



San Antonio Apartment Market Update

A resource from OConnorData.com

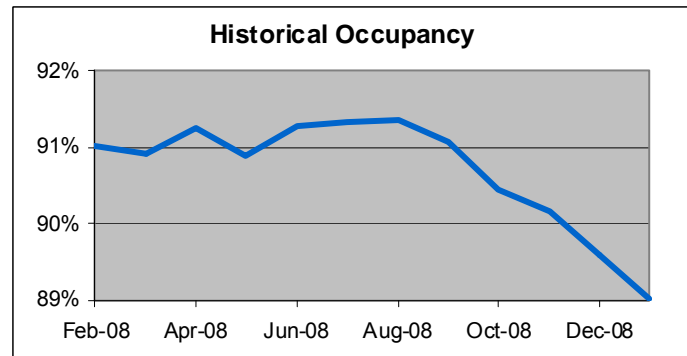
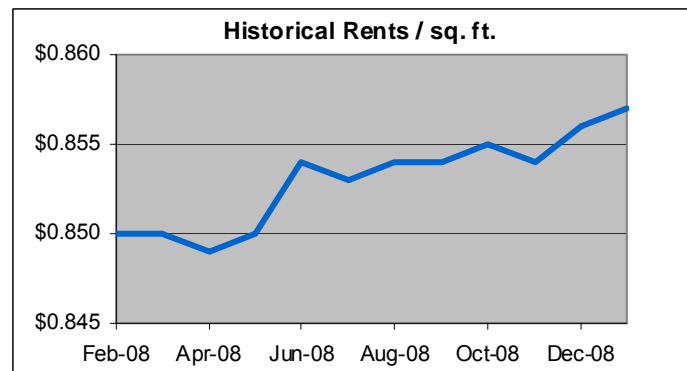
Market Update: by Stuart Showers

January 2009

The San Antonio market posted another decrease in occupancy during the month of January, signaling that the trend of steadily rising rents may soon be over. For the moment, average rental rates per square foot continued to increase for the month of January, as did overall rents per units, albeit very slightly. The increasing vacancy rates also foretell of increasing concessions, as struggling communities attempt to lure new residents.

San Antonio apartment market occupancy decreased 0.57 points over the month, and is down 1.76 points over the last 12-month period to 89.01%. Rental rates per square foot were increased in January to \$0.857 psf, and are \$0.008 psf above last year's level. At \$693.14, rent per unit reported a monthly increase of \$0.67, and is up \$7.49 over the year. Absorption in January was -714 units; annual absorption totals -737 units.

San Antonio Apartment Market Key Metrics	
Occupancy	89.01%
Monthly Change	▼ 0.57
Annual Change	▼ 1.76
Rent / Unit	\$693.14
Monthly Change	▲ \$0.67
Annual Change	▲ \$7.49
Rent / SF	\$0.857
Monthly Change	▲ \$0.001
Annual Change	▲ \$0.008
Monthly Absorption	-714
Annual Absorption	-737
Units U/C	5,757
Units Planned	8,333



Ask about the most accurate online Texas apartment data today!

Sign up online by clicking [here!](#)

Or contact Heather Wiesner at 713-375-4262

hwiesner@poconnor.com



Your Key to Real Estate Success

To subscribe or unsubscribe to this newsletter, please send an email to Stuart Showers at sshowers@poconnor.com or call 1-800-856-REAL (ext. 4239).

O'Connor & Associates / Research & Consulting Group
Houston: 713-686-9955 Dallas: 214-727-5673

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