Yardi Matrix

Contacts
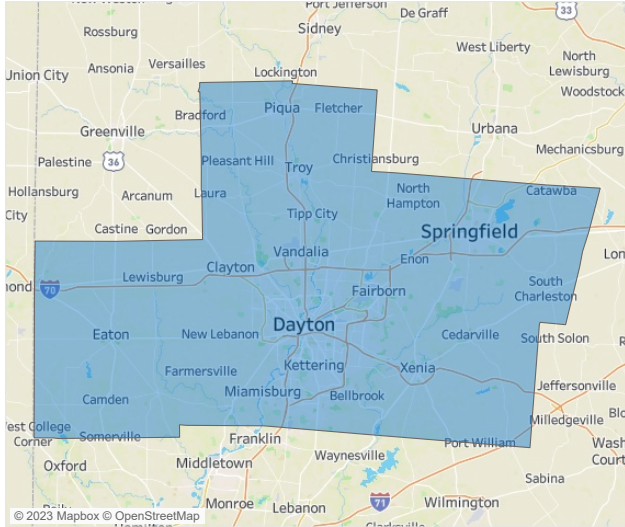
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Dayton
April 2023

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Dayton is the **75th** largest multifamily market with **49,012** completed units and **9,320** units in development, **1,507** of which have already broken ground.

New lease asking **rents** are at **$1,055**, up **6.7%**▲ from the previous year placing Dayton at **24th** overall in year-over-year rent growth.

Multifamily housing **demand** has been negative with **-1,525**▼ net units absorbed over the past twelve months. This is down **-3,589**▼ units from the previous year's gain of **2,064**▲ absorbed units.

Employment in Dayton has grown by **1.9%**▲ over the past 12 months, while hourly wages have risen by **4.2%**▲ YoY to **$30.37** according to the *Bureau of Labor Statistics.*

Legend: ■ Dayton   ■ National

Occupancy

Rent Growth YoY

Units Under Construction as % of Stock

Absorbed Completions T12