











SNAP STATS

EXECUTIVE SUMMARY INFOGRAPHIC



TUCSON MSA

OVERVIEW (10+ UNIT PROPERTIES)

	Total Population March 2024*	1,065,830
	Unemployment Rate (%) March 2024*	3.4%
	Employment Growth (%) March 2024*	0.5%
	Median HH Income March 2024*	\$66,692
	GDP Per Capita March 2024*	\$55,072
	Transaction Volume \$32M (Q1 2023) +551.6% y-o-y	\$208M
	Avg Price/Unit \$176,157 (Q1 2023) +101.6% y-o-y	\$355,156
	Avg Price/SF \$219.66 (Q1 2023) +59.8% y-o-y	\$351.07

* Forecasted

AVG RENT/ OCCUPANCY

(20+ UNIT PROPERTIES)

Q1 2024	Q1 2023	% CHANGE
\$1,188	\$1,181	+\$7
Avg Rent y-o-y (All Units)		
92.5%	93.1%	-0.6%
Avg Occupancy Rate y-o-y		

NEW CONSTRUCTION (50+) **

Delivered

413 Units

Avg Absorption

151 Units / Month

Under Construction

3,218 Units

Planned Projects

2,112 Units

TOTAL INVENTORY

100+ Units

73,445

10-99 Units

30,165

Total Units

103,610

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

Q1 2024 SALES STATS

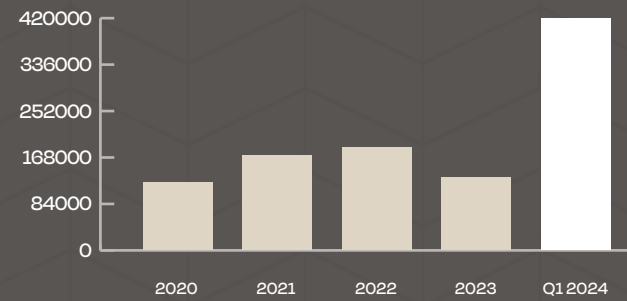
100+ UNITS

Transaction Volume

\$192M -- (Q1 2023)
-- y-o-y

Avg Sales Price Per Unit

\$418,043 -- (Q1 2023)
-- y-o-y



Avg Price/SF

\$378.72 -- (Q1 2023)
-- y-o-y

Avg Year Built

2003



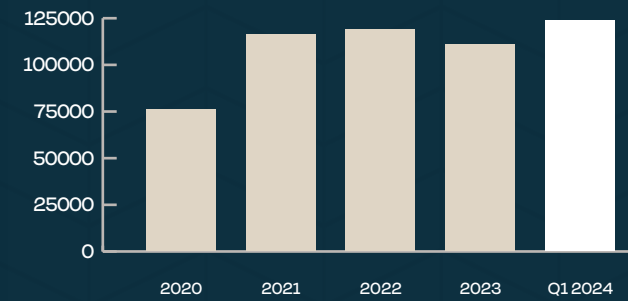
10-99 UNITS

Transaction Volume

\$15M \$32M (Q1 2023)
-51.5% y-o-y

Avg Sales Price Per Unit

\$123,728 \$176,157 (Q1 2023)
-29.8% y-o-y



Avg Price/SF

\$184.03 ↓ \$219.66 (Q1 2023)
-16.2% y-o-y

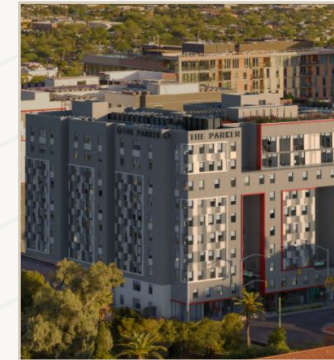
Avg Year Built

1961



TOP Q1 2024 (100+)

SALES BY PRICE/UNIT



The Parker

Tucson,
130 Units
\$132,500,000
\$1,019,231/unit
\$581.14/SF
Built 2021



The Peak at Oro Valley

Tucson,
330 Units
\$59,800,000
\$181,212/unit
\$213.76/SF
Built 1984, 1994

TOP Q1 2024 (10-99)

SALES BY PRICE/UNIT



Wasko Modern

Tucson,
38 Units
\$6,070,000
\$159,737/unit
\$211.88/SF
Built 1973



Riverside Suites

Tucson,
33 Units
\$5,150,000
\$156,061/unit
\$177.88/SF
Built 1966



Alamo

Tucson,
20 Units
\$2,000,000
\$100,000/unit
\$251.26/SF
Built 1932

For additional market information, or if you would like a submarket report for your property, please contact us at: contact@abimultifamily.com



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