



SELECT MARKET

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LITTLE ROCK

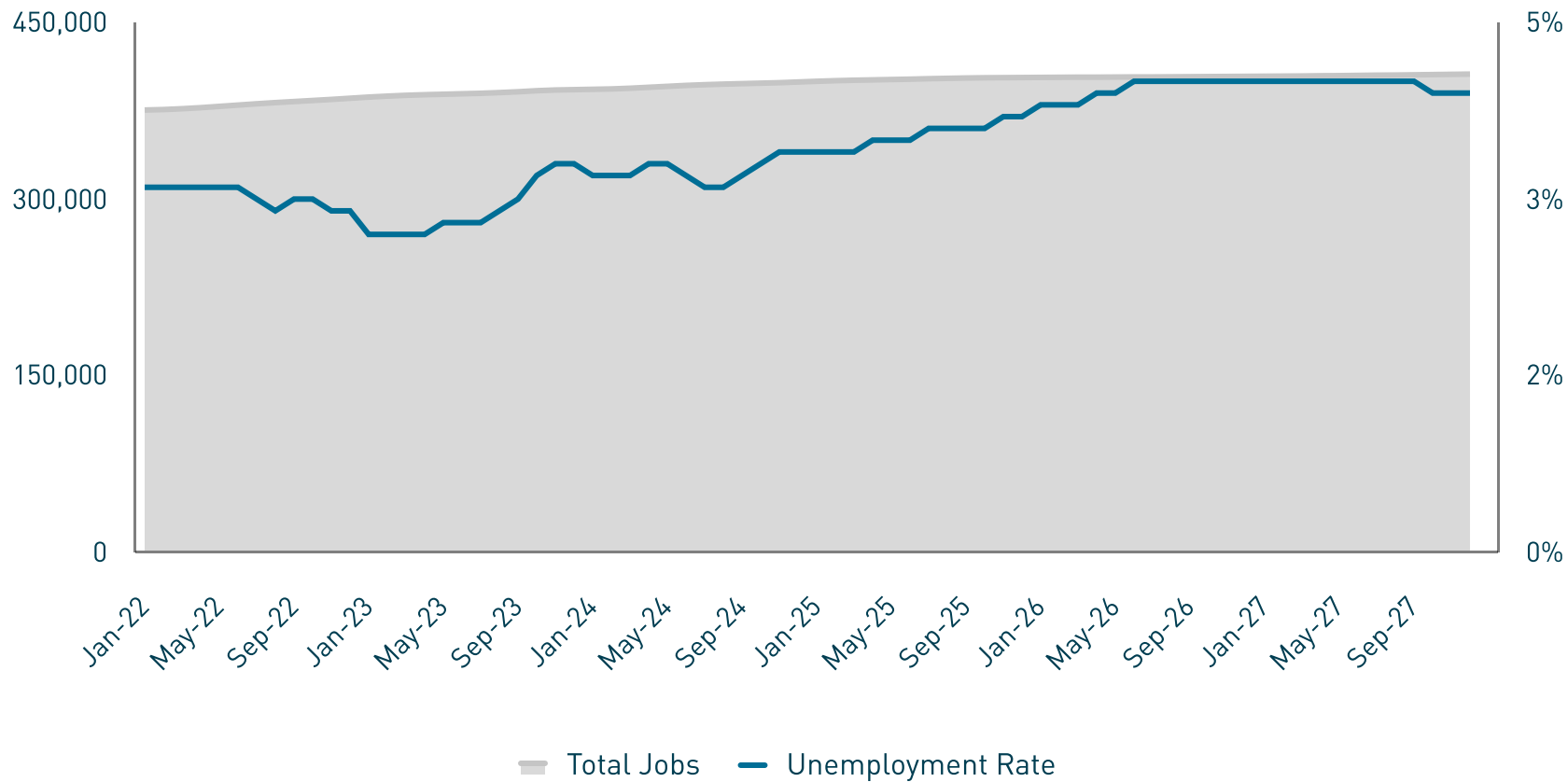
MULTIFAMILY MARKET REPORT | MID-YEAR
2025



Click the slide or use arrow keys to view presentation



Employment Trends



Source: Moody's Analytics

Jobs Added / Lost

LAST 12 MONTHS
5,300



1.3% YOY

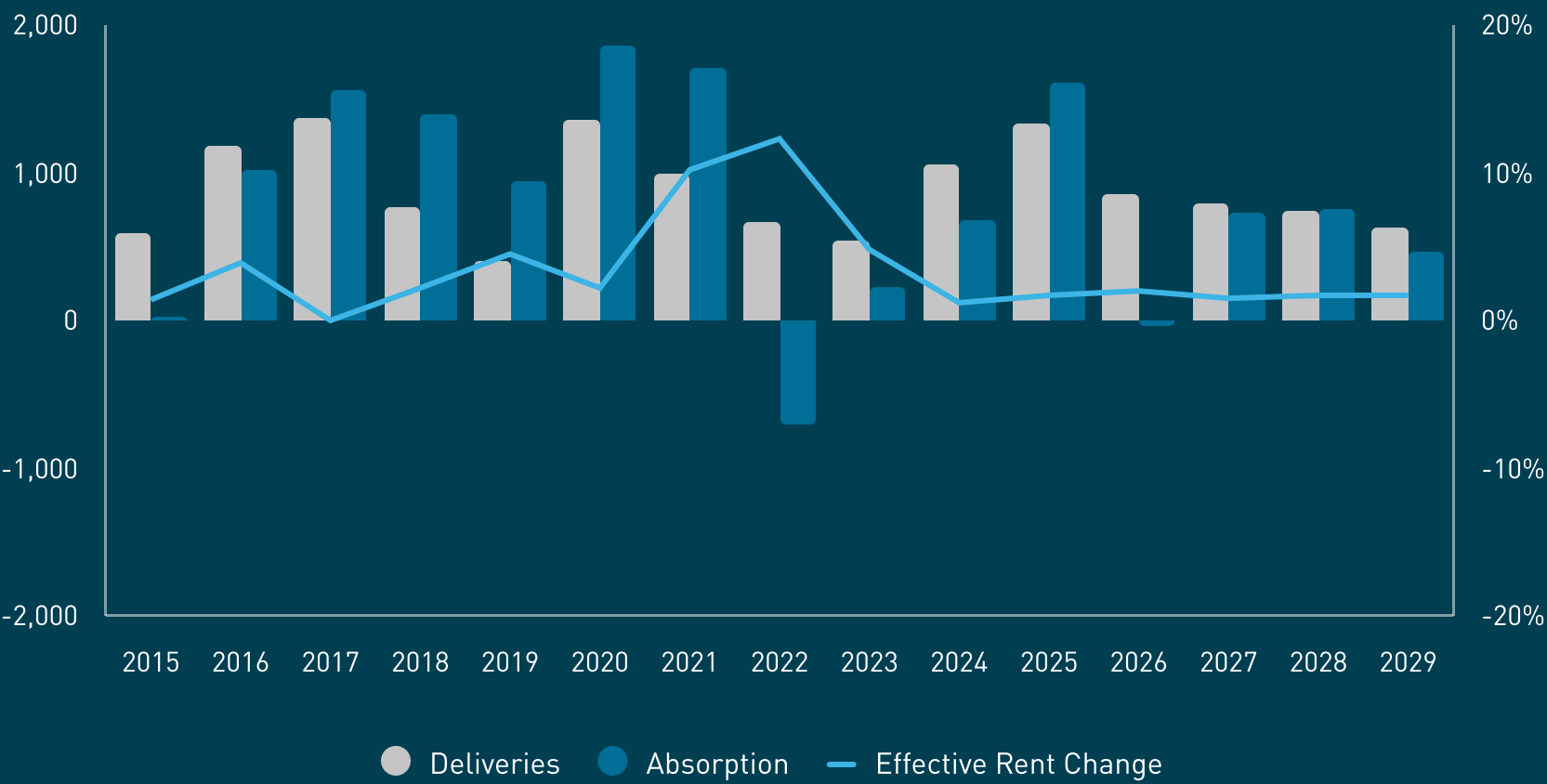
Unemployment

JUNE 2025
3.5%



30 BPS YOY

Deliveries, Absorption, & Effective Rent Change



Source: RealPage



2025 Year to Date

DELIVERIES
1,084 UNITS

ABSORPTION
1,970 UNITS



2025 Total*

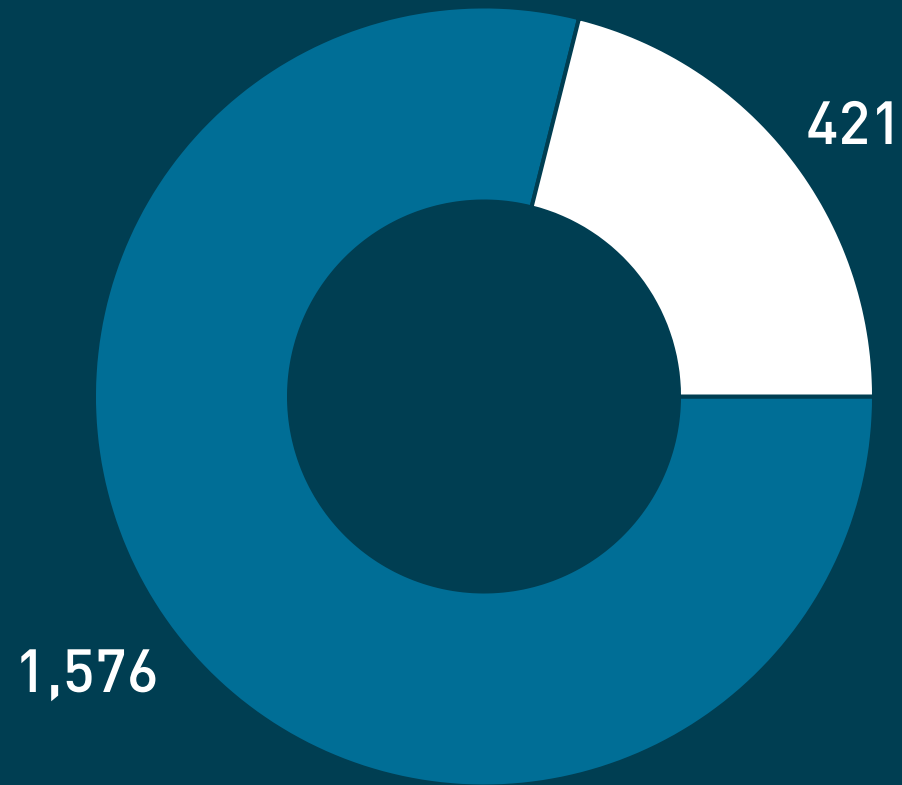
DELIVERIES
1,329 UNITS

ABSORPTION
1,607 UNITS

*Projected

Little Rock Pipeline

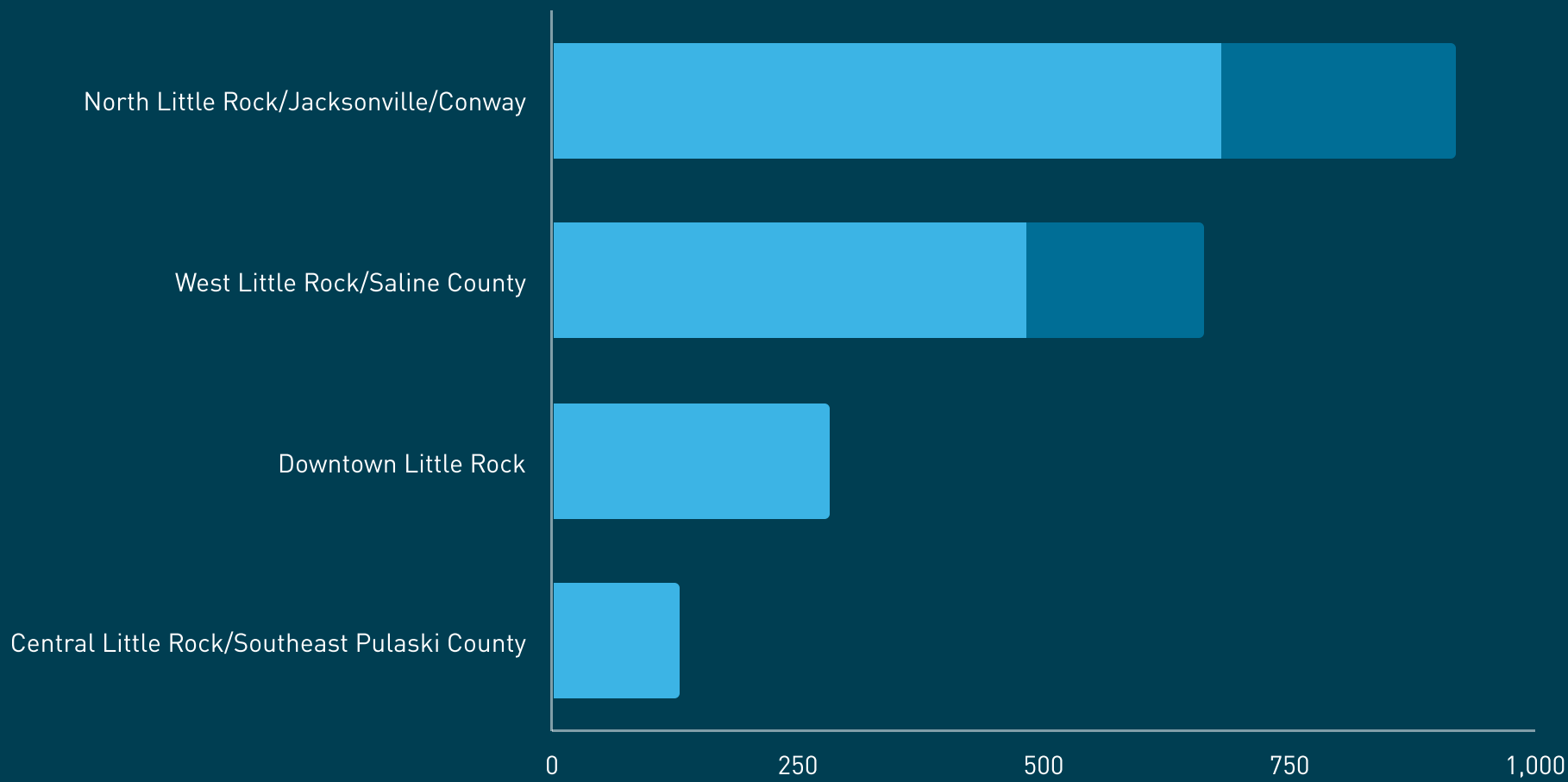
- Under Construction / Lease-Up
- Lease-Up



Source: RealPage

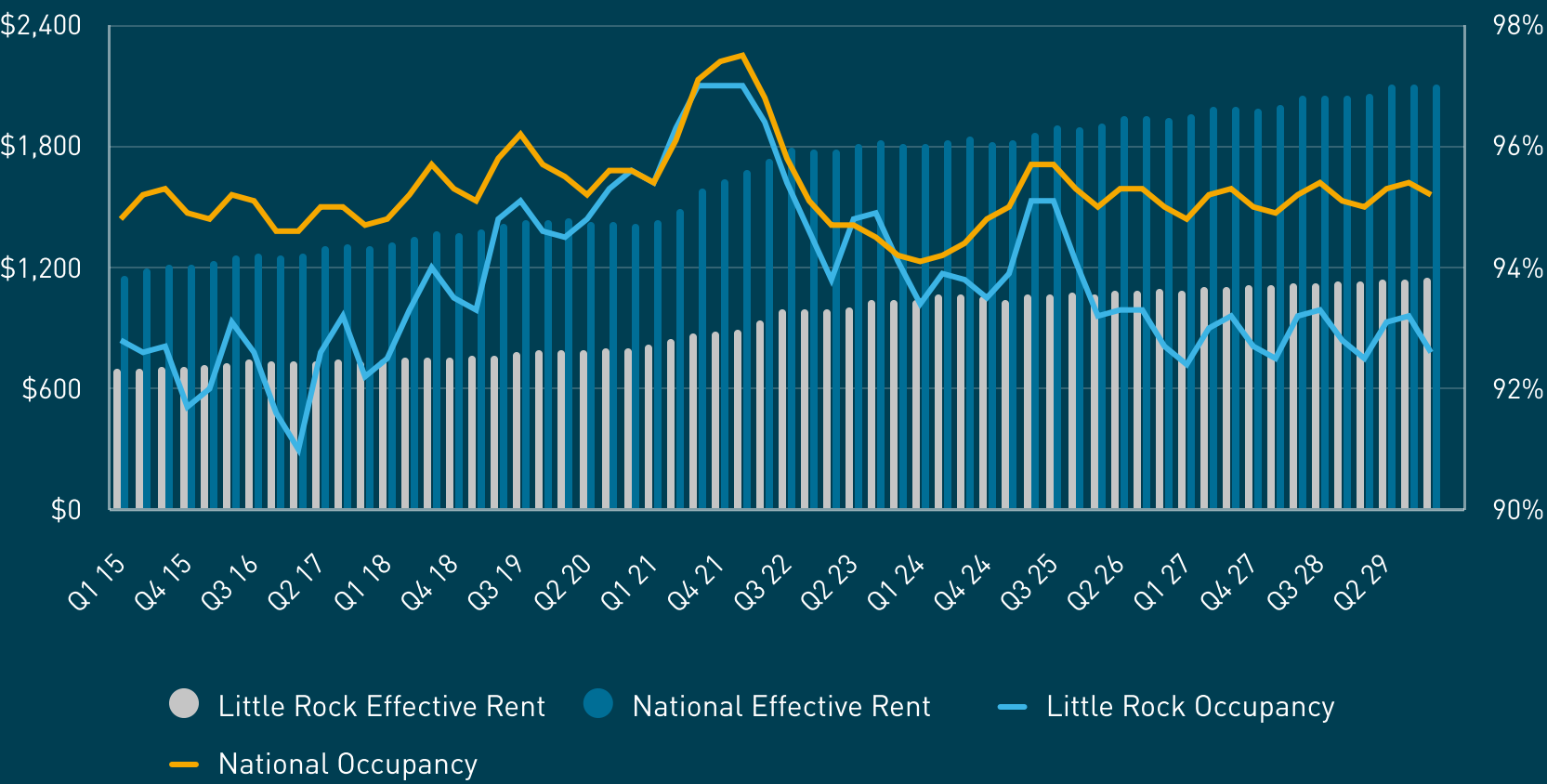
Submarket Pipelines

- Under Construction/Lease-Up
- Lease-Up



Source: RealPage

Little Rock vs. National Effective Rent & Occupancy



Effective Rent

Q2 2025
\$1,065



0.1% YOY

Occupancy

Q2 2025
95.1%



120 BPS YOY

Source: RealPage

Rent & Occupancy

Submarket Performance

Submarket Name	Q2 25 Occupancy	YOY (BPS)	Q2 25 Effective Rent	YOY
Central Little Rock/Southeast Pulaski County	93.5%	80	\$921	0.1%
Downtown Little Rock	93.8%	40	\$1,157	-2.5%
North Little Rock/Jacksonville/Conway	96.0%	100	\$1,045	-0.3%
West Little Rock/Saline County	95.2%	170	\$1,126	0.2%

Source: RealPage



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