

# SNAP STATS

## EXECUTIVE SUMMARY INFOGRAPHIC

### TUCSON MSA | MULTIFAMILY

### YE 2022 | 10+ Unit Properties Overview

#### Tucson Overview (10+ Unit Properties)

**Total Population** **1,059,178**  
2022\*

**Unemployment Rate (%)** **3.4%**  
YE 2022\*

**Employment Growth (%)** **2.1%**  
YE 2022\*

**Median HH Income** **\$63,611**  
2022\*

**GDP Per Capita** **\$49,593**  
2022\*

**Transaction Volume** **\$1.55B**  
\$1.83B (YE 2021) -15.0% y-o-y

**Avg Price/Unit** **\$172,821**  
\$157,989 (YE 2021) +9.4% y-o-y

**Avg Price/SF** **\$246.98**  
\$201.01 (YE 2021) +22.9% y-o-y

\* Forcasted.

#### AVG Rent/Occupancy (10+ Unit Properties)

YE 2022	YE 2021	Increase / Decrease
<b>\$1,273</b> <small>Avg Rent y-o-y (All Units)</small>	<b>\$1,187</b>	<b>+\$86</b>
<b>94.0%</b> <small>Avg Occupancy Rate y-o-y</small>	<b>96.4%</b>	<b>-2.4%</b>

#### New Construction (10+)\*\*

**Delivered | Avg Absorption**  
**592 Units | 24 Units / Property / Month**

**Under Construction**  
**800 Units**

**Planned Projects**  
**2,297 Units**

Q4 2022  
**0**

#### Total Inventory

**100+ Units**  
**71,389**

**10-99 Units**  
**29,315**

**Total Units**  
**100,704**

\*\* Project: Figures based on when total projects are delivered.

### YE 2022 Sales Stats

**100+ Units**

**\$1.34B**  
\$1.50B (YE 2021)  
 -10.1% y-o-y

Q4 2022 **\$327M**

**Transaction Volume**

**\$208M**  
\$331M (YE 2021)  
 -37.0% y-o-y

Q4 2022 **\$23M**

**10-99 Units**

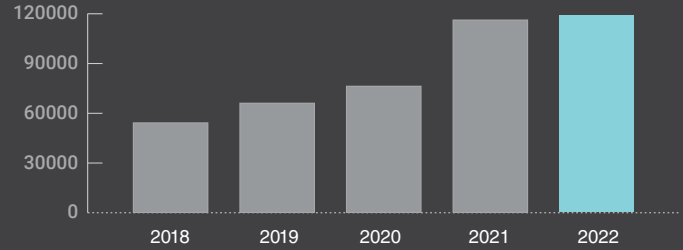
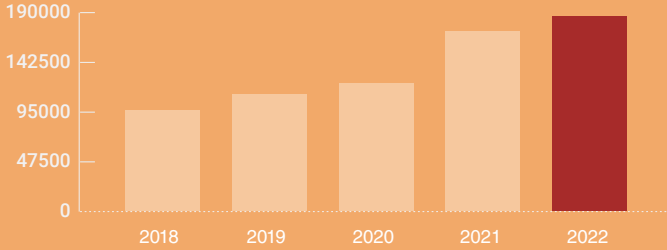
100+ Units

Avg Sales Price Per Unit

10-99 Units

\$185,917 \$171,749 (YE 2021) +8.2% y-o-y

\$118,793 \$115,984 (YE 2021) +2.4% y-o-y



\$267.87

\$213.47 (YE 2021) +25.5% y-o-y

Avg Price/SF

\$164.28

\$159.14 (YE 2021) +3.2% y-o-y



1982

1988 (YE 2021)

Avg Year Built

1968

1968 (YE 2021)

Top YE 2022 (100+) Sales by Price/Unit

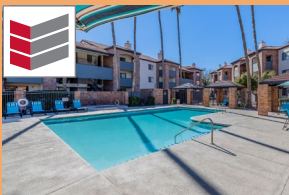
Top YE 2022 (10-99) Sales by Price/Unit



Sol y Luna Apartments  
Tucson, 340 Units  
\$197,848,288  
\$581,907/unit  
\$443.06/SF  
Built 2014



Convent Apartments  
Tucson, 12 Units  
\$3,500,000  
\$291,667/unit  
\$406.65/SF  
Built 1912



Mission Antigua Apartments  
Tucson, 248 Units  
\$59,000,000  
\$237,903/unit  
\$287.92/SF  
Built 1989



Sahuaro Point Villas  
Tucson, 20 Units  
\$5,750,000  
\$287,500/unit  
\$164.47/SF  
Built 2005



Paseo Del Sol  
Tucson, 152 Units  
\$33,650,000  
\$221,382/unit  
\$201.26/SF  
Built 1994



Redondo Tower  
Tucson, 96 Units  
\$27,000,000  
\$281,250/unit  
\$299.49/SF  
Built 1962

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