BERKADIA®

ORANGE COUNTY, CA

MULTIFAMILY MARKET REPORT | Q1 2025

ORANGE COUNTY, CA

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Inventory

271,739 | UP 0.8% YOY

2,261 UNITS

During the trailing four quarters

Net Absorption

2,595 | UNITS

During the trailing four quarters

Effective Rent

$2,843 | UP 1.5% YOY

$42 YOY

Occupancy

96.3% | UP 20 BPS YOY

Employment

1,715,000 | UP 1.1% YOY

17,900 JOBS

During the trailing 12 months

Households

1,086,900 | UP 0.7% YOY

7,400 UNITS

During the trailing 12 months

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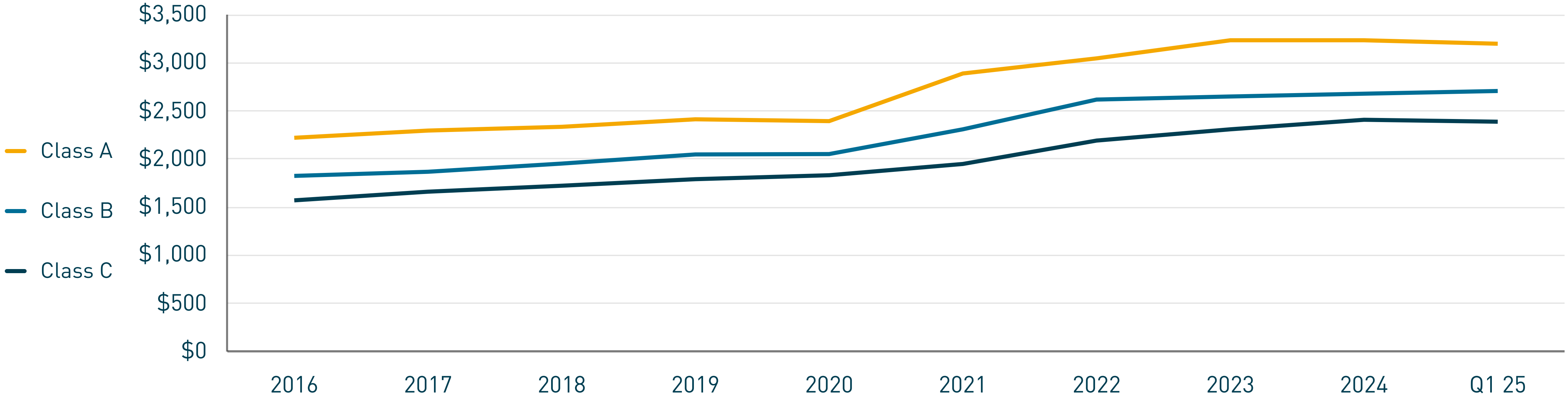
Effective Rent by Class



Source: RealPage
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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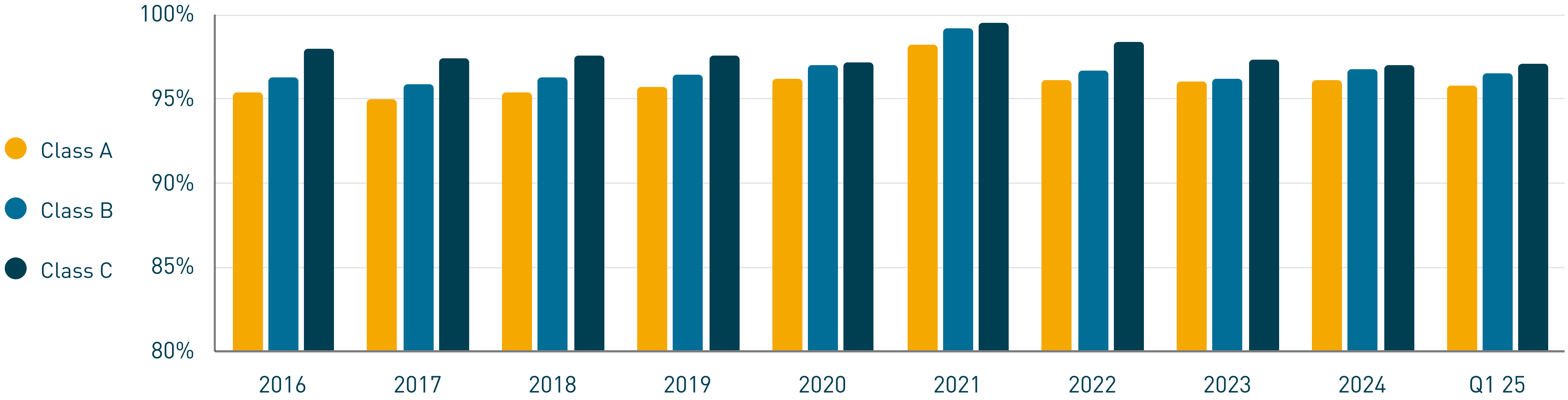
Occupancy By Class



Source: RealPage
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: Berkadia; RealPage; Moody's Analytics

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