

BERKADIA[®]

COLORADO SPRINGS

MULTIFAMILY MARKET REPORT | Q1 2025

Inventory

62,028

9.5% YOY

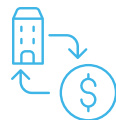


5,407 UNITS
DURING THE TRAILING
FOUR QUARTERS

Net Absorption

5,065

UNITS



DURING THE TRAILING
FOUR QUARTERS

Effective Rent

\$1,450

3.3% YOY



\$50 YOY

Occupancy

92.7%

10 BPS YOY



Employment

338,600

2.1% YOY



7,000 JOBS
DURING THE
TRAILING 12 MONTHS

Households

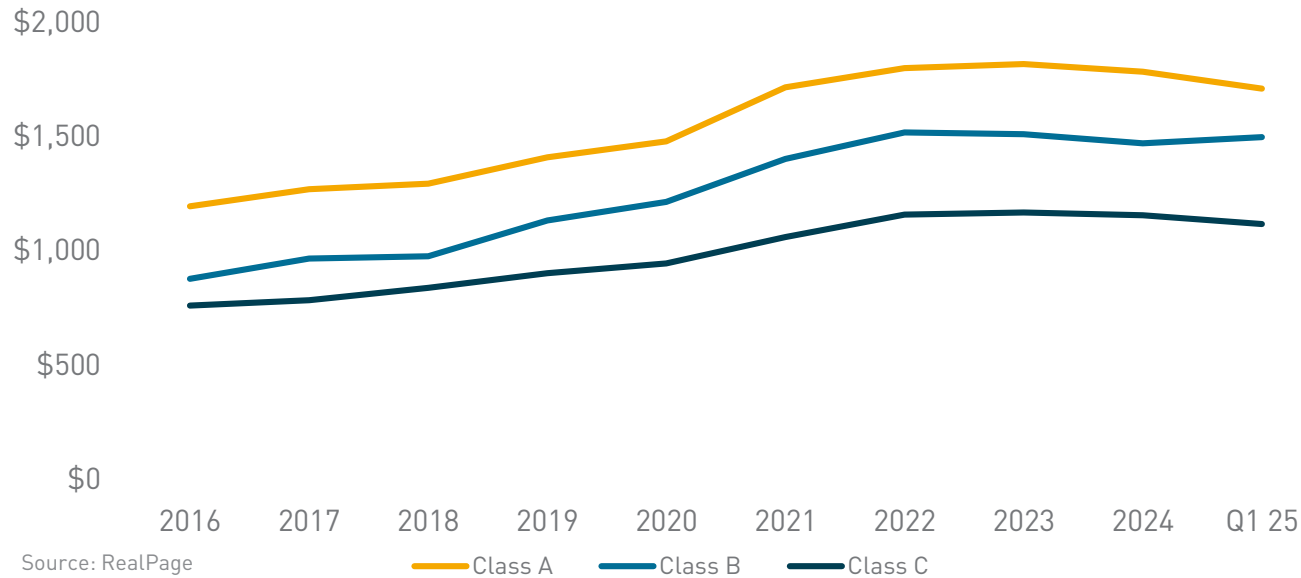
293,300

1.6% YOY

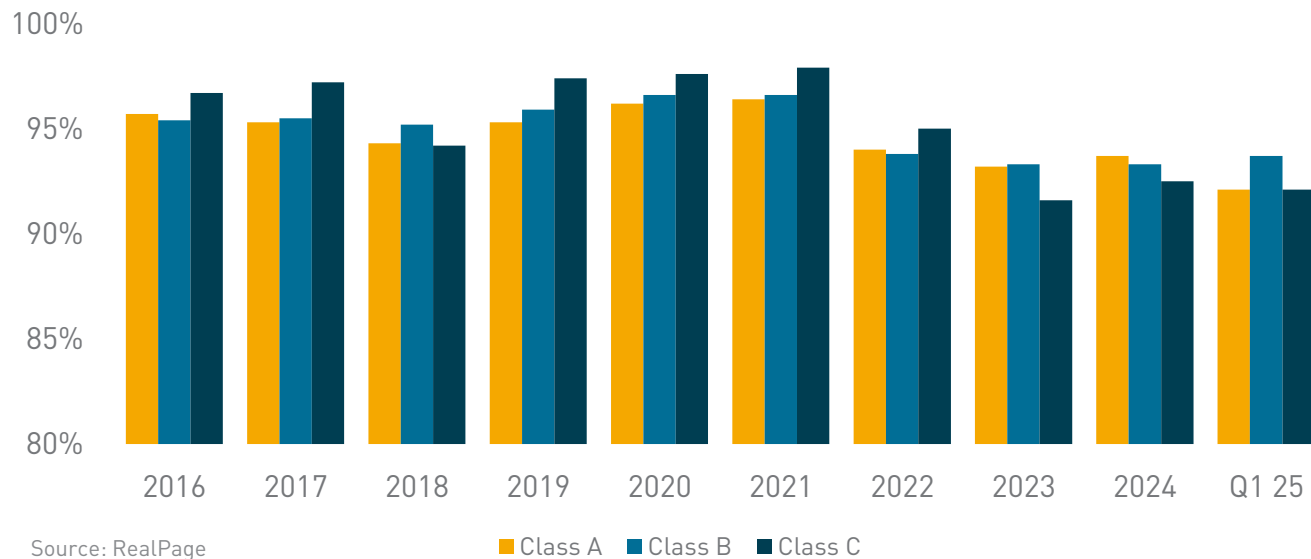


4,600 UNITS
DURING THE
TRAILING 12 MONTHS

COLORADO SPRINGS EFFECTIVE RENT BY CLASS



COLORADO SPRINGS OCCUPANCY 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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