

BERKADIA[®]

GREENVILLE, SC

MULTIFAMILY MARKET REPORT | Q1 2025

Inventory

78,558

4.5% YOY



3,365 UNITS
DURING THE TRAILING
FOUR QUARTERS

Net Absorption

4,053

UNITS



DURING THE TRAILING
FOUR QUARTERS

Effective Rent

\$1,368

3.3% YOY



\$44 YOY

Occupancy

93.7%

120 BPS YOY



Employment

650,500

1.6% YOY



10,400 JOBS
DURING THE
TRAILING 12 MONTHS

Households

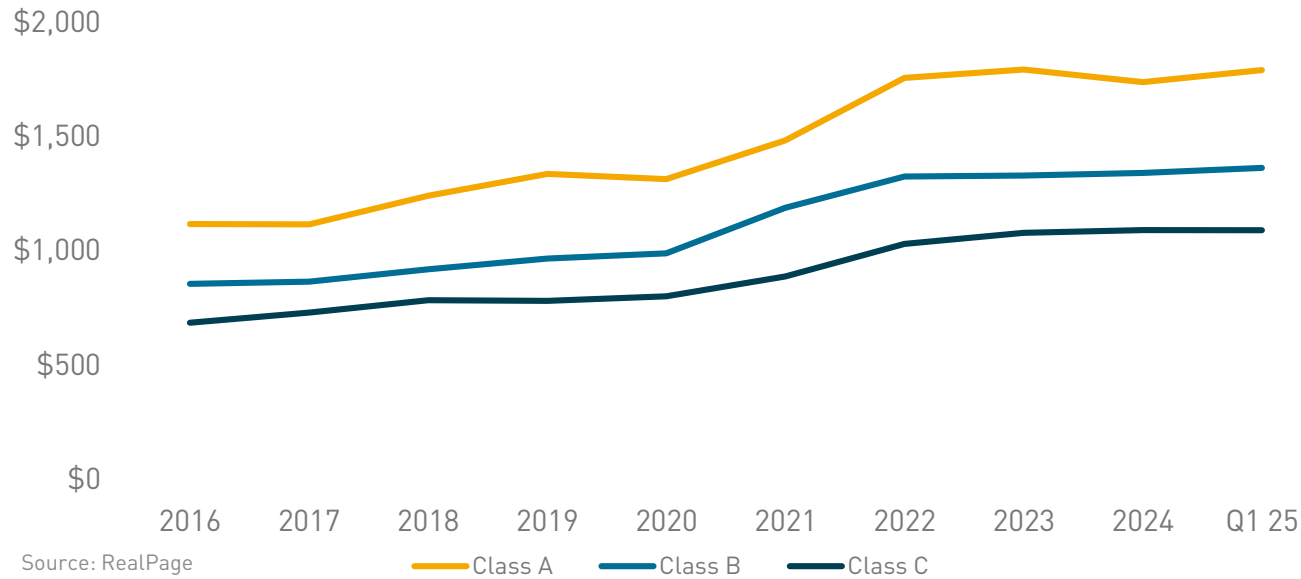
561,700

2.2% YOY



12,300 UNITS
DURING THE
TRAILING 12 MONTHS

GREENVILLE, SC 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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GREENVILLE, SC OCCUPANCY BY CLASS

