



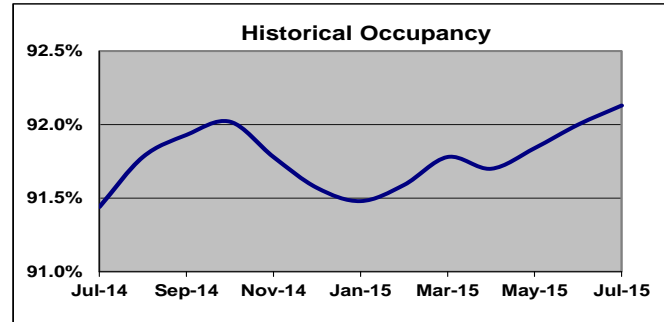
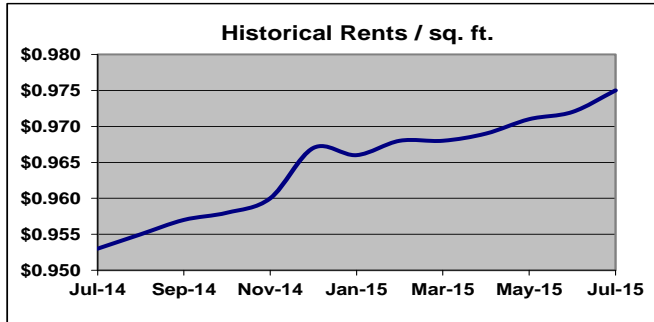
San Antonio Apartment Market Update

A resource from Oconnordata.com

Edited by Holly Kelch

www.oconnordata.com

July 2015



Market Summary

- Most key metrics of the **San Antonio** area multifamily sector recorded positive and negative changes in July 2015.
- The occupancy figures recorded both positive and negative values for all the classes. For Class A properties, occupancy increased by 0.42% over the month to close at 91.59%; and decreased by 0.32% over the year. The largest annual increase was noted for Class D properties (2.27%).
- Average rental rates per square foot recorded marginal changes over the month for all the classes. The average for Class A reported an increase of \$0.001 per square foot over the month. Over the year Class A properties reported an increase of \$0.023 per square foot to close at \$1.129 per square foot. The largest annual increase was noted for Class D with an increase of \$0.029 per square foot.
- Average rental rates per unit reported positive changes for the month. Class A properties recorded an increase of \$0.69 per unit over previous month. On an annual basis Class A properties recorded an increase of \$18.28 per unit to close at \$1.019 per unit. The largest annual increase was noted for Class D, an increase of \$22.94 per unit.
- 5,089 units are in the construction pipeline, spread over 19 projects. 13.42% of the pipeline is currently pre-leasing.

San Antonio Apartment Market Key Metrics					
Occupancy	92.00%	Rent / Unit	\$790.94	Rent / SF	\$0.972
Monthly Change	+0.15%	Monthly Change	+\$1.33	Monthly Change	+\$0.001
Annual Change	+0.71%	Annual Change	+\$16.99	Annual Change	+\$0.021

Absorption in the **San Antonio** sector in June 2015 was positive (185), while annual absorption totaled positive 2,831 units. 2,751 units are in the planning stage.

Ask about the most accurate online Texas apartment data today!

Or contact Holly Kelch at 713-375-4357

hkelch@poconnor.com



Your Key to Real Estate Success

To subscribe or unsubscribe to this newsletter, Please send an email to Holly Kelch at hkelch@poconnor.com or call 1-800-856-REAL (ext. 4357).

O'Connor & Associates / Research & Consulting Group
Houston: 713-686-9955

<http://www.poconnor.com> / <http://www.oconnordata.com>