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Palestine

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Dayton

November 2023

Dayton is the 73rd largest multifamily market with 49,376 completed units and 8,577 units in development, 1,780 of which have already broken ground.

New lease asking **rents** are at \$1,092, up 6.0% A from the previous year placing Dayton at 10th overall in year-over-year rent growth.

Multifamily housing demand has been positive with 387 net units absorbed over the past twelve months. This is up 109 units from the previous year's gain of 278 absorbed units.

Employment in Dayton has grown by **2.1% •** over the past 12 months, while hourly wages have risen by 1.5% A YoY to \$30.72 according to the Bureau of Labor Statistics.





