

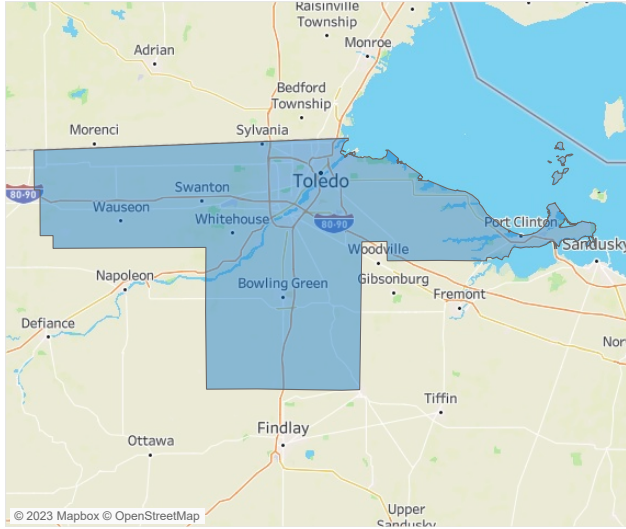


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Toledo is the **89th** largest multifamily market with **36,450** completed units and **2,127** units in development, **584** of which have already broken ground.

New lease asking **rents** are at **\$897**, up **5.5%** ▲ from the previous year placing Toledo at **42nd** overall in year-over-year rent growth.

Multifamily housing **demand** has been negative with **-47** ▼ net units absorbed over the past twelve months. This is down **-540** ▼ units from the previous year's gain of **493** ▲ absorbed units.

Employment in Toledo has grown by **0.9%** ▲ over the past 12 months, while hourly wages have risen by **7.5%** ▲ YoY to **\$29.80** according to the *Bureau of Labor Statistics*.

