

COLORADO SPRINGS CO

1Q23 REPORT CARD

Effective Rent

\$1,512

DOWN 1.6% YTD



TRAILING

3.4%
2023 FORECAST

Occupancy

93.6%

DOWN 50 BPS YTD



TRAILING

-70 BPS
2023 FORECAST

Deliveries

1,028 UNITS

YTD



TRAILING

5,896 UNITS
2023 FORECAST

Absorption

692 UNITS

YTD



TRAILING

5,144 UNITS
2023 FORECAST

Employment

0.9%

CHANGE YTD



EXCEEDING

1.5%
2023 FORECAST

Cap Rate

4.5%

UNCHANGED YTD



EXCEEDING

10 BPS
2023 FORECAST

Sources: RealPage; Moody's Analytics; CoStar Group

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