

BERKADIA[®]

PORTLAND

MULTIFAMILY MARKET REPORT | Q3 2024

Inventory

241,024

2.2% YOY

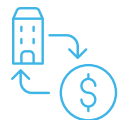


5,192 UNITS
DURING THE TRAILING
FOUR QUARTERS

Net Absorption

5,449

UNITS



DURING THE TRAILING
FOUR QUARTERS

Effective Rent

\$1,758

0.7% YOY



\$13 YOY

Occupancy

94.4%

20 BPS YOY



Employment

1,241,000

0.1% YOY



1,800 JOBS
DURING THE
TRAILING 12 MONTHS

Households

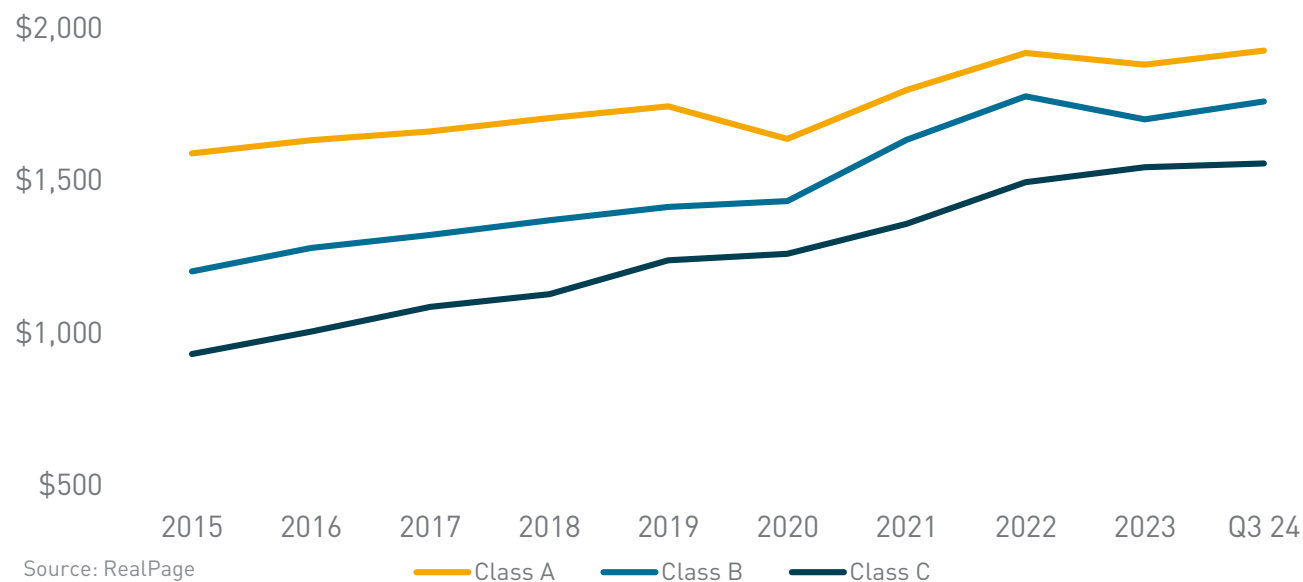
1,029,800

1.2% YOY



12,600 UNITS
DURING THE
TRAILING 12 MONTHS

PORTLAND 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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PORTLAND OCCUPANCY BY CLASS

