

BERKADIA[®]

COLUMBUS

MULTIFAMILY MARKET REPORT | Q1 2025

Inventory

211,403

2.8% YOY



6,740 UNITS
DURING THE TRAILING
FOUR QUARTERS

Net Absorption

6,732

UNITS



DURING THE TRAILING
FOUR QUARTERS

Effective Rent

\$1,359

3.3% YOY



\$43 YOY

Occupancy

95.0%

60 BPS YOY



Employment

1,158,100

0.1% YOY



1,200 JOBS
DURING THE
TRAILING 12 MONTHS

Households

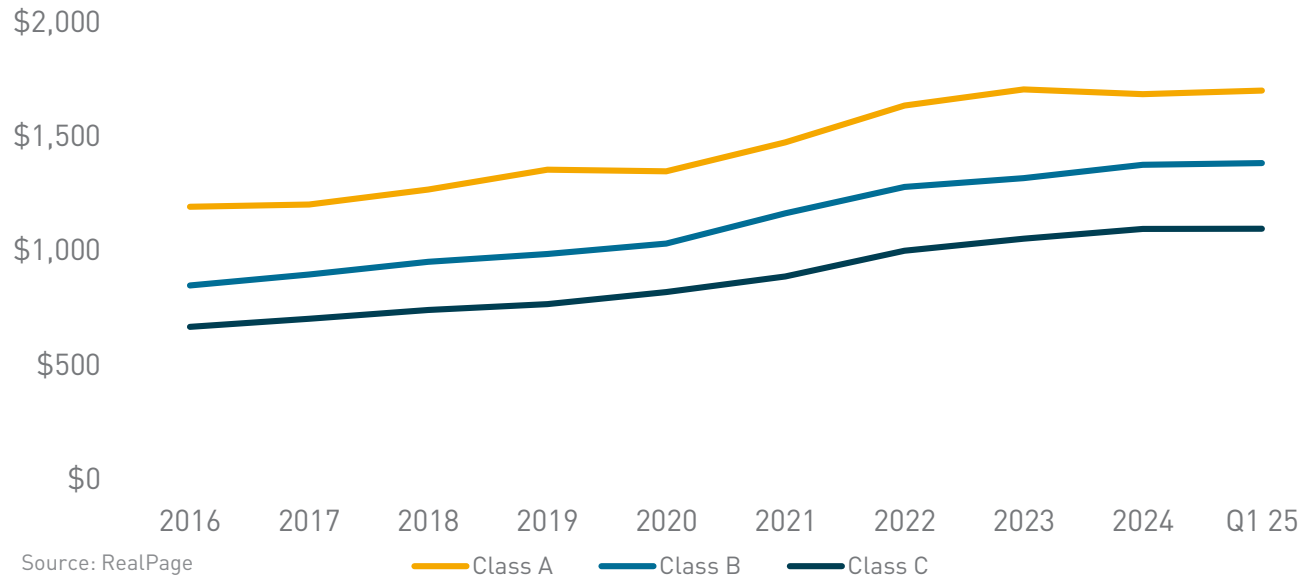
879,500

1.3% YOY



11,200 UNITS
DURING THE
TRAILING 12 MONTHS

COLUMBUS 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.



Sources: RealPage; Moody's Analytics
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COLUMBUS OCCUPANCY BY CLASS

