

Search Analytics

INVENTORY UNITS

13,729 +8.9%

Prior Period 12,603

UNDER CONSTRUCTION UNITS

1,882 -6.0%

Prior Period 2,002

12 MO ABSORPTION UNITS

1,324 +272.1%

Prior Period 356

VACANCY RATE

8.8% -2.3%

Prior Period 11.1%

MARKET RENT/UNIT

\$1,310 -0.5%

Prior Period \$1,316

MARKET SALE PRICE/UNIT

\$148K -1.0%

Prior Period \$149K

MARKET CAP RATE

6.3% +0.3%

Prior Period 6.0%

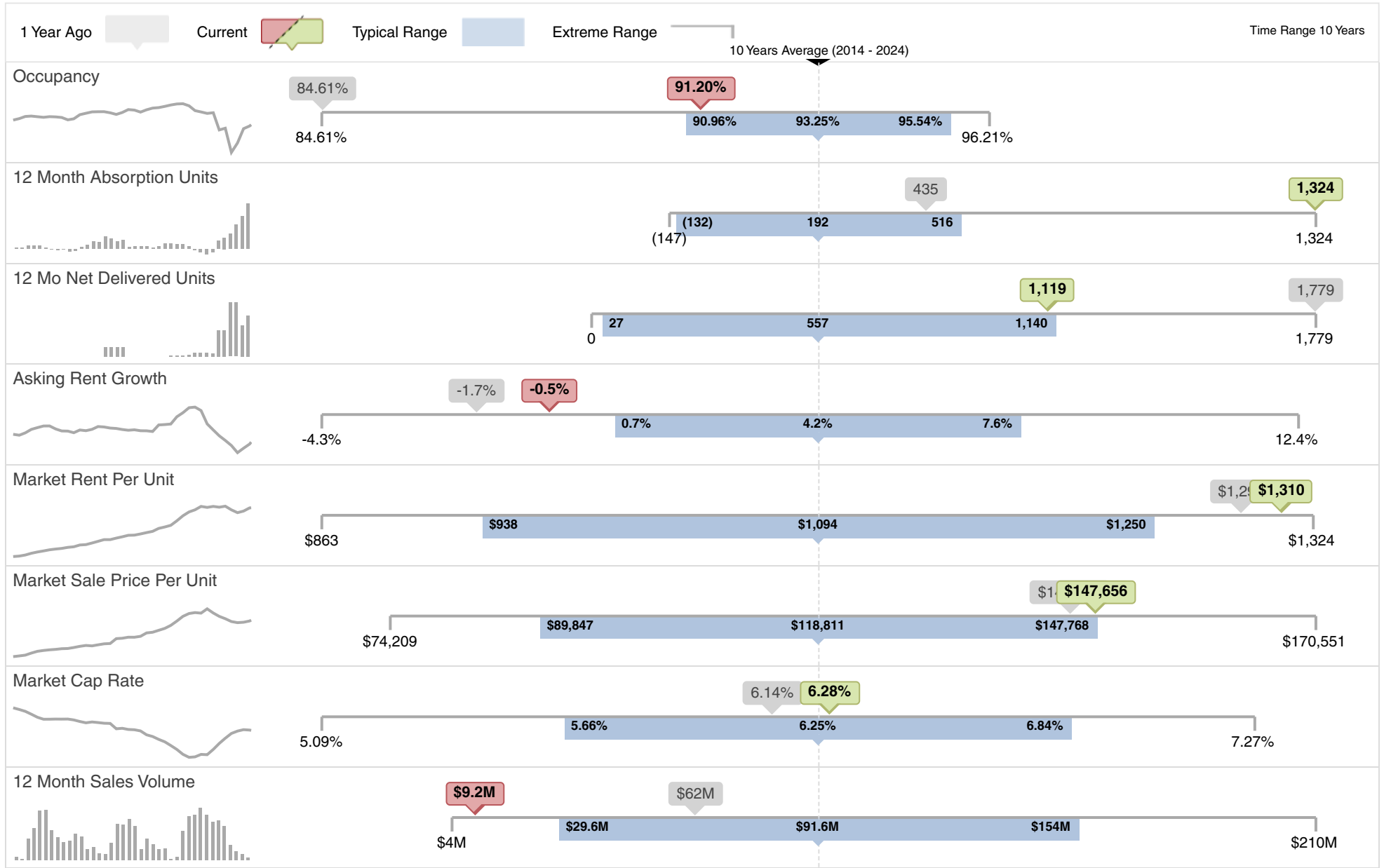
Key Metrics

Availability		Inventory	
Vacant Units	1,209 ↓	Existing Buildings	129 ↑
Asking Rent/SF	\$1.33 ↑	Average Units Per Bldg	106 ↑
Concession Rate	1.0% ↓	12 Mo Demolished Units	0 ↓
Studio Asking Rent	\$1,072 ↑	12 Mo Occupancy % at Delivery	18.7% ↓
1 Bedroom Asking Rent/Unit	\$1,097 ↓	12 Mo Construction Starts Units	1,006 ↑
2 Bedroom Asking Rent/Unit	\$1,364 ↑	12 Mo Delivered Units	1,119 ↓
3 Bedroom Asking Rent/Unit	\$1,549 ↑	12 Mo Avg Delivered Units	214 ↓

Sales Past Year		Demand	
Asking Price Per Unit	-	12 Mo Absorp % of Inventory	9.8% ↑
Sale to Asking Price Differential	-	Median Household Income	46.3K
Sales Volume	\$9.2M ↓	Population Growth 5 Yrs 20-29	7.8%
Properties Sold	2 ↓	Population Growth 5 Yrs 30-39	0.8%
Months to Sale	-	Population Growth 5 Yrs 40-54	11.0%
For Sale Listings	5 ↑	Population Growth 5 Yrs 55+	6.1%
Total For Sale Units	311 ↑	Population Growth 5 Yrs	6.3%

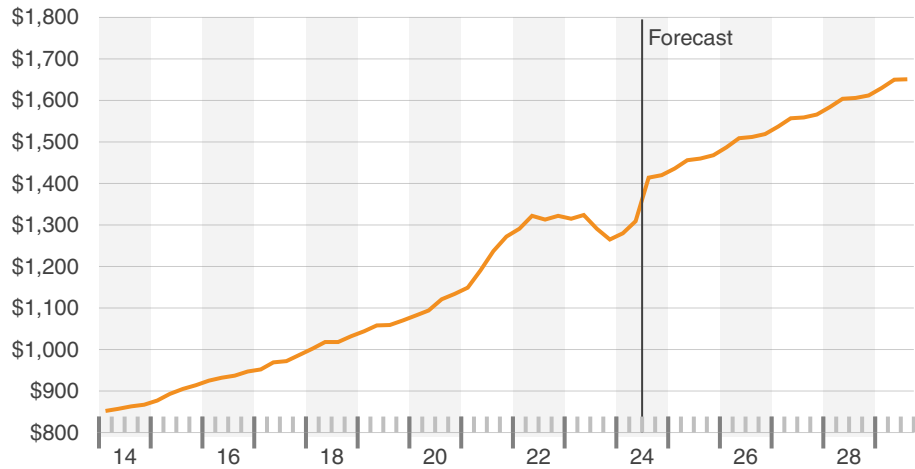
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Key Performance Indicators

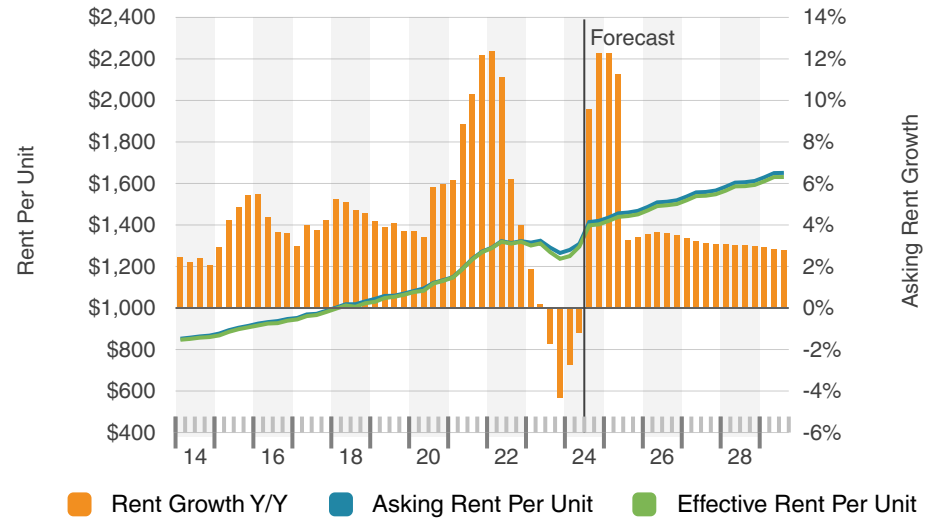


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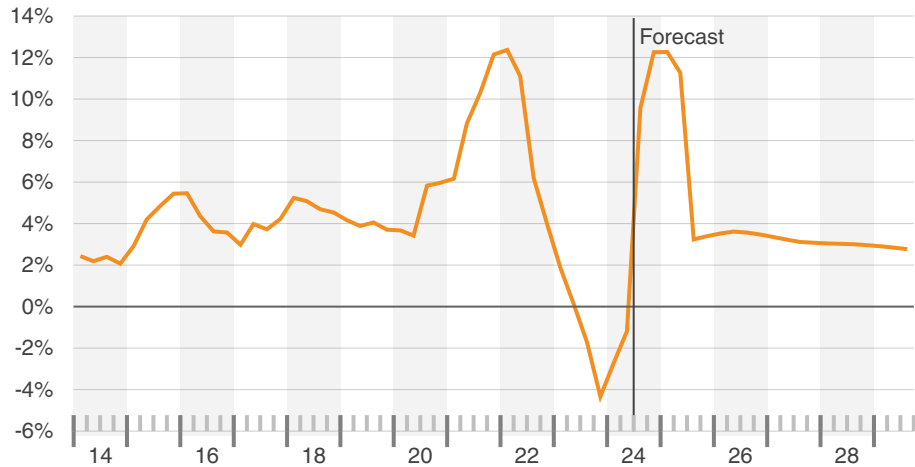
Market Asking Rent Per Unit



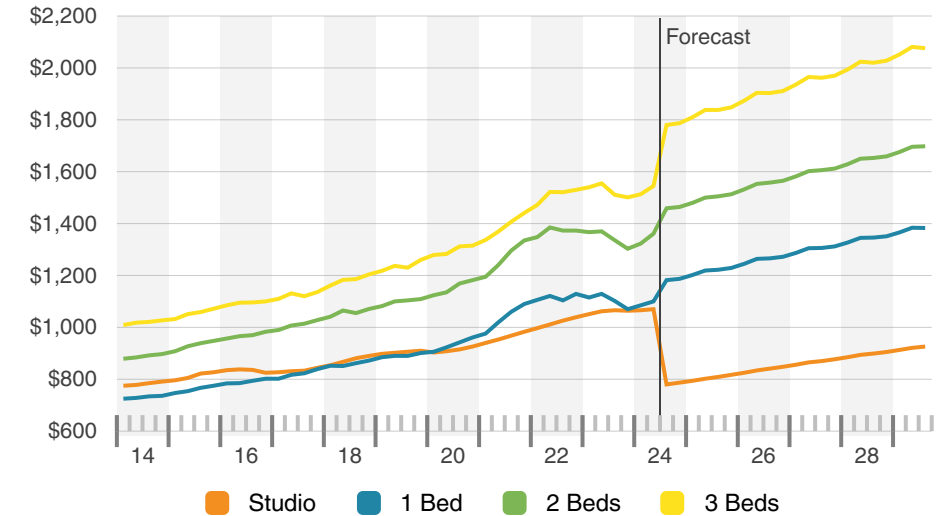
Market Rent Per Unit & Rent Growth



Market Rent Growth (YOY)

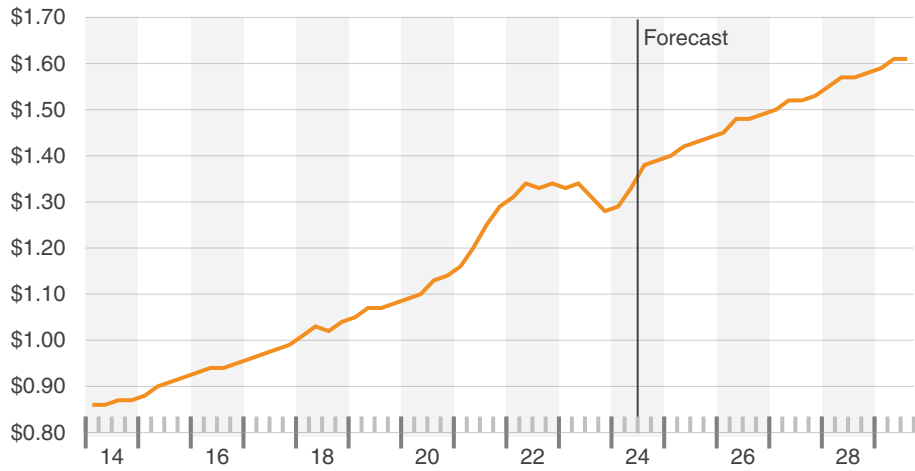


Market Asking Rent Per Unit By Bedroom

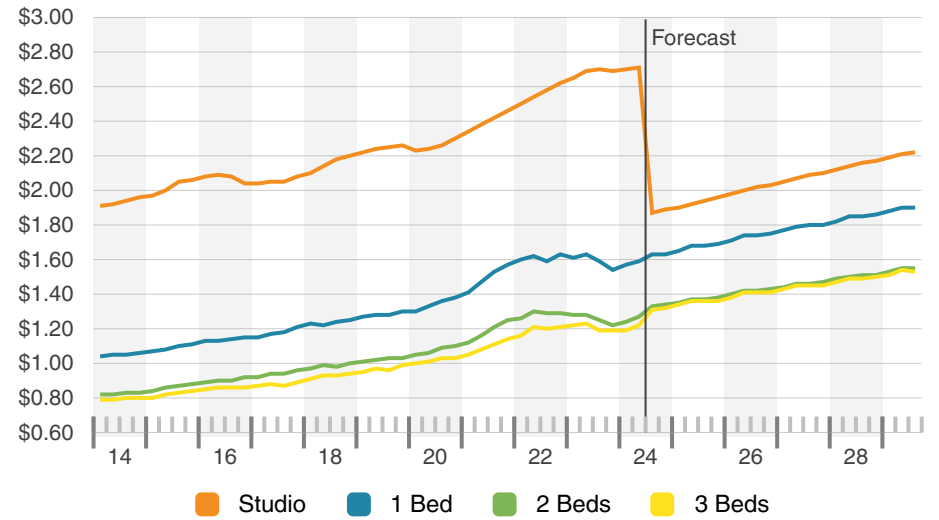


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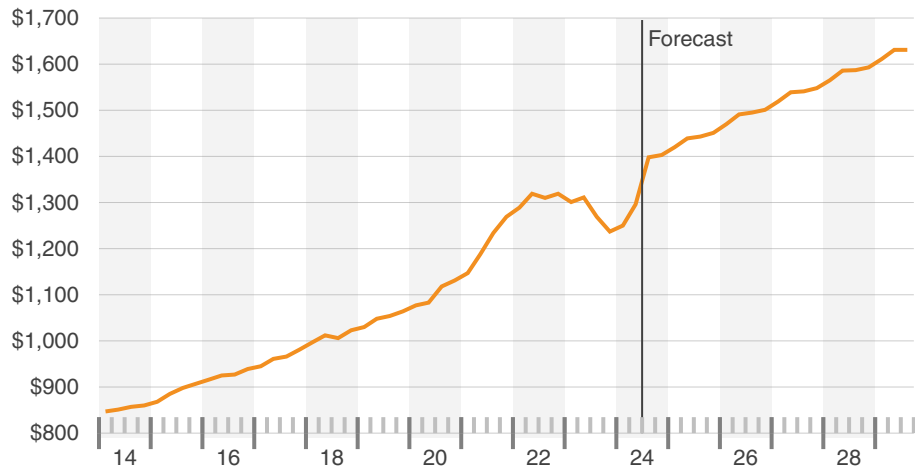
Market Asking Rent Per SF



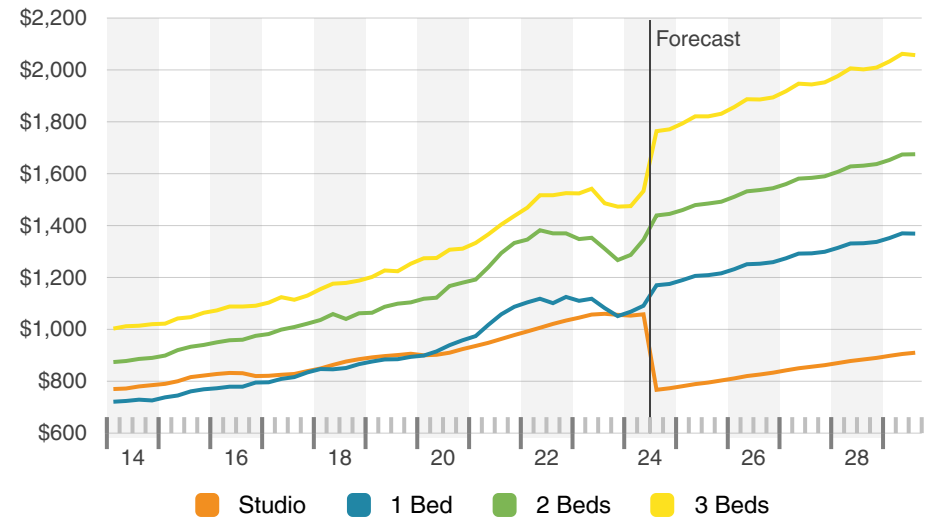
Market Asking Rent Per SF By Bedroom



Market Effective Rent Per Unit

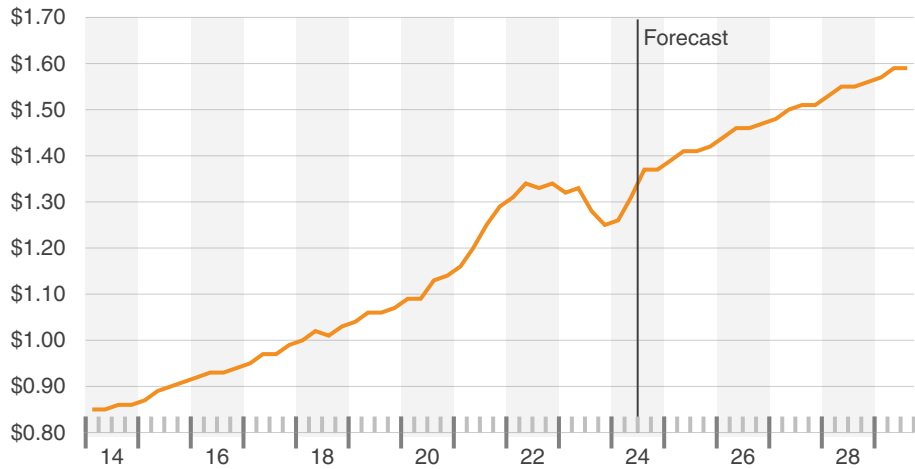


Market Effective Rent Per Unit By Bedroom

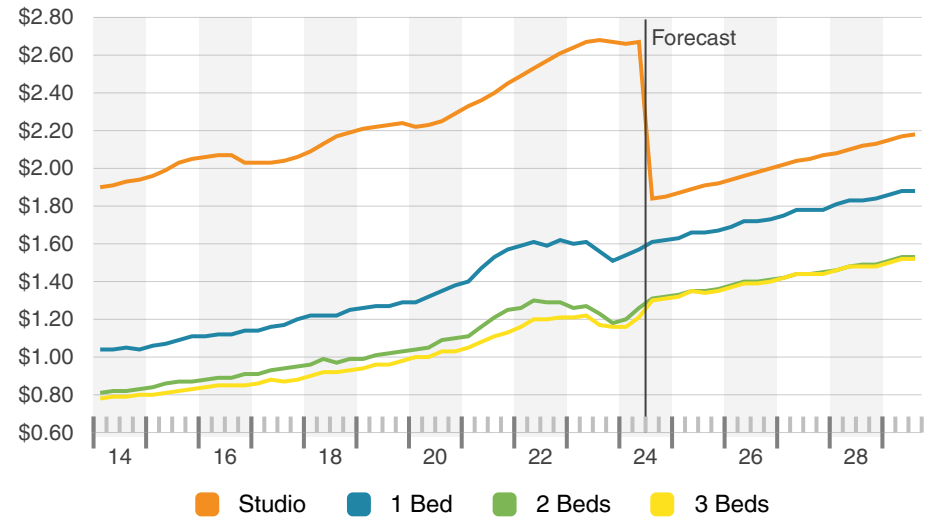


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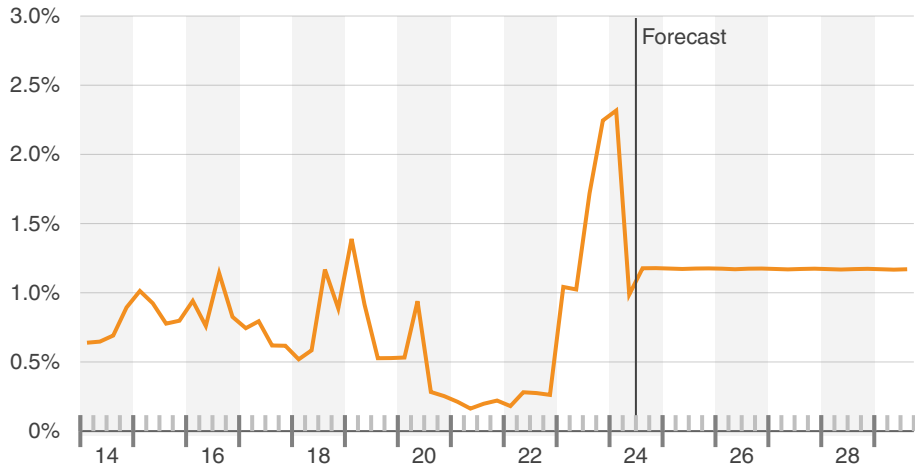
Market Effective Rent Per SF



Market Effective Rent Per SF By Bedroom



Concession Rate

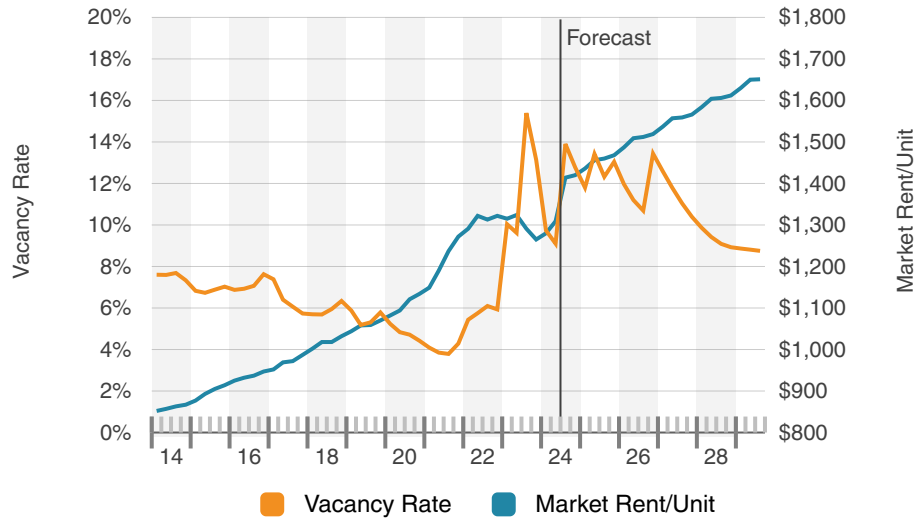


Daily Asking Rent Per SF

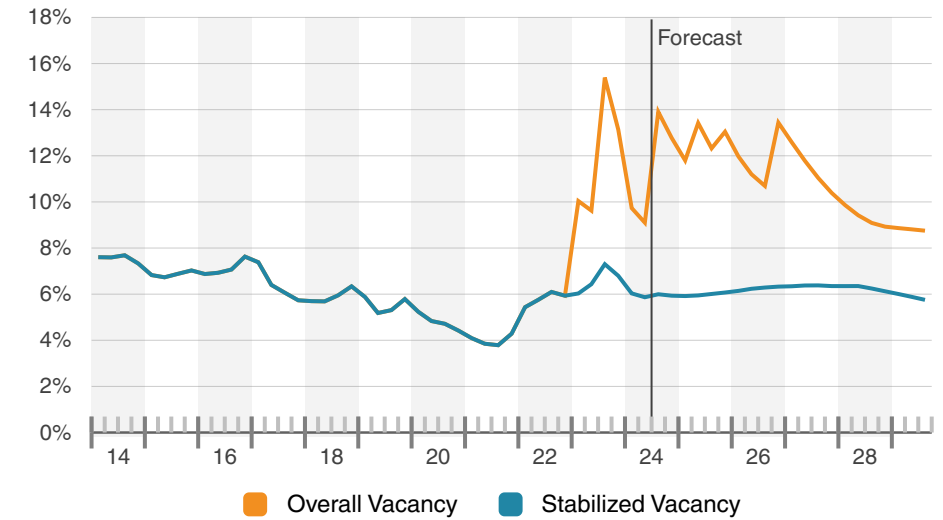


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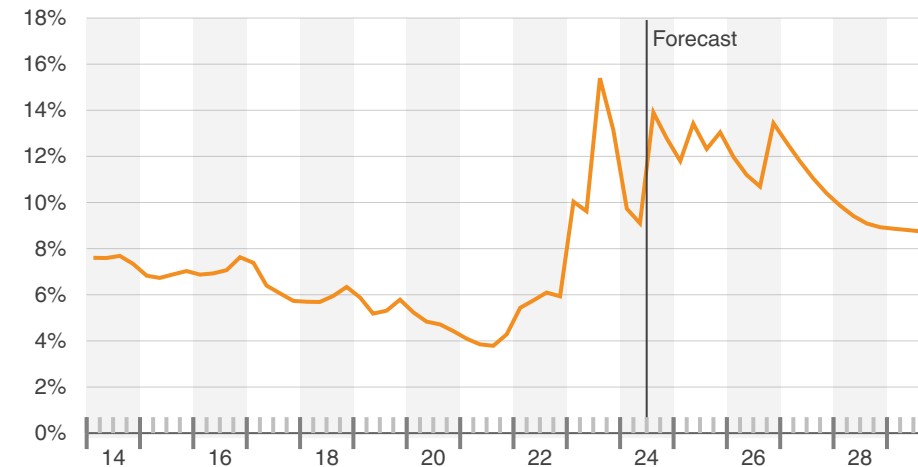
Vacancy & Market Asking Rent Per Unit



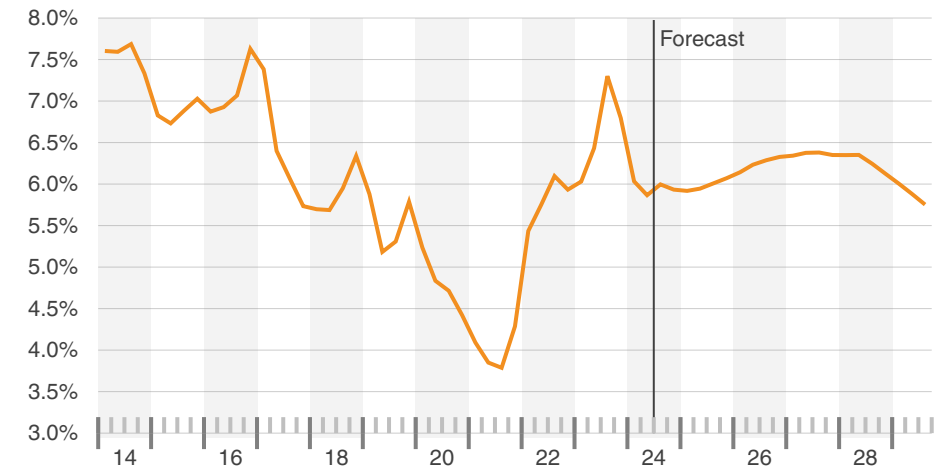
Overall & Stabilized Vacancy



Vacancy Rate

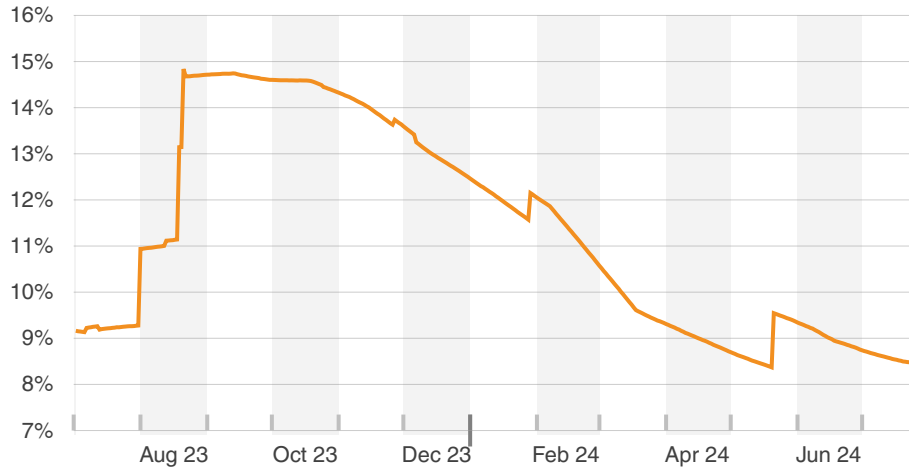


Stabilized Vacancy Rate

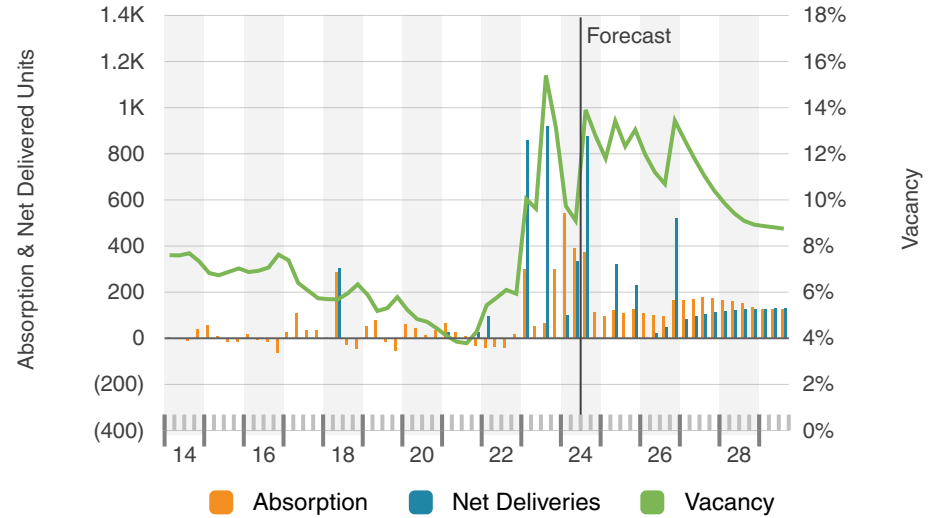


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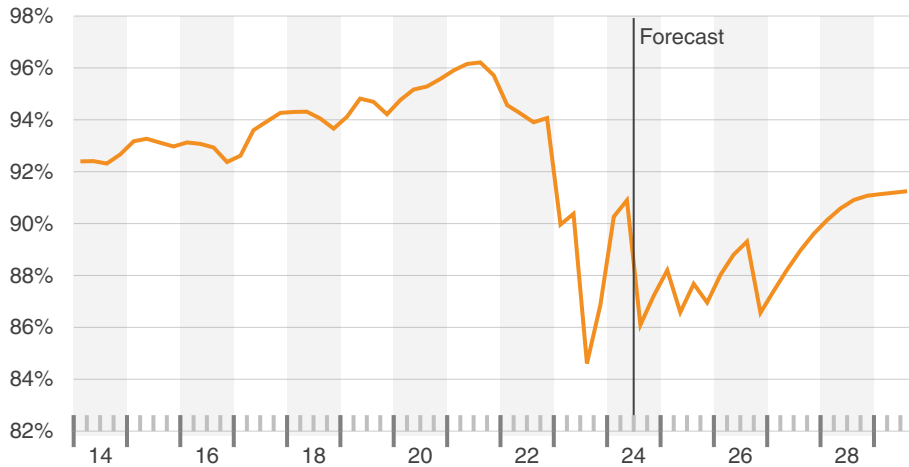
Daily Vacancy Rate



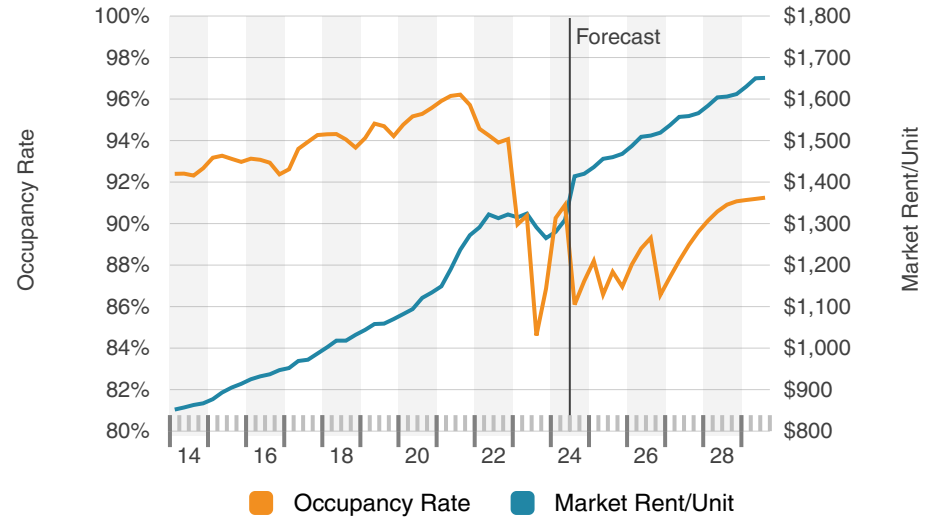
Absorption, Net Deliveries & Vacancy



Occupancy Rate

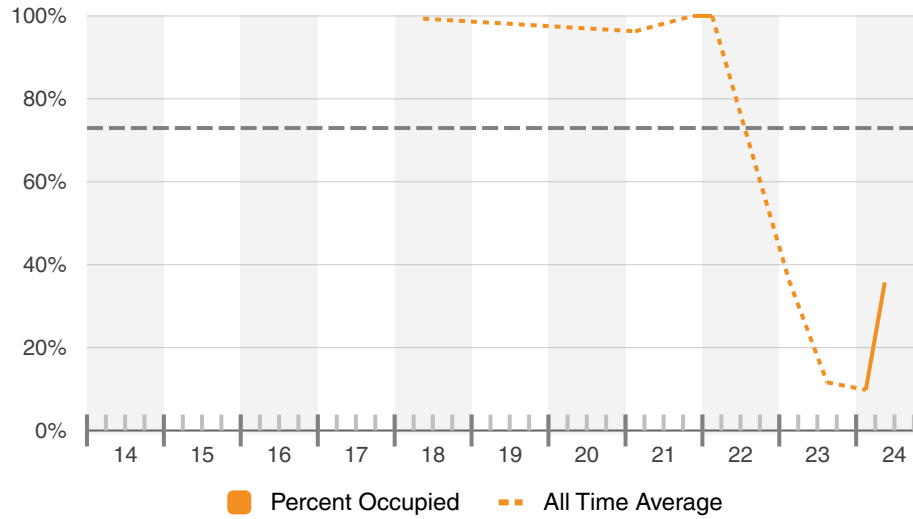


Occupancy & Market Rent Per Unit

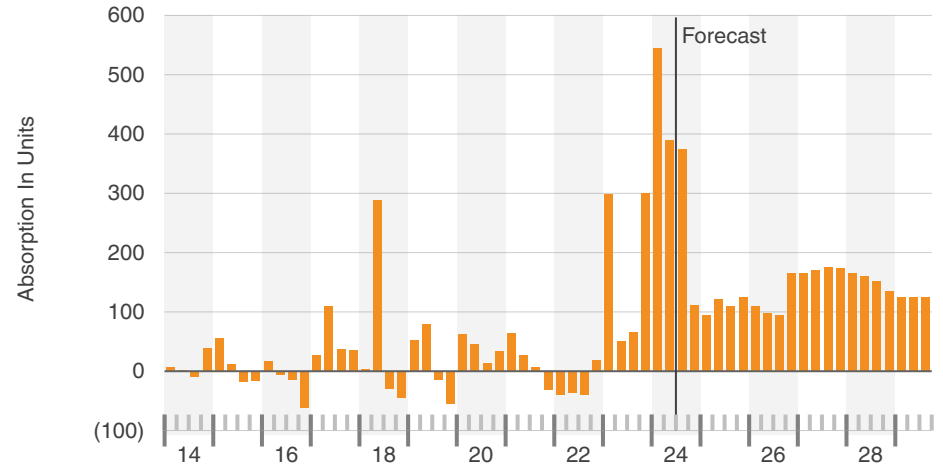


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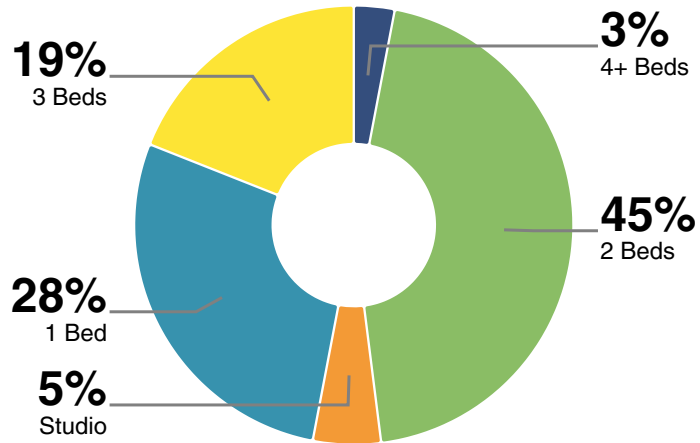
Occupancy At Delivery



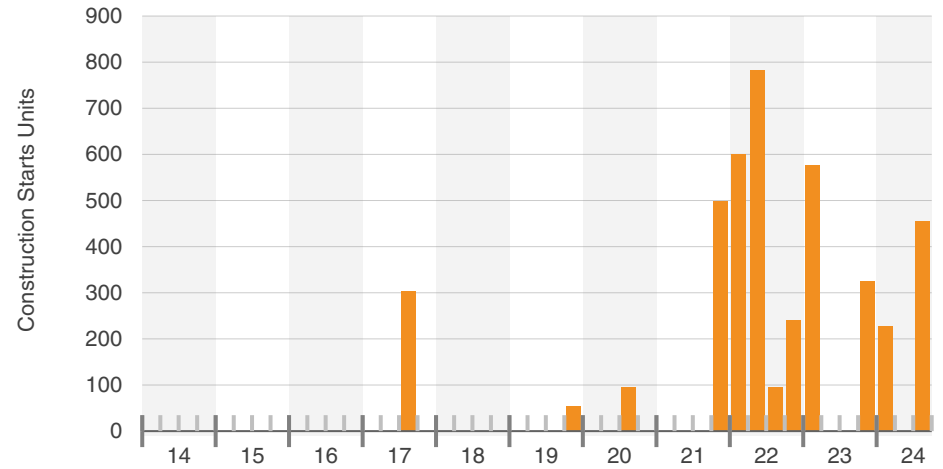
Absorption Units



Total Units By Bedroom

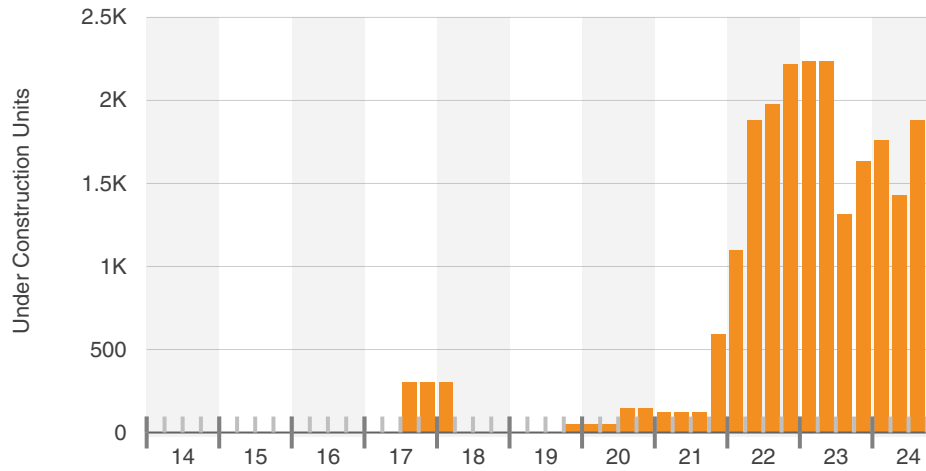


Construction Starts

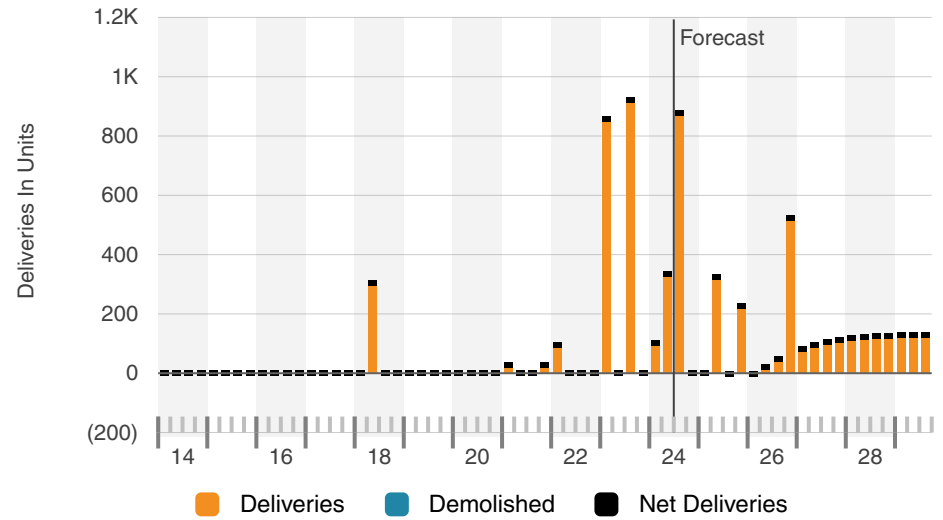


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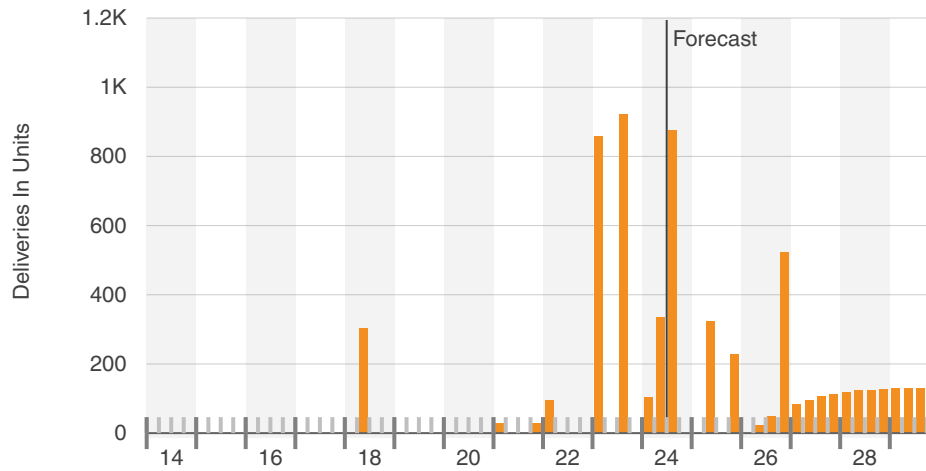
Under Construction



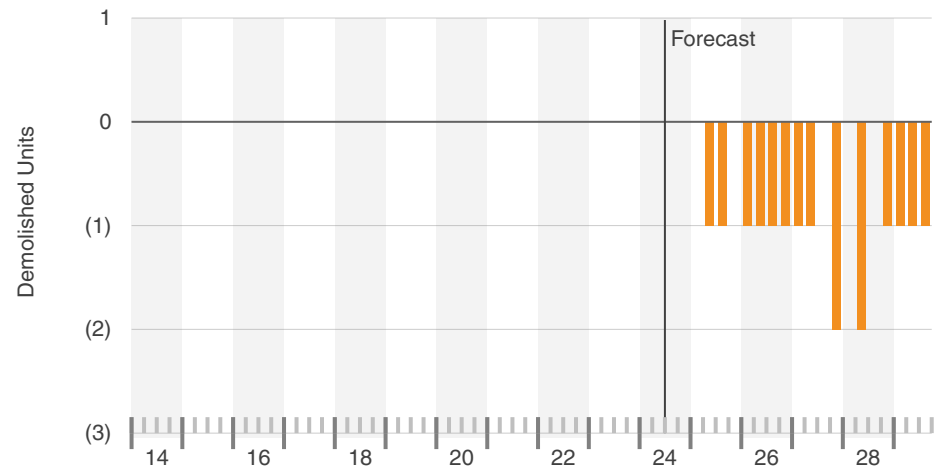
Deliveries & Demolitions



Deliveries

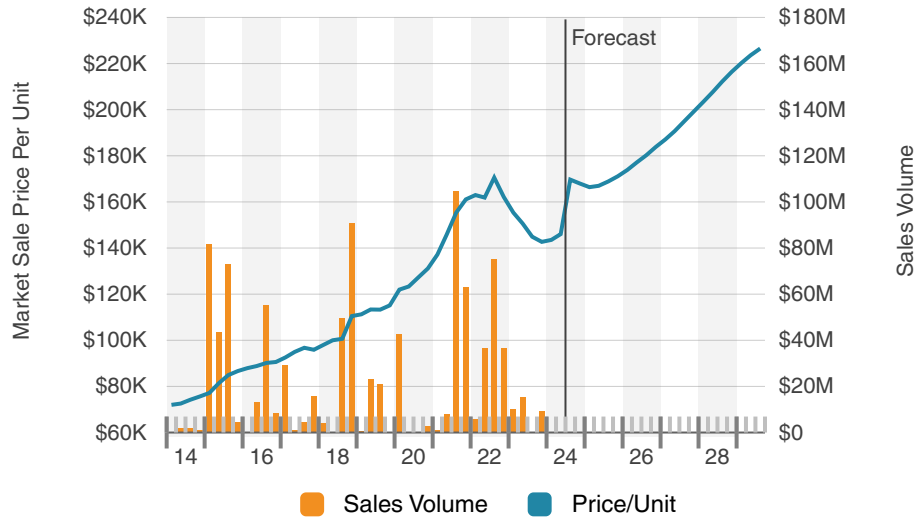


Demolitions

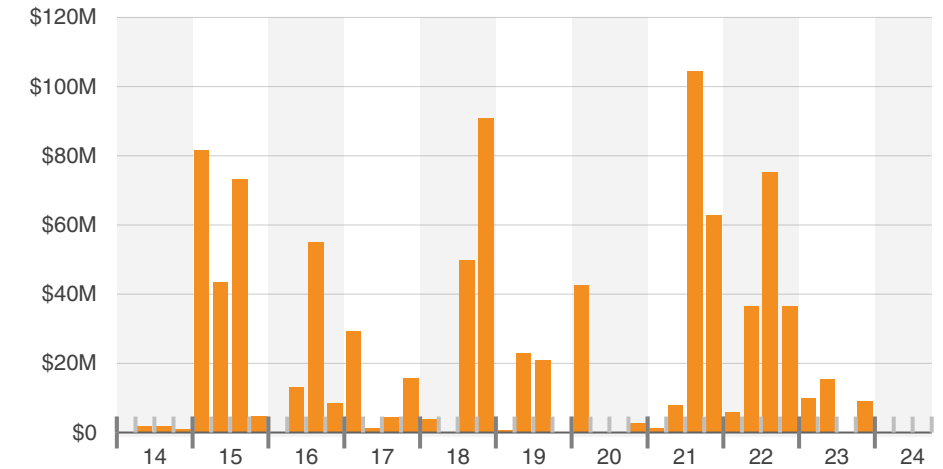


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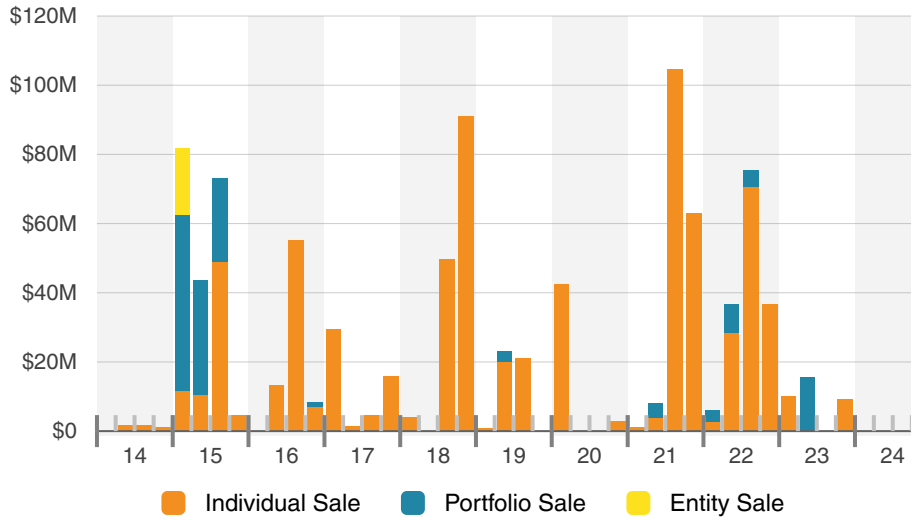
Sales Volume & Market Sale Price Per Unit



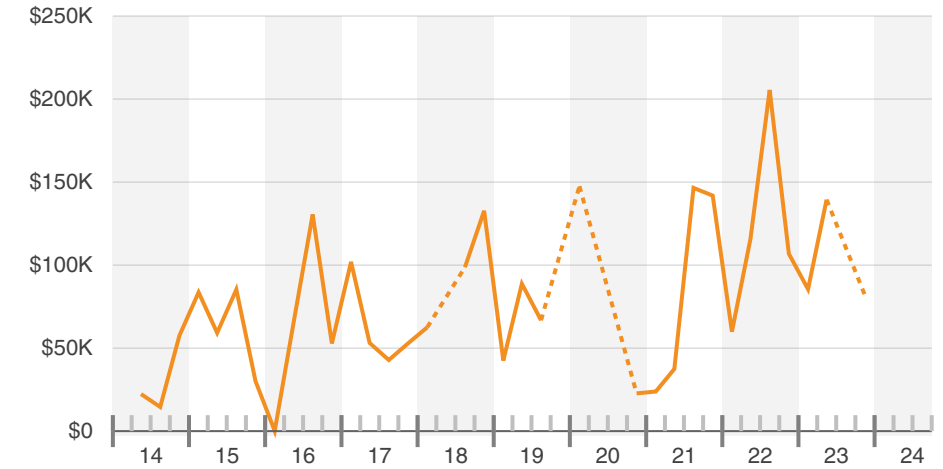
Sales Volume



Sales Volume By Transaction Type

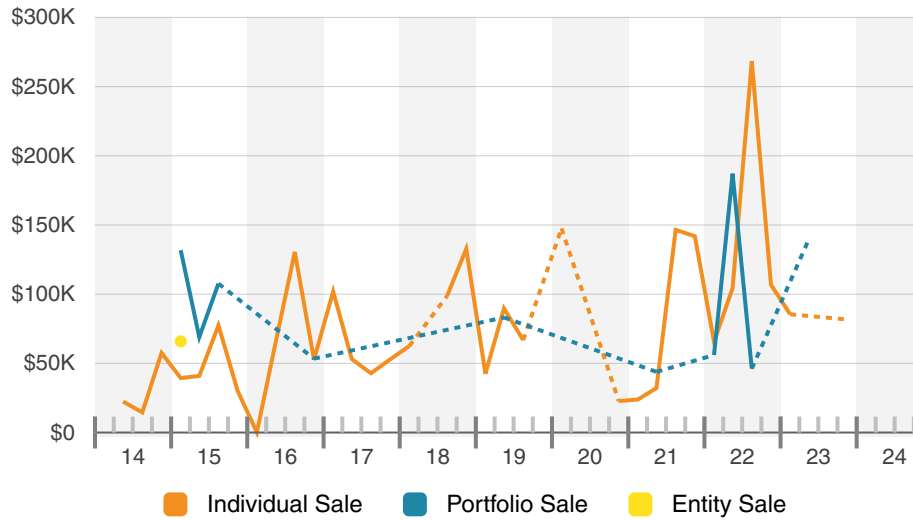


Sale Price Per Unit

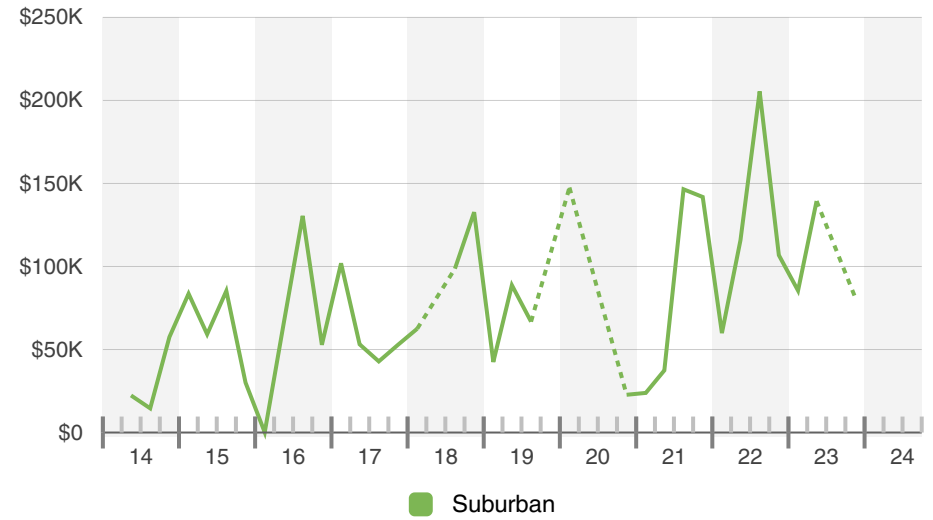


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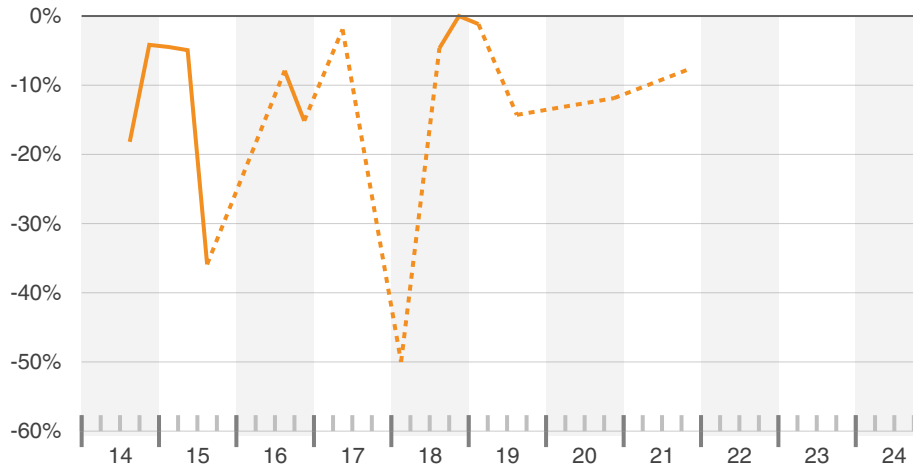
Sale Price Per Unit By Transaction Type



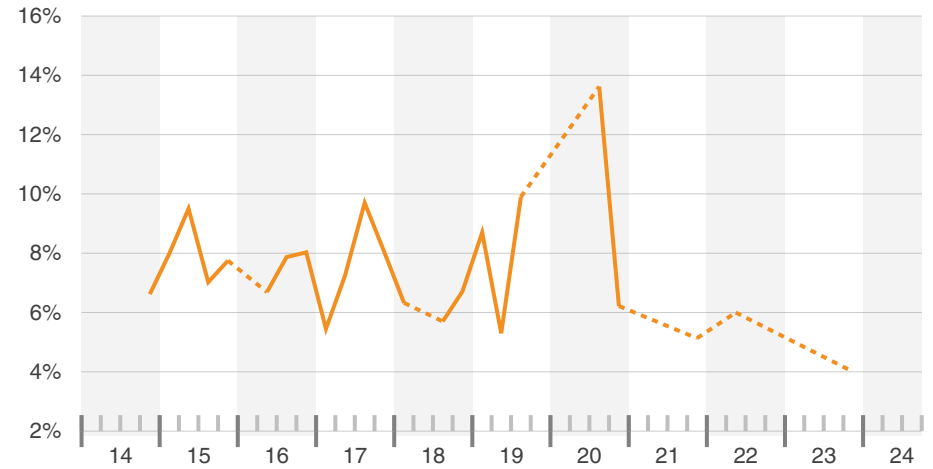
Sale Price Per Unit By Location Type



Sale To Asking Price Differential

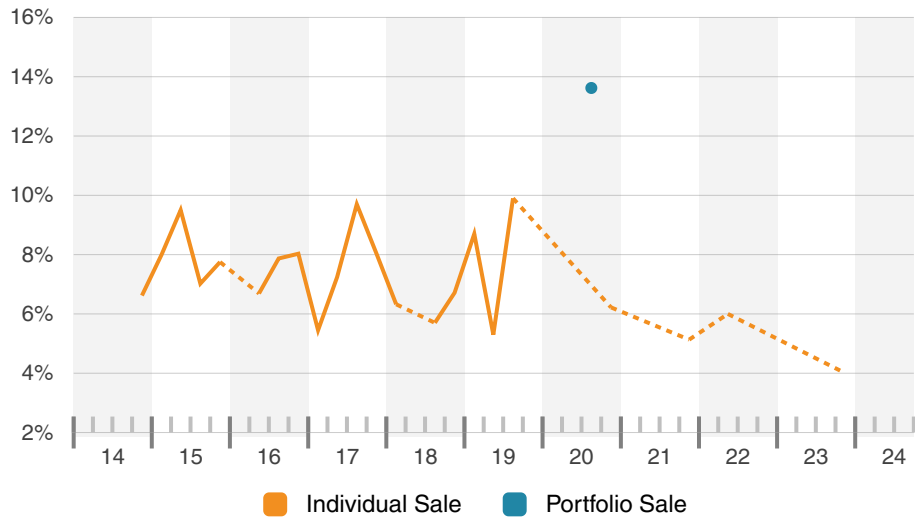


Cap Rate

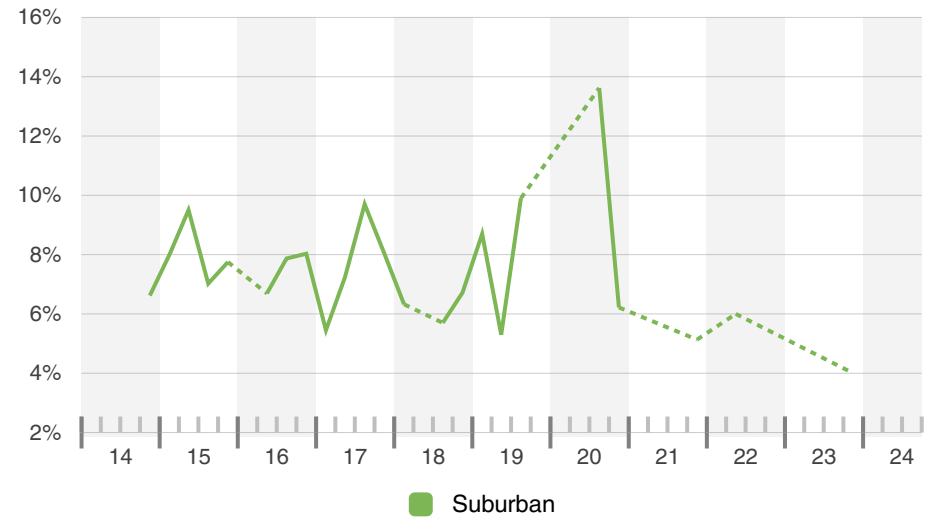


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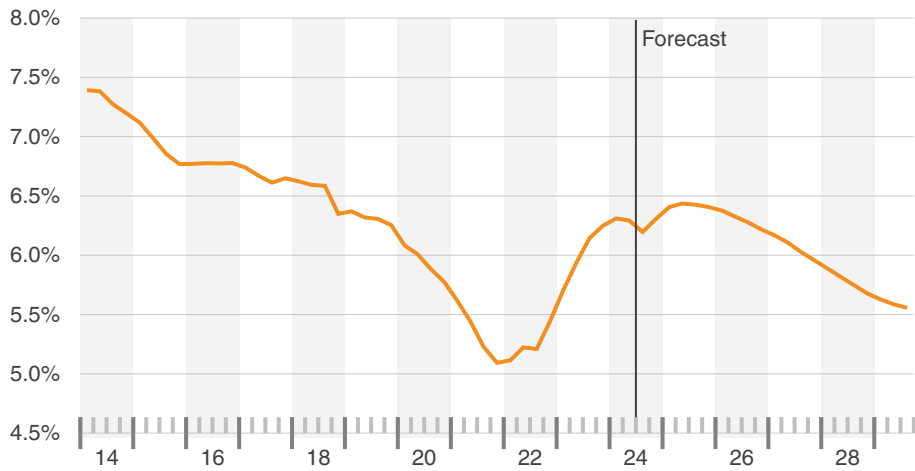
Cap Rate By Transaction Type



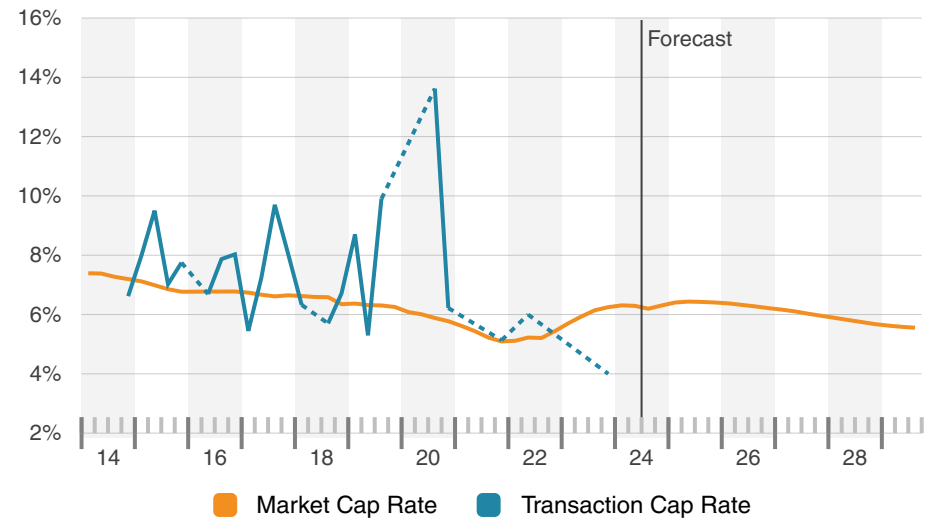
Cap Rate By Location Type



Market Cap Rate

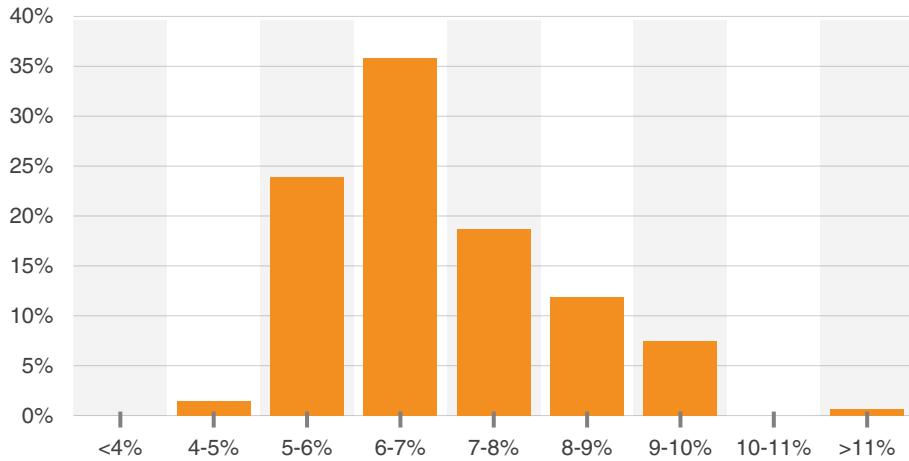


Market Cap Rate & Transaction Cap Rate

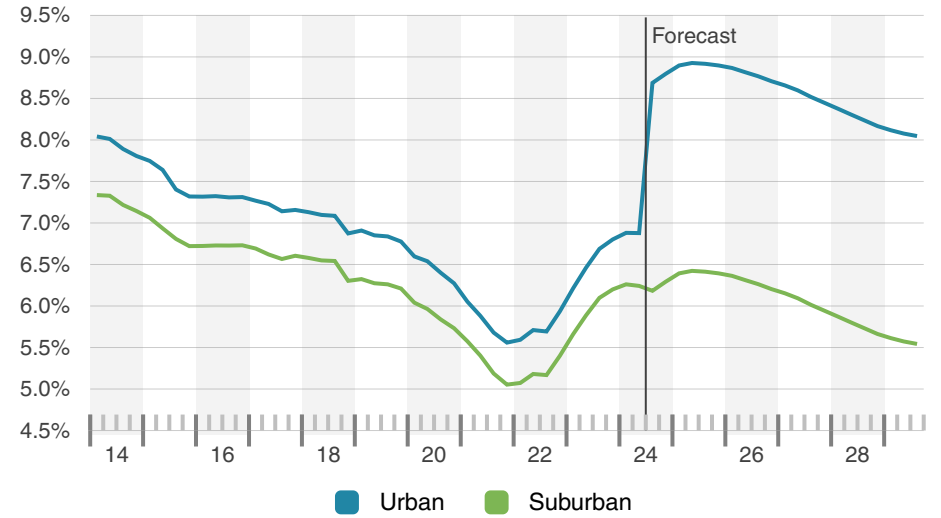


Search Analytics

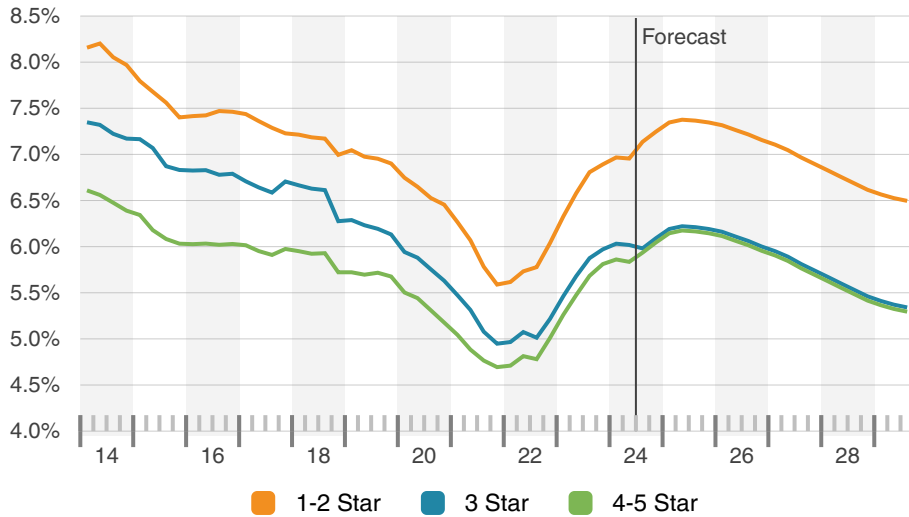
Market Cap Rate Distribution



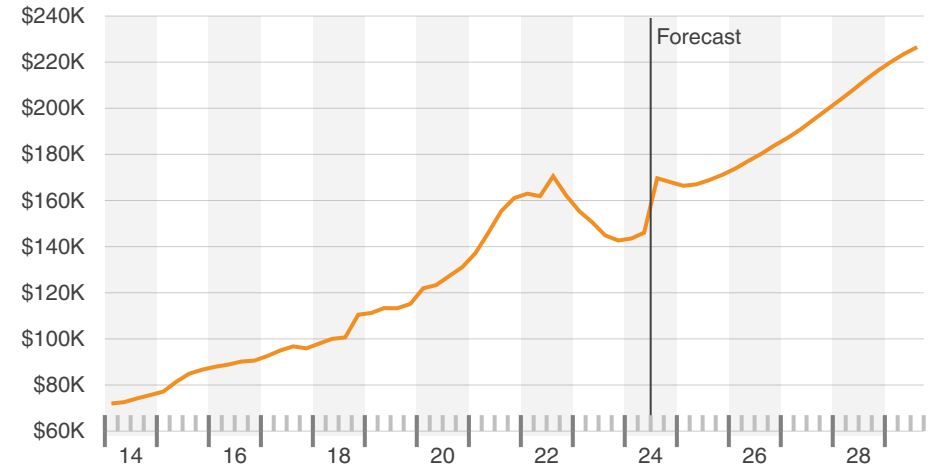
Market Cap Rate By Location Type



Market Cap Rate By Star Rating

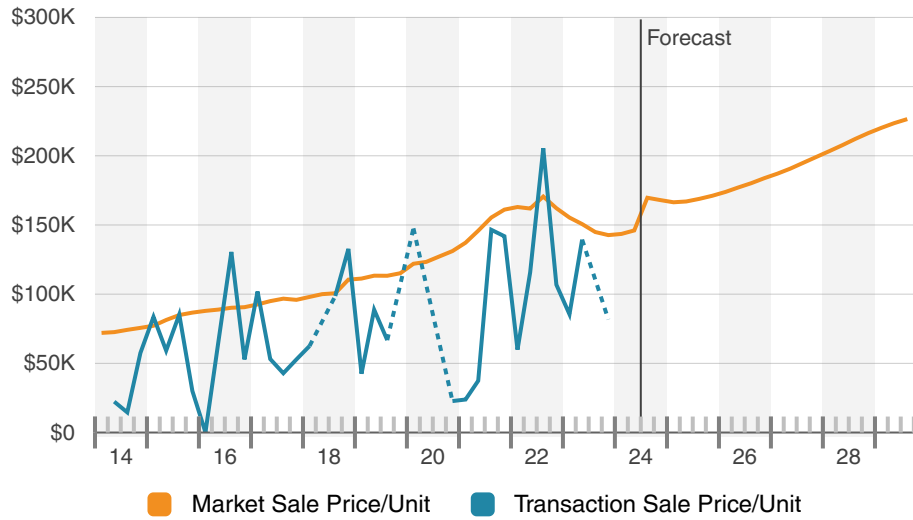


Market Sale Price Per Unit

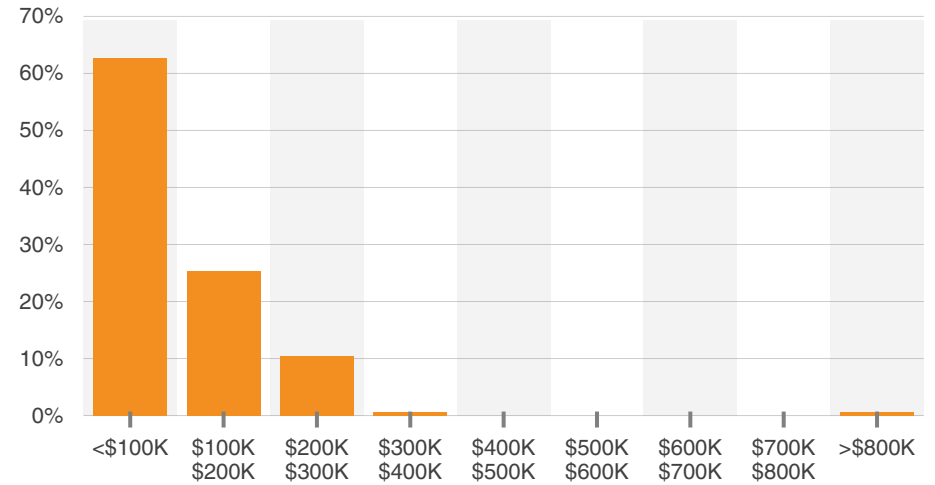


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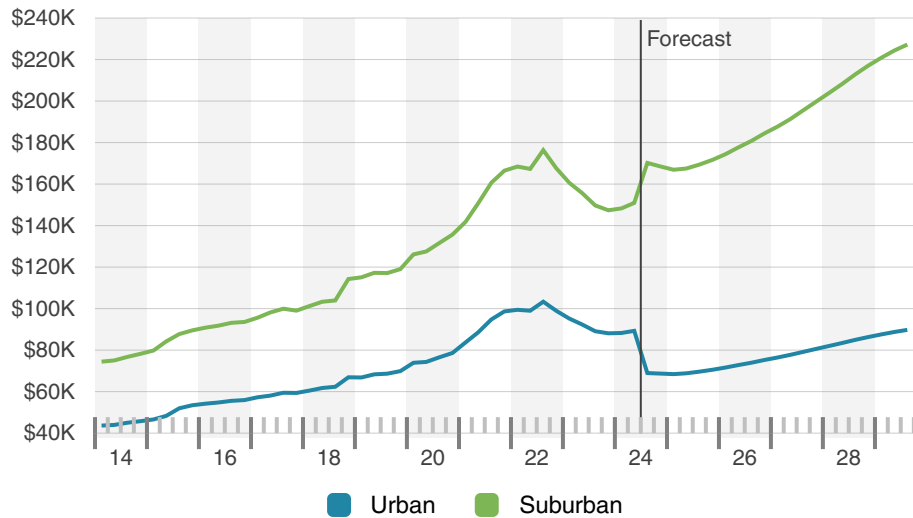
Market Sale Price & Transaction Sale Price Per Unit



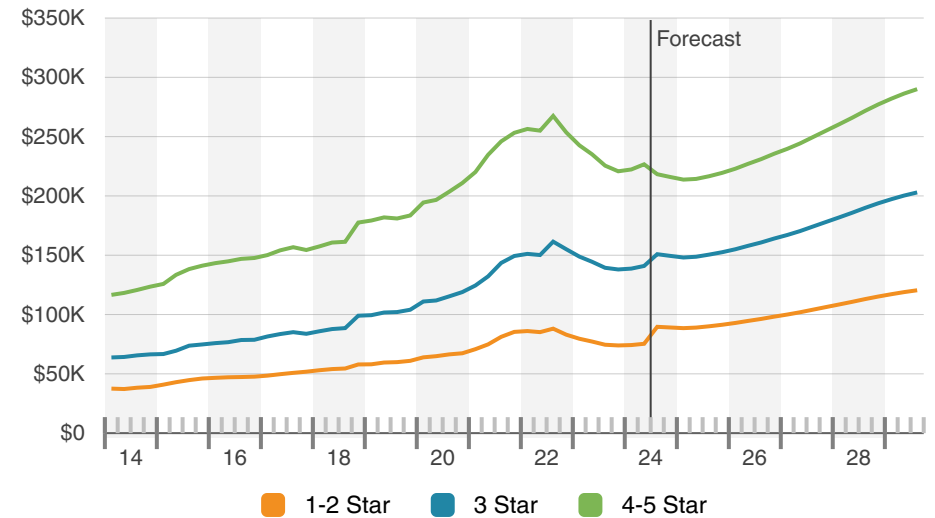
Market Sale Price Per Unit Distribution



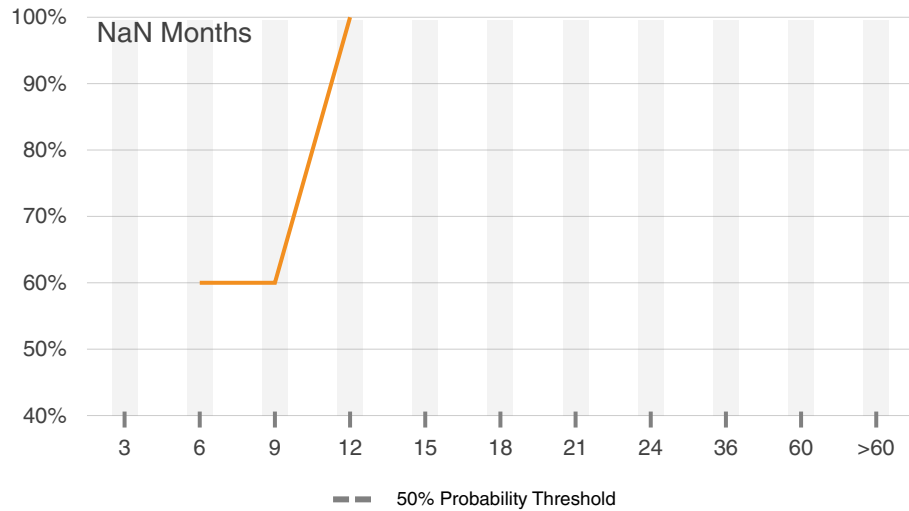
Market Sale Price Per Unit By Location Type



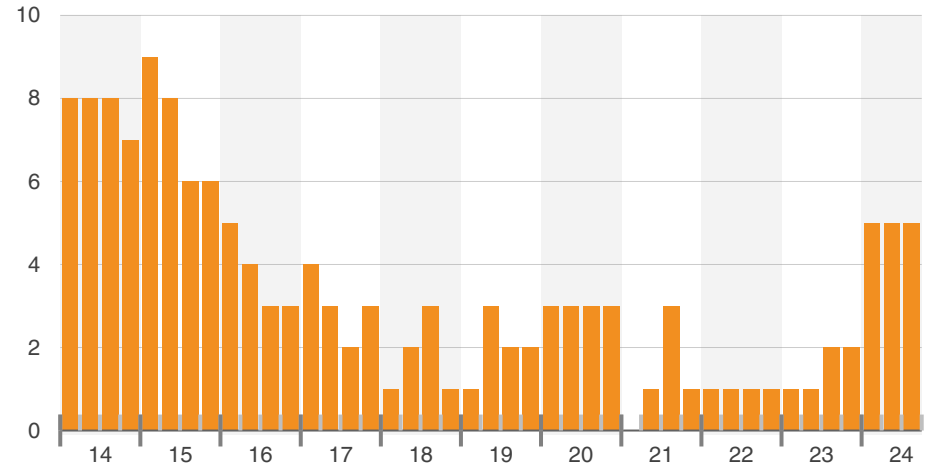
Market Sale Price Per Unit By Star Rating



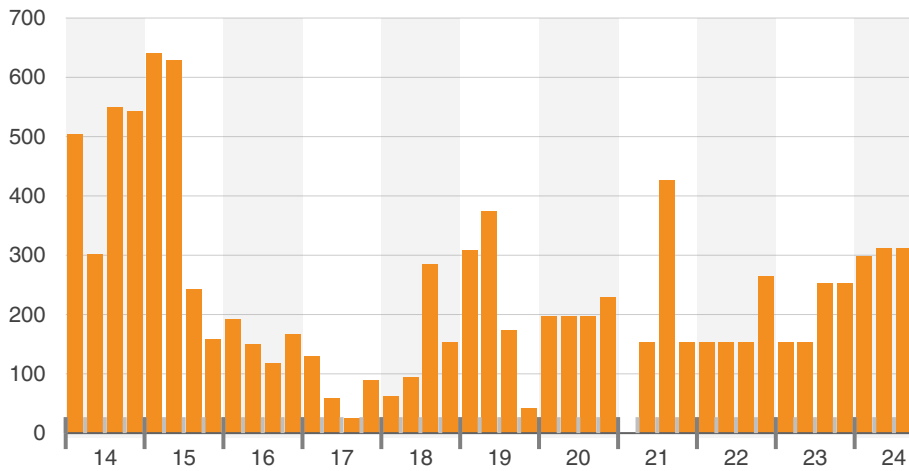
Probability Of Selling In Months



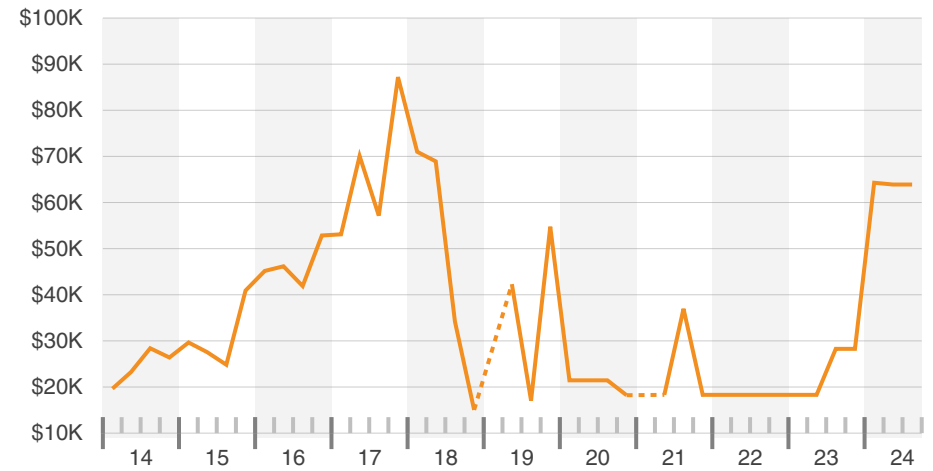
For Sale Total Listings



For Sale Total Units

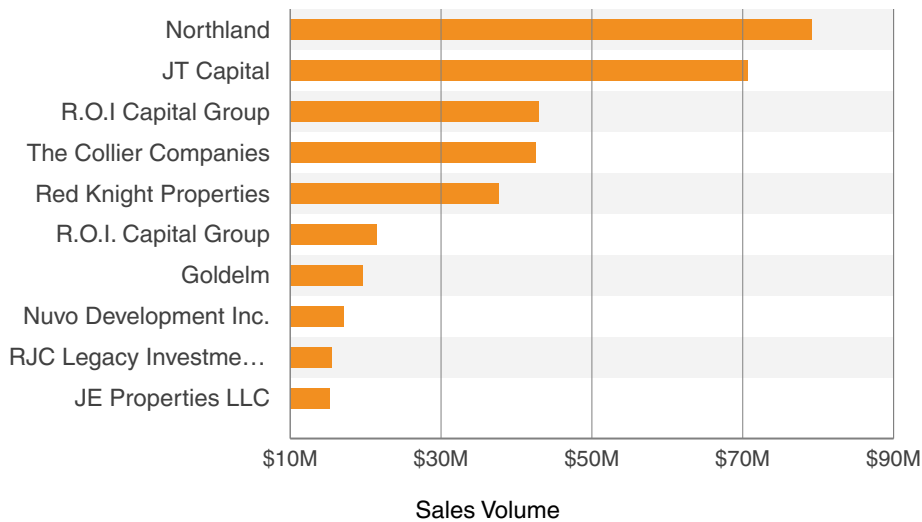


For Sale Asking Price Per Unit

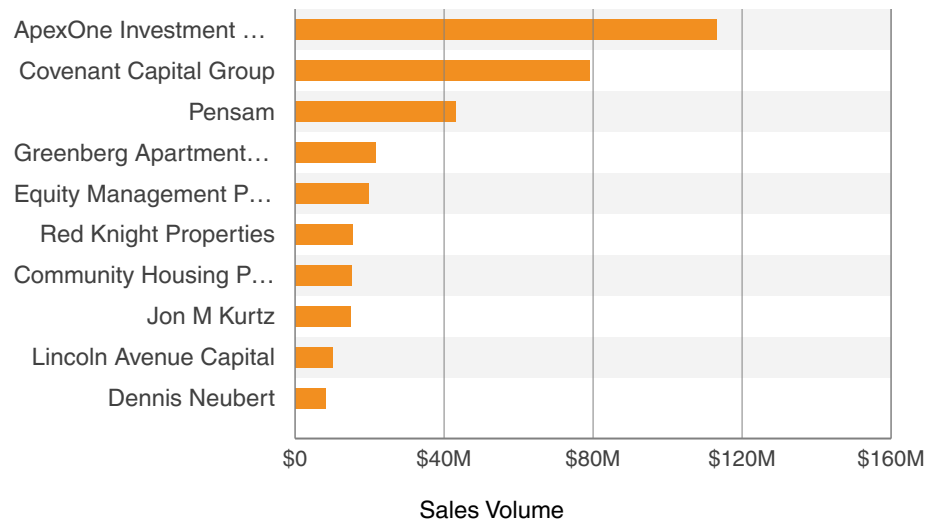


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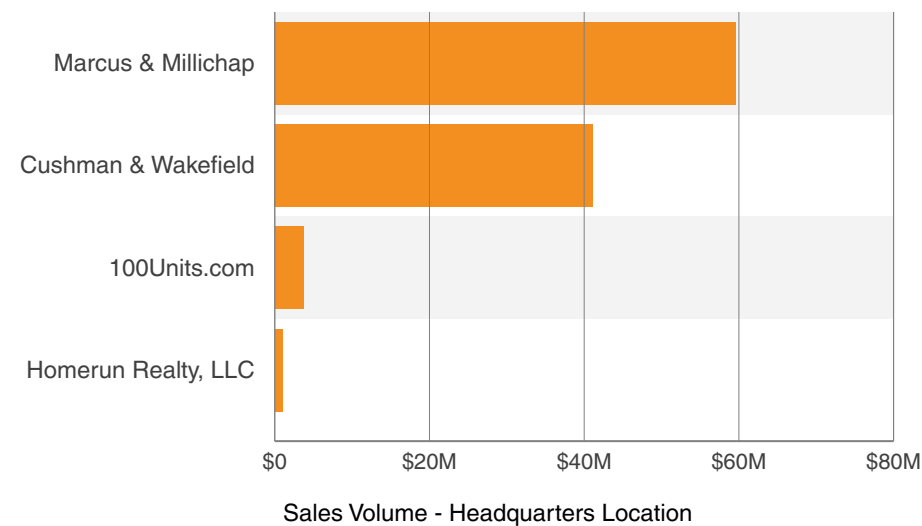
Top Buyers



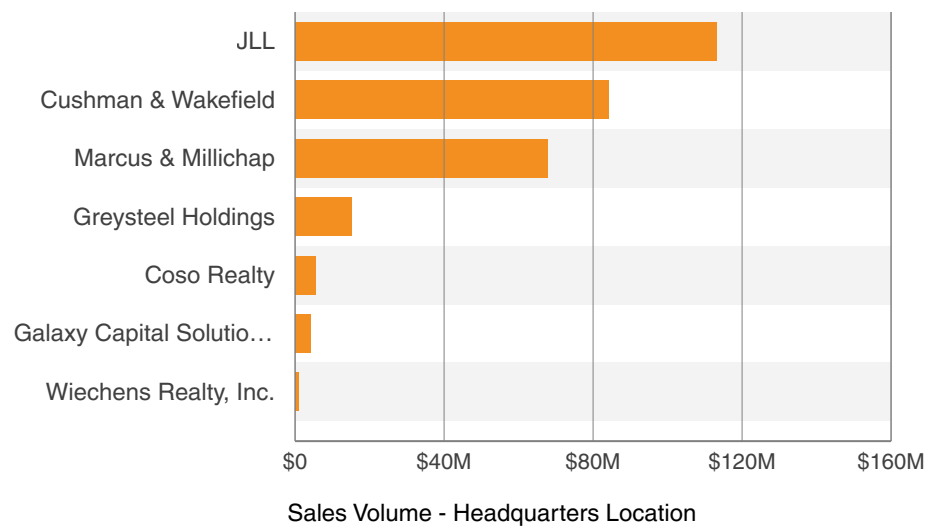
Top Sellers



Top Buyer Brokers

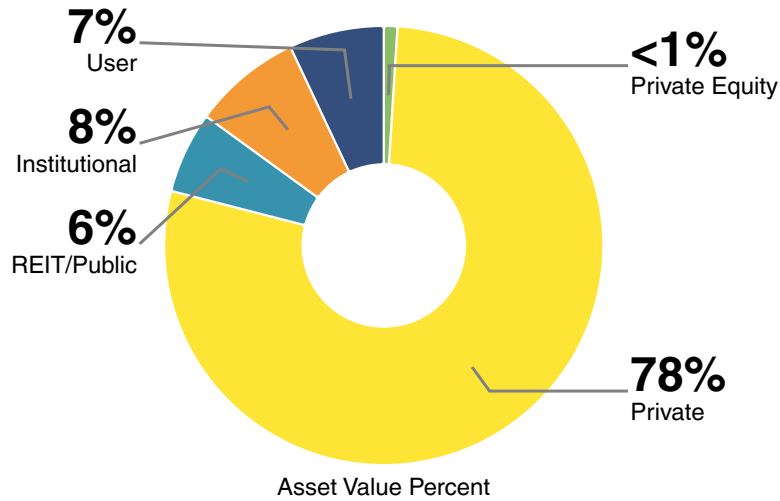


Top Seller Brokers

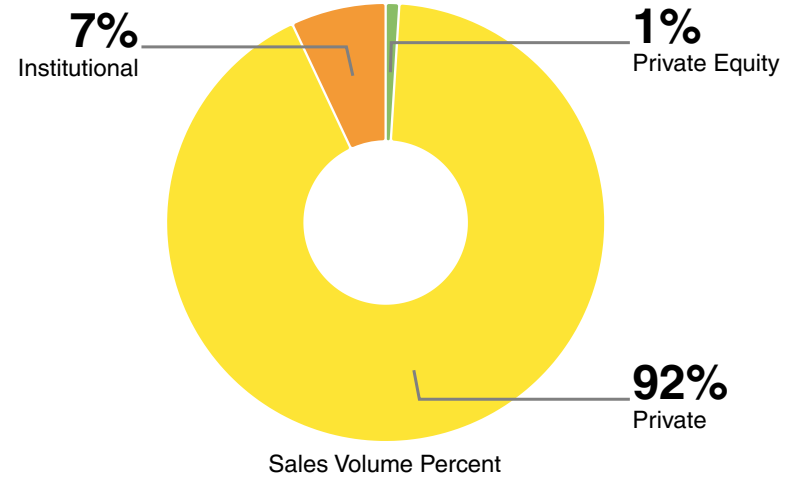


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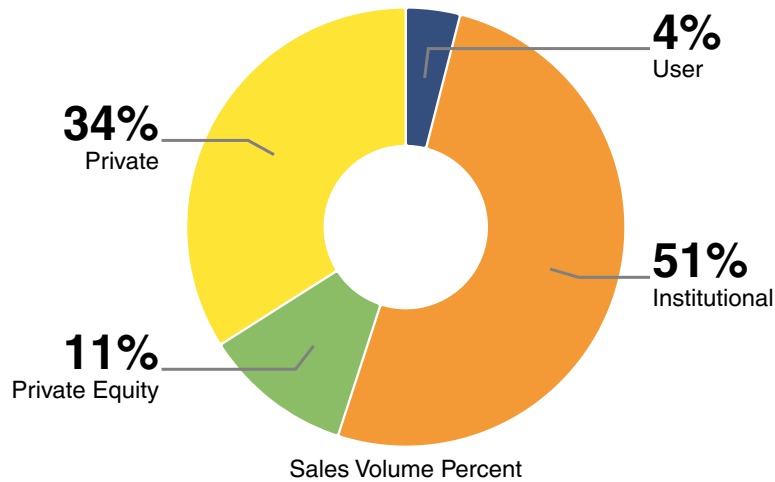
Asset Value By Owner Type



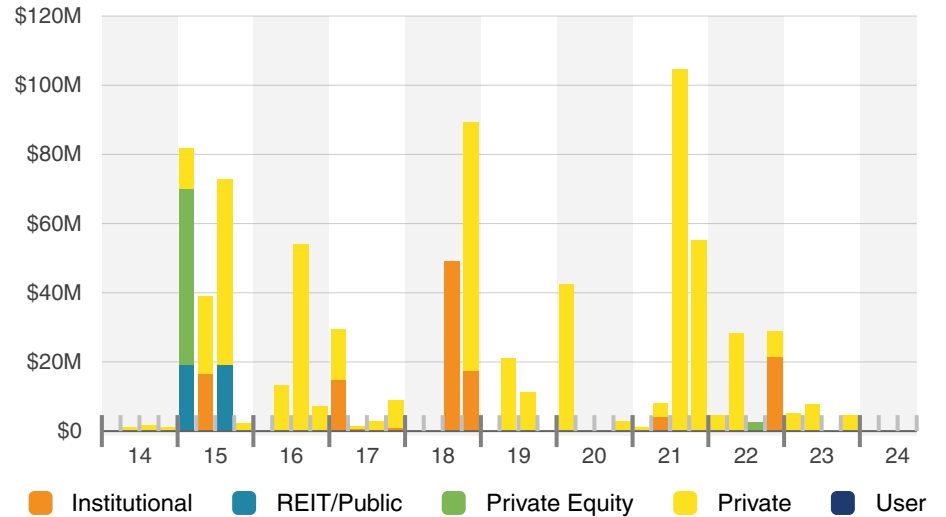
Sales By Buyer Type



Sales By Seller Type

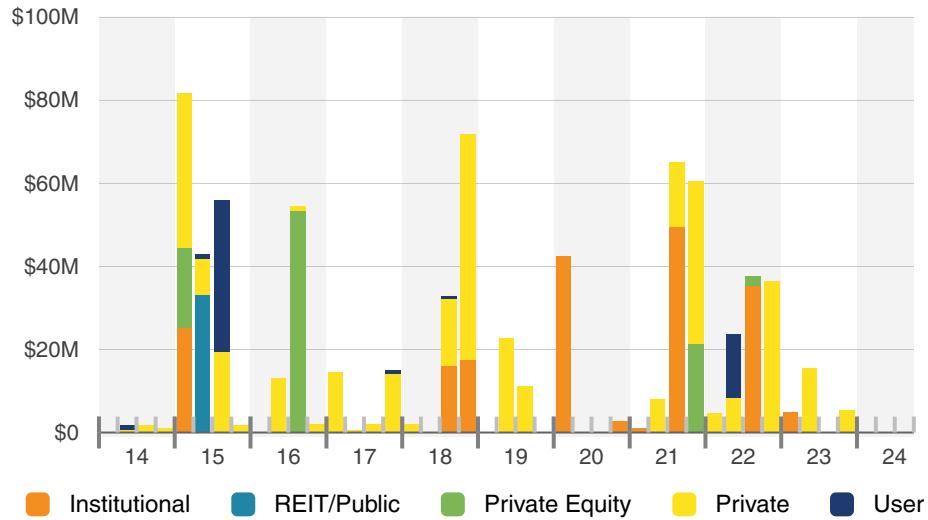


Sales Volume By Buyer Type

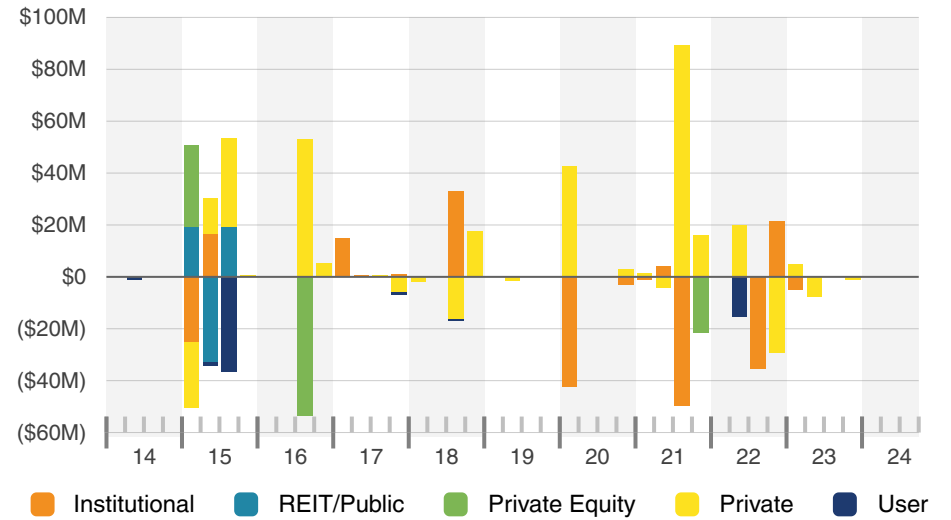


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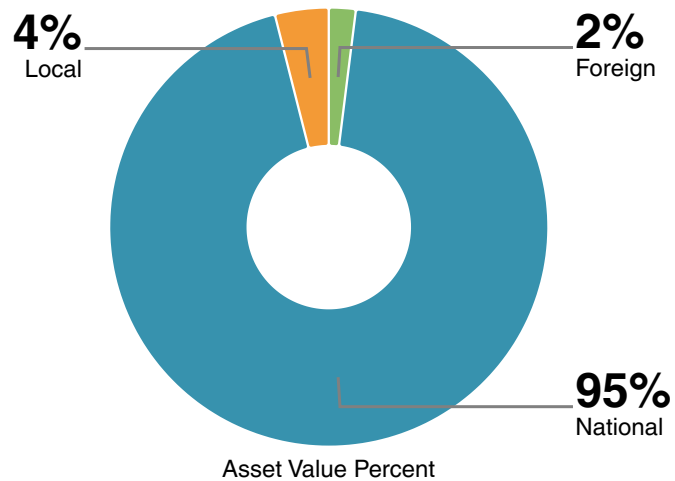
Sales Volume By Seller Type



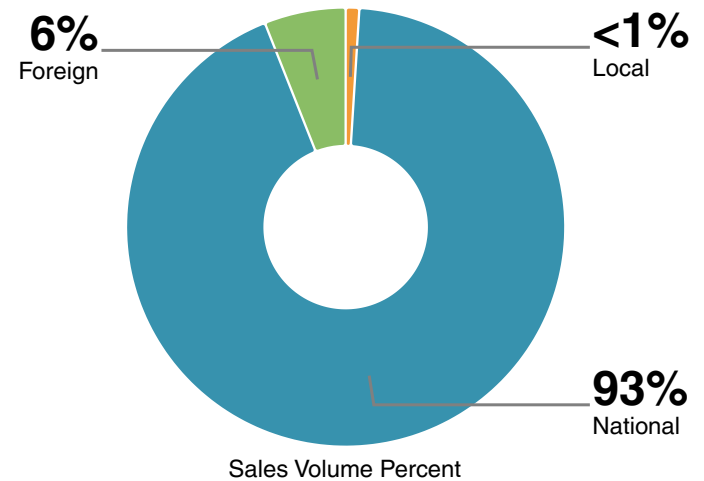
Net Buying & Selling By Owner Type



Asset Value By Owner Origin

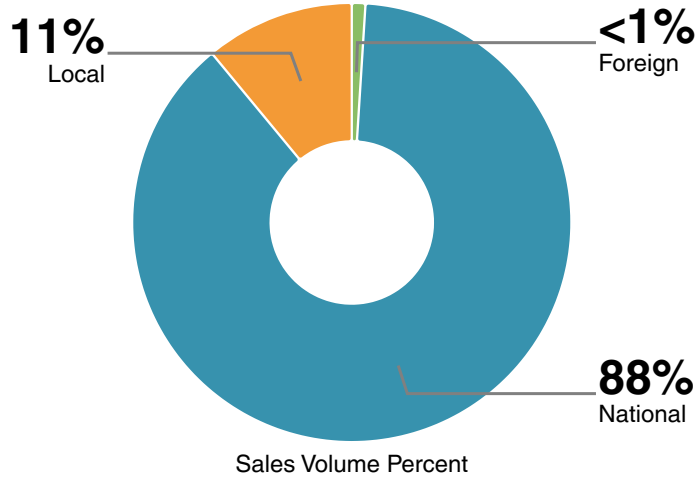


Sales Volume By Buyer Origin

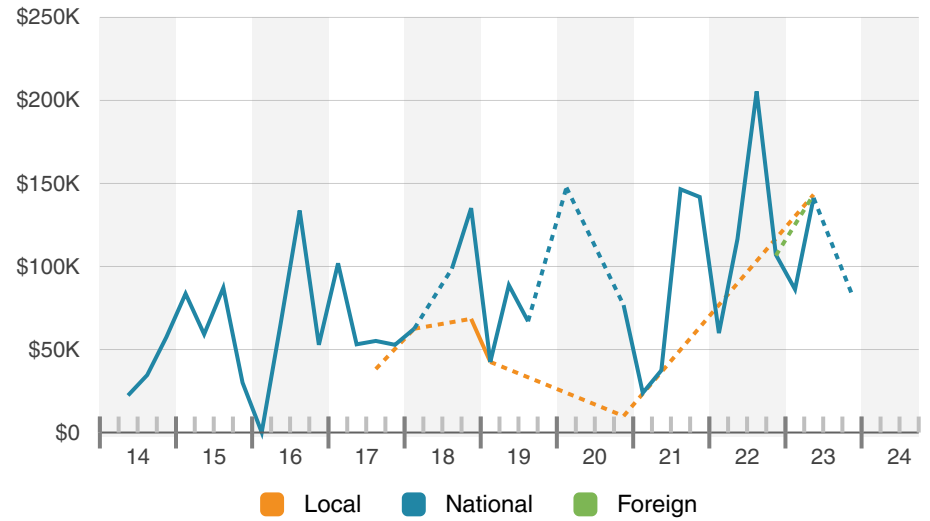


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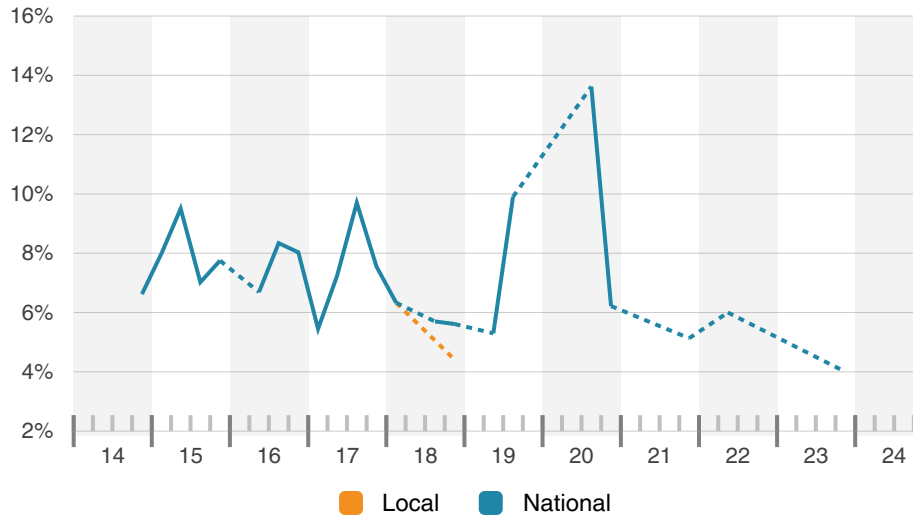
Sales Volume By Seller Origin



Average Price Per Unit By Buyer Origin



Average Cap Rate By Buyer Origin



Report Criteria

- 134 Properties / 0 Spaces
- Exclude: Residential Condos
- Exclude: Co-Ops
- # of Units: 10 +
- Market Segment: Exclude All Corporate +2
- Construction Status: Existing +1
- Style: Garden +3
- Market: Ocala - FL