

BERKADIA[®]

LOUISVILLE

MULTIFAMILY MARKET REPORT | Q3 2024

Inventory

99,758

2.8% YOY



2,905 UNITS
DURING THE TRAILING
FOUR QUARTERS

Net Absorption

3,504

UNITS



DURING THE TRAILING
FOUR QUARTERS

Effective Rent

\$1,258

5.0% YOY



\$60 YOY

Occupancy

95.1%

100 BPS YOY



Employment

703,400

1.1% YOY



7,400 JOBS
DURING THE
TRAILING 12 MONTHS

Households

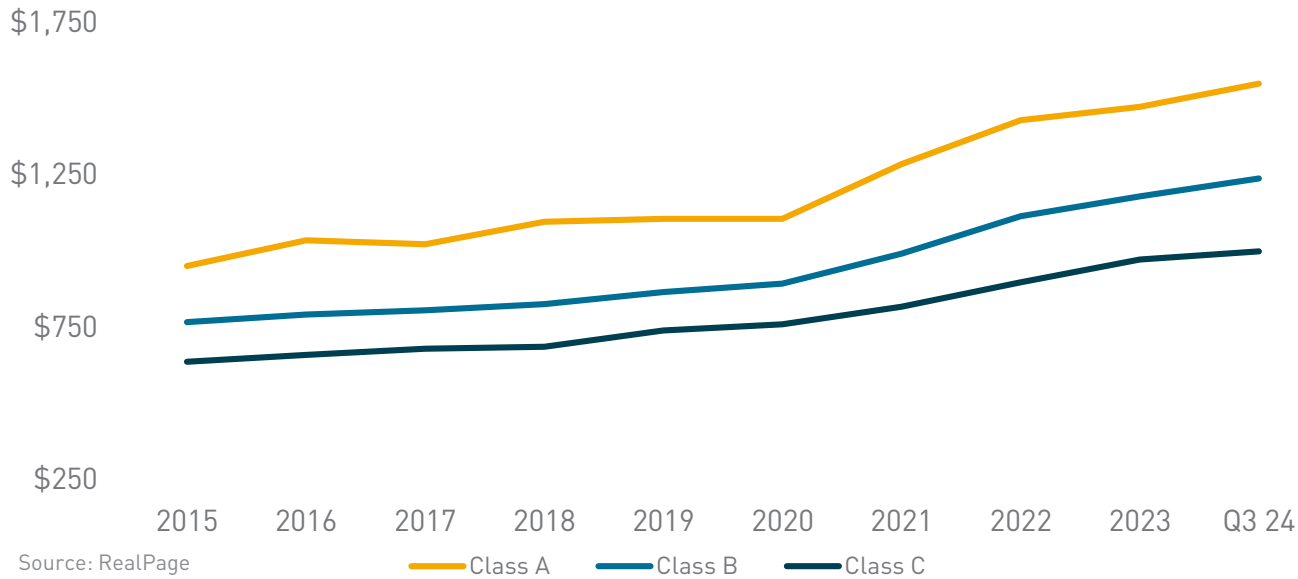
545,300

0.8% YOY



4,500 UNITS
DURING THE
TRAILING 12 MONTHS

LOUISVILLE EFFECTIVE RENT BY CLASS



Note: Effective rent and occupancy reflect stabilized properties and does not include preleased units or properties in lease-up. A newly constructed property is considered stabilized once it becomes 85% occupied.

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Sources: RealPage; Moody's Analytics

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LOUISVILLE OCCUPANCY BY CLASS

