

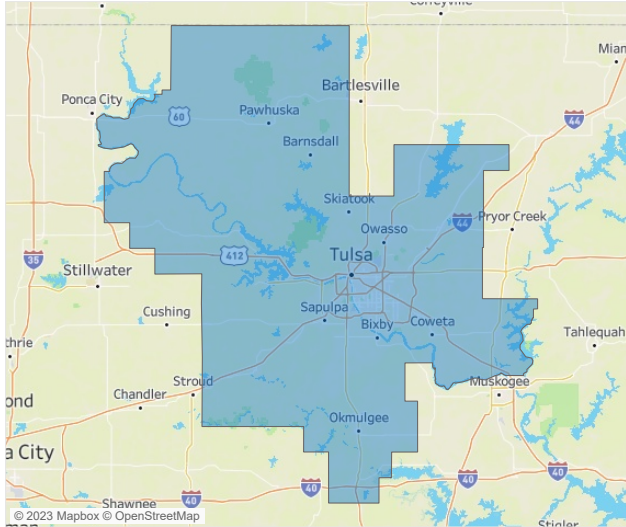


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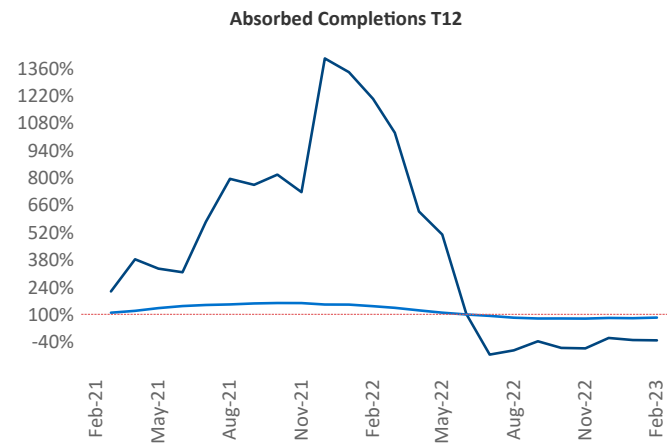
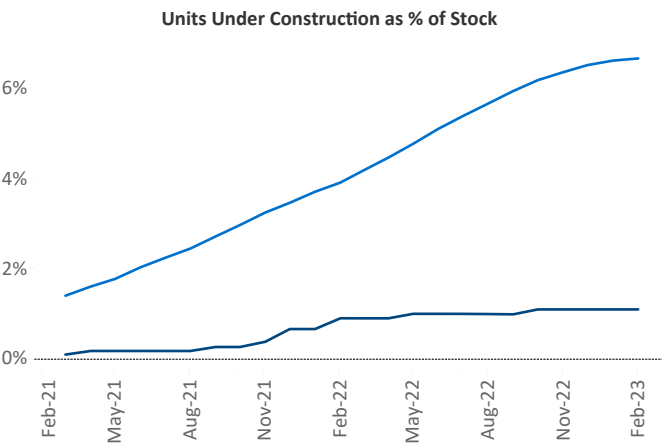
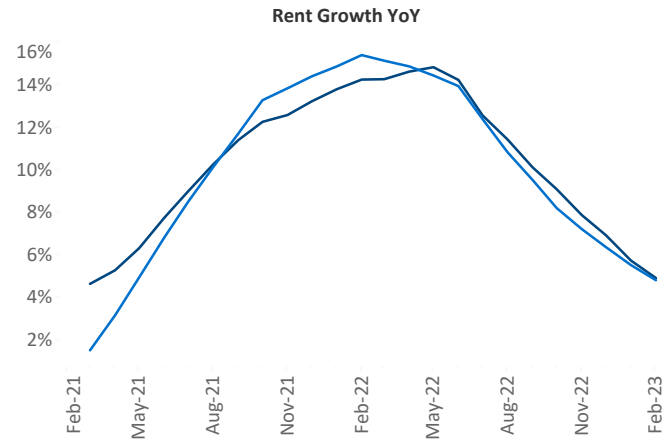
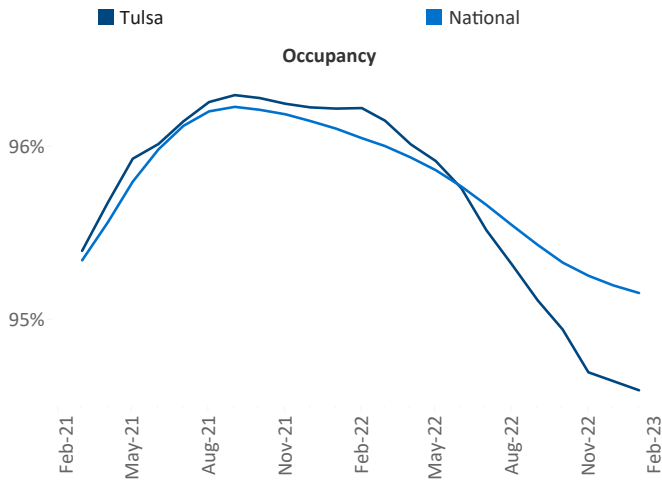


Tulsa is the **60th** largest multifamily market with **66,338** completed units and **6,300** units in development, **737** of which have already broken ground.

New lease asking **rents** are at **\$941**, up **4.9%** ▲ from the previous year placing Tulsa at **89th** overall in year-over-year rent growth.

Multifamily housing **demand** has been negative with **-192** ▼ net units absorbed over the past twelve months. This is down **-1,084** ▼ units from the previous year's gain of **892** ▲ absorbed units.

Employment in Tulsa has grown by **2.5%** ▲ over the past 12 months, while hourly wages have risen by **8.0%** ▲ YoY to **\$30.71** according to the *Bureau of Labor Statistics*.



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