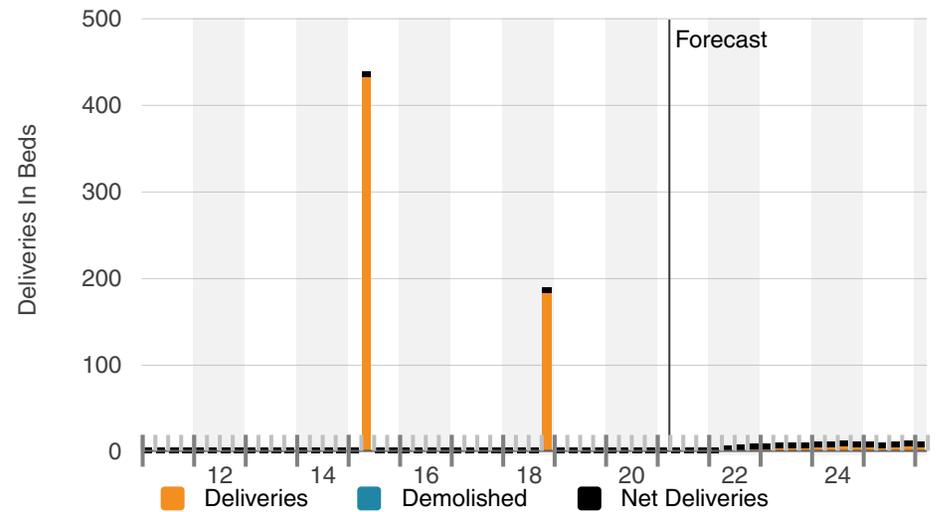


No data available for the past 10 years

Under Construction

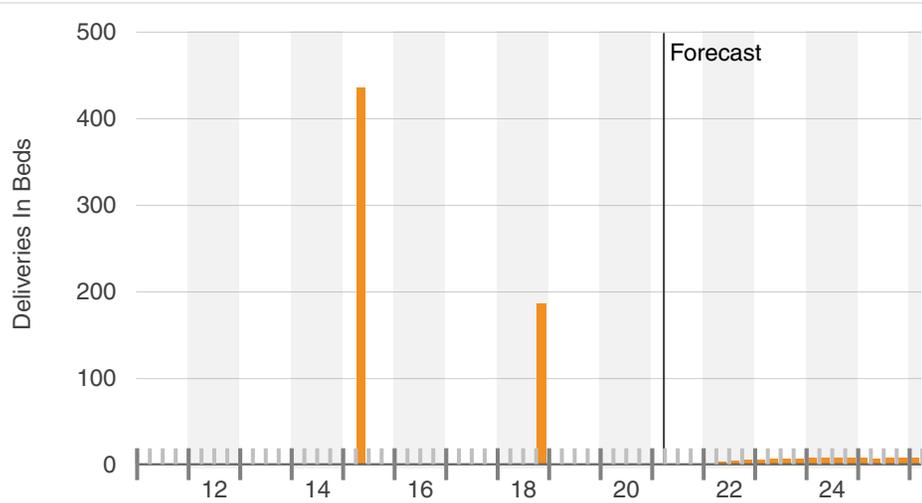


Deliveries & Demolitions



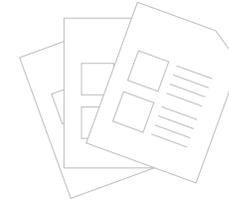
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Deliveries



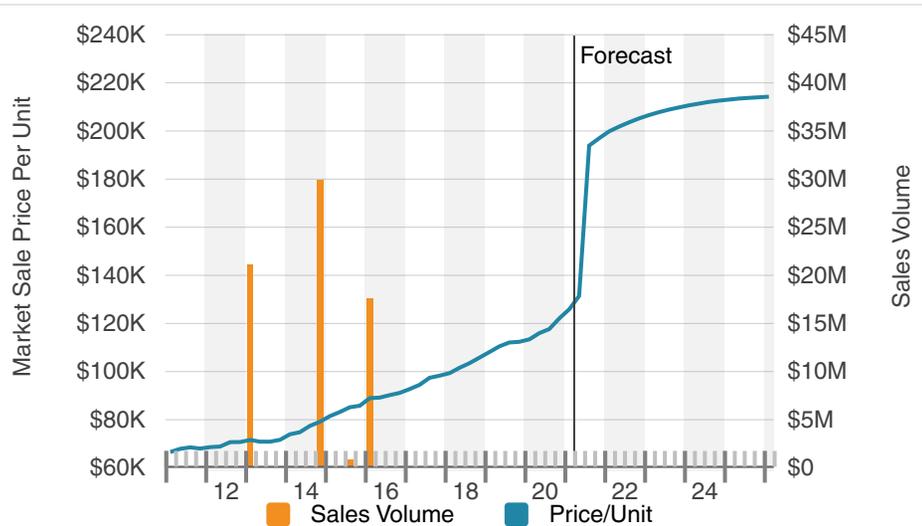
Demolitions

No Data Available

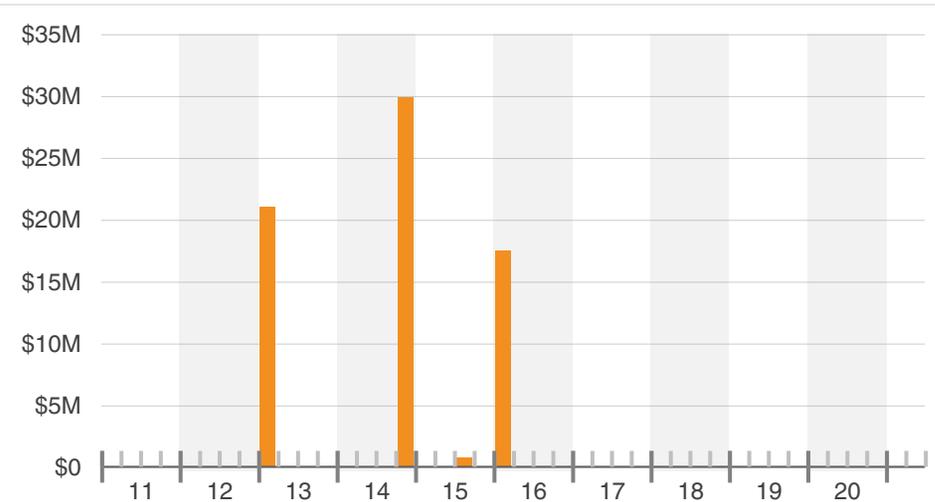


No data available for the past 10 years

Sales Volume & Market Sale Price Per Unit

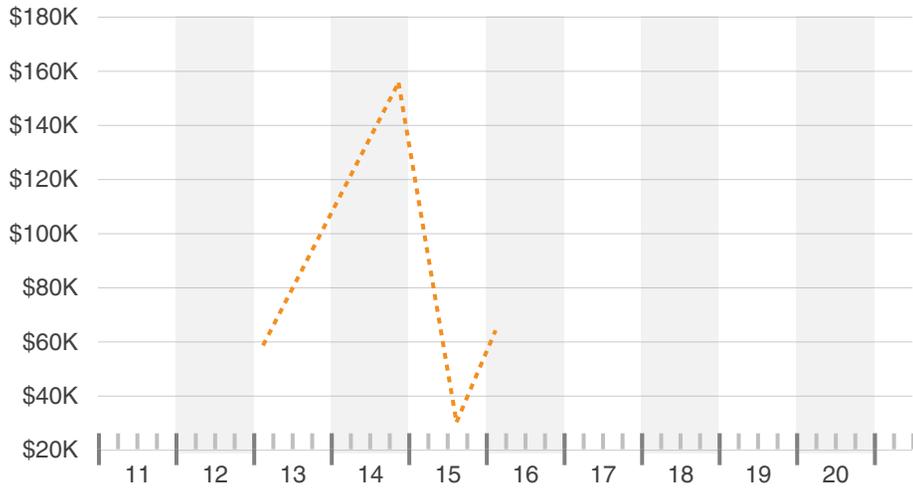


Sales Volume

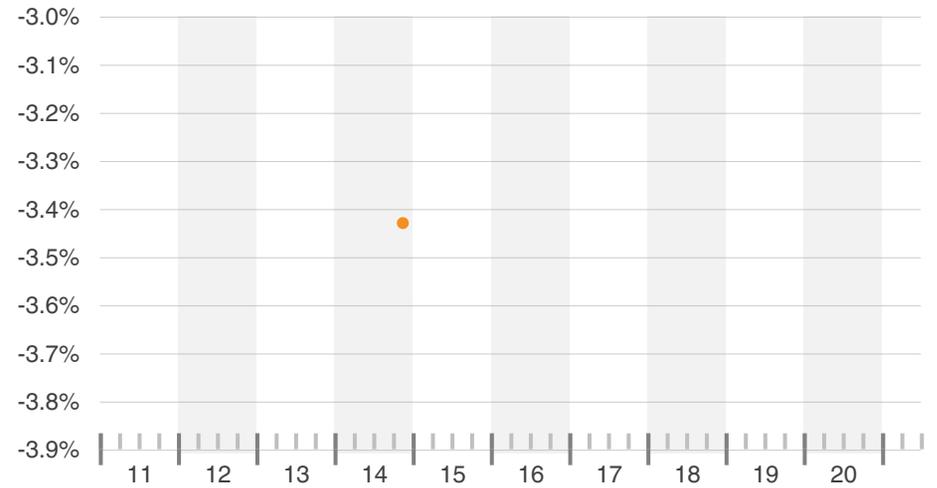


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Sale Price Per Unit



Sale To Asking Price Differential



Market Cap Rate

