

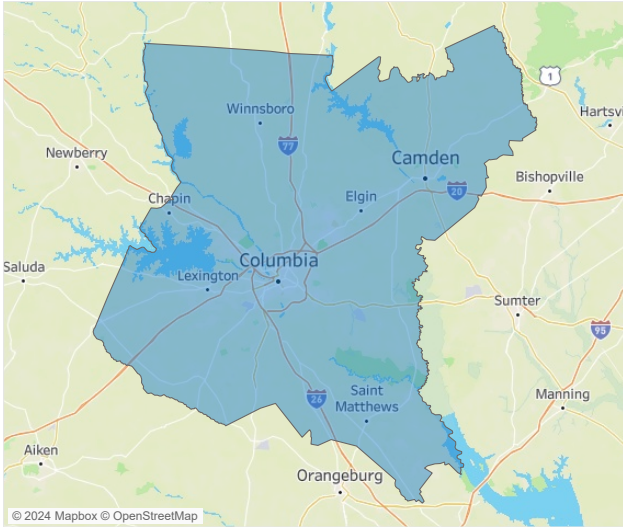


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Columbia
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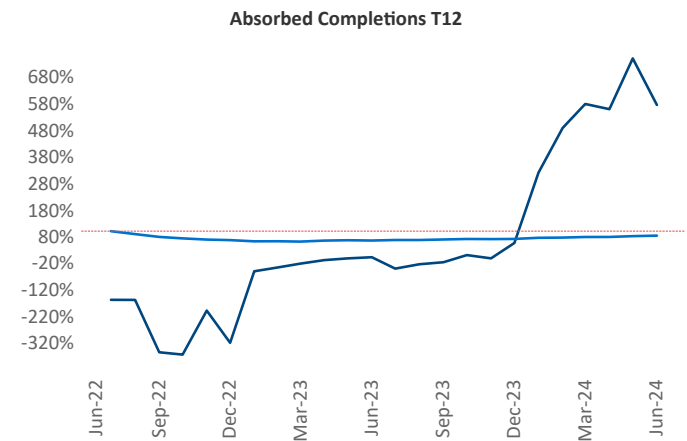
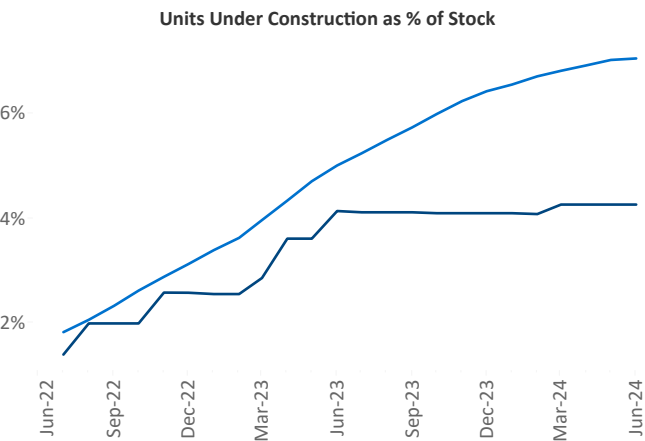
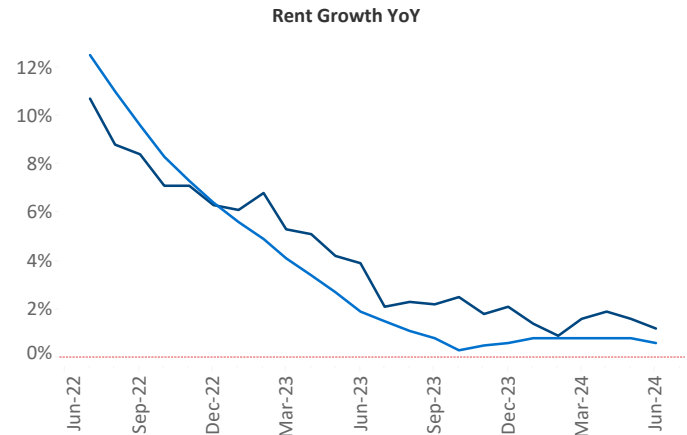
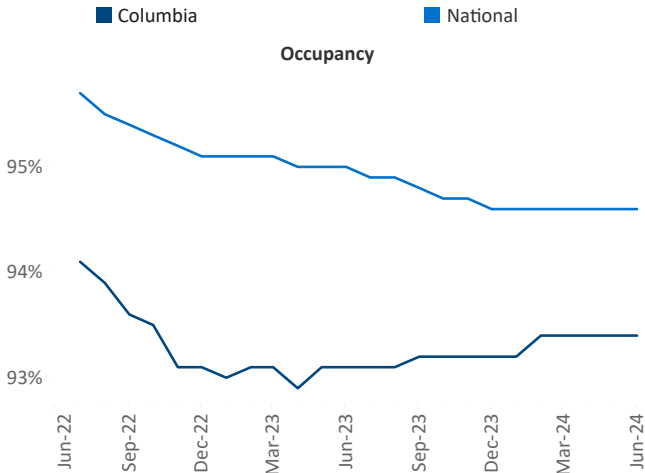


Columbia is the **76th** largest multifamily market with **49,542** completed units and **10,231** units in development, **2,110** of which have already broken ground.

Advertised **rents** are at **\$1,302**, up **1.2%** ▲ from the previous year placing Columbia at **70th** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **1,731** ▲ net units absorbed over the past twelve months. This is up **1,713** ▲ units from the previous year's gain of **18** ▲ absorbed units.

Employment in Columbia has grown by **3.1%** ▲ over the past 12 months, while hourly wages have risen by **3.8%** ▲ YoY to **\$29.09** according to the *Bureau of Labor Statistics*.



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