

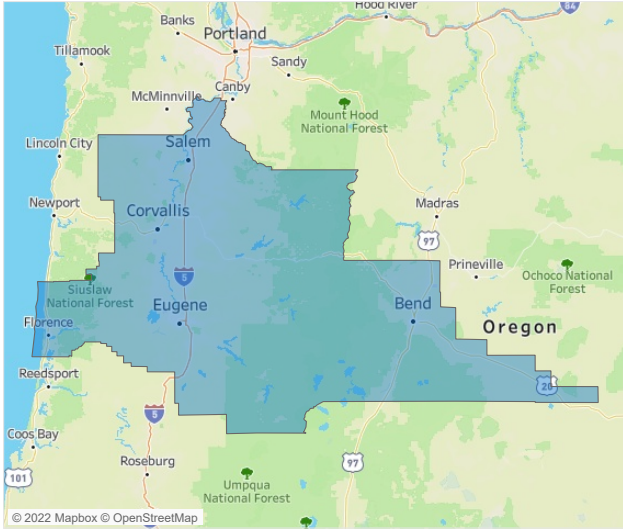


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Eugene
November 2022

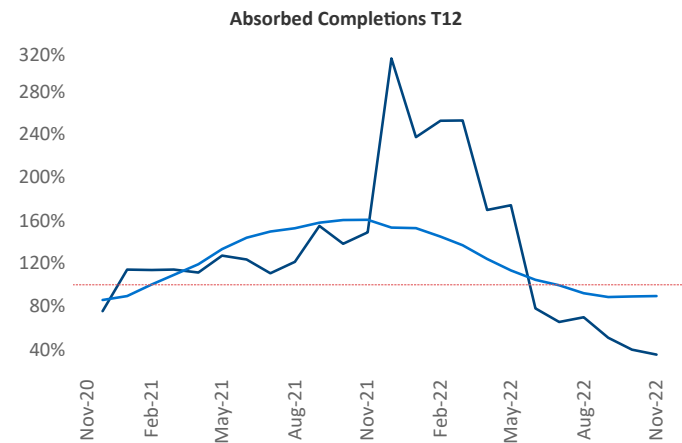
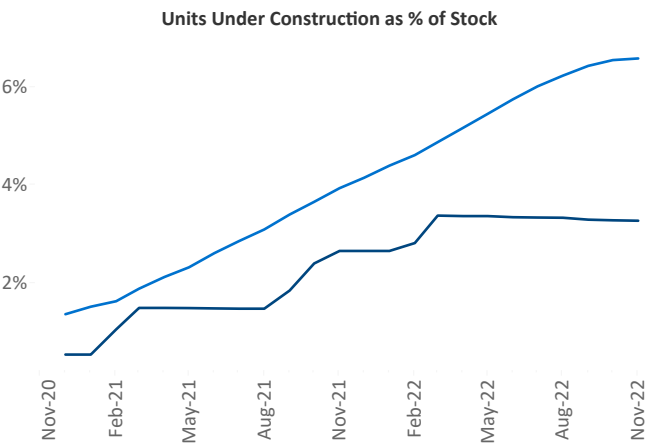
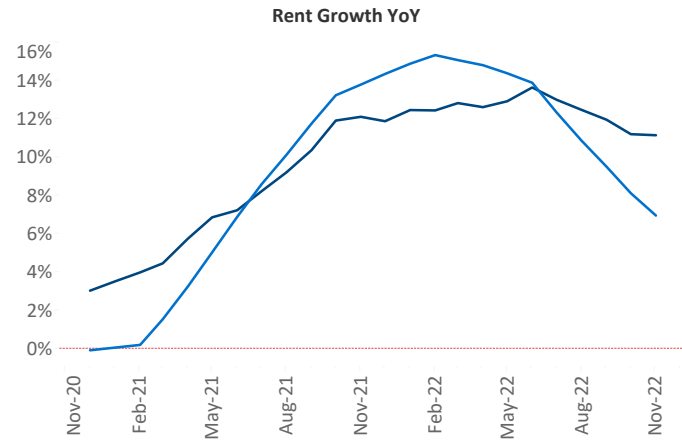
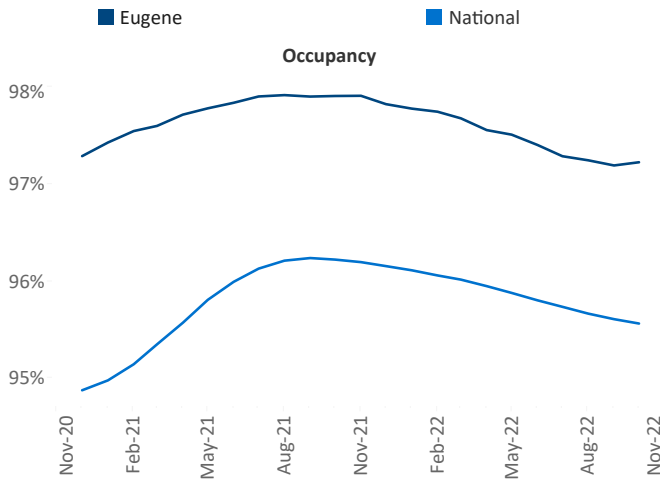


Eugene is the **77th** largest multifamily market with **48,561** completed units and **9,686** units in development, **1,586** of which have already broken ground.

New lease asking **rents** are at **\$1,593**, up **11.1%** ▲ from the previous year placing Eugene at **13th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **364** ▲ net units absorbed over the past twelve months. This is down **-1,286** ▼ units from the previous year's gain of **1,650** ▲ absorbed units.

Employment in Eugene has grown by **2.5%** ▲ over the past 12 months, while hourly wages have risen by **5.6%** ▲ YoY to **\$29.65** according to the *Bureau of Labor Statistics*.



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