

VENTURA COUNTY, CA

2022 MARKET AT A GLANCE

Occupancy Rate

97.4%



DOWN 70 BPS YOY

Effective Rent

\$2,568



UP 6.3% YOY

Rent Share of Wallet

32.0%



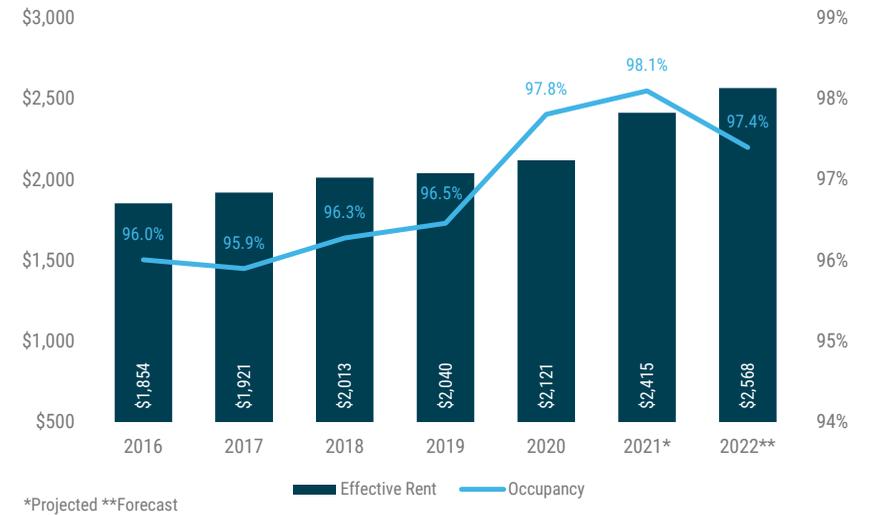
UP 80 BPS YOY

Unless noted otherwise, data and images pertaining to rent, occupancy, employment, unemployment, income, price per unit, and cap rate are year-end figures. Absorption and construction figures are full-year totals, unless noted otherwise. Numbers for 2021 are projected values. 2022 figures are forecast projections. The apartment sales information represents transactions of apartment properties with a sales price of \$2.5 million or more, unless otherwise indicated.

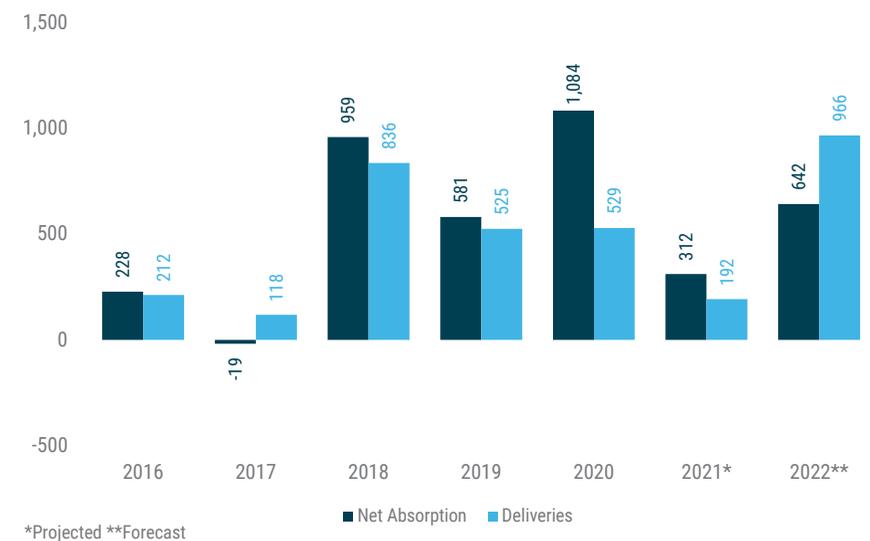
2022 FORECAST

APARTMENT TRENDS

Effective Rent & Occupancy



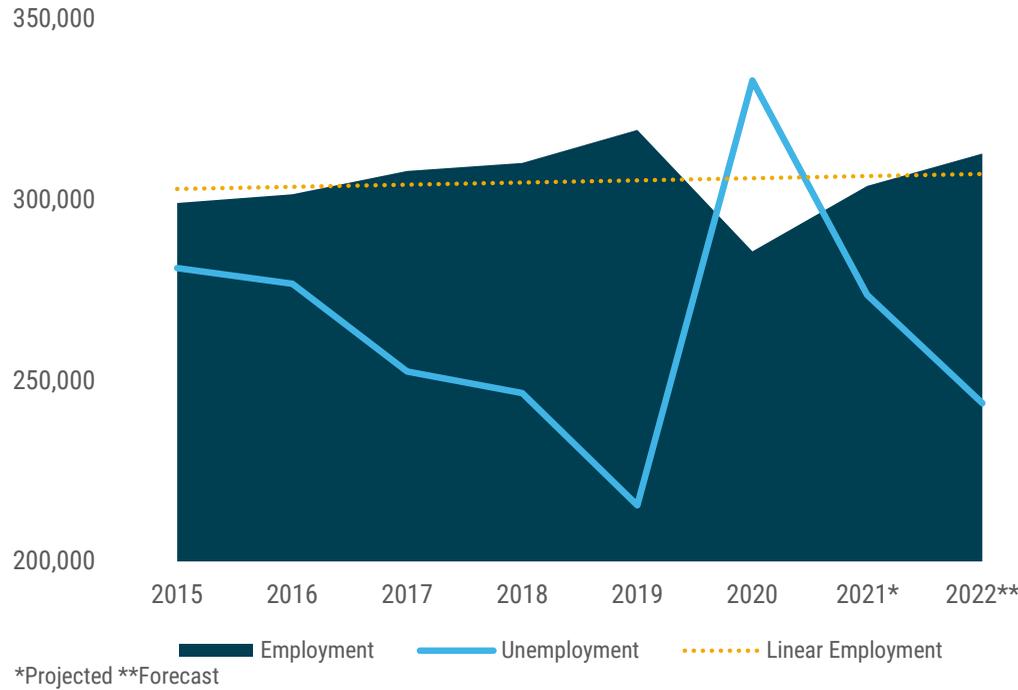
Absorption & Deliveries



VENTURA COUNTY, CA

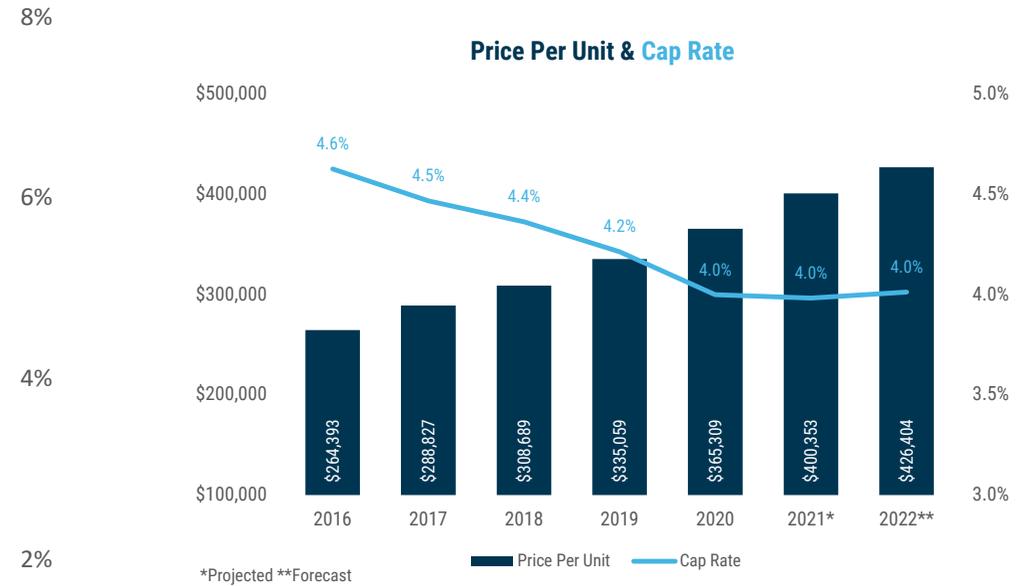
EMPLOYMENT TRENDS

Market Employment Trends



SALES TRENDS

Price Per Unit & Cap Rate



Employment

312,900



UP 3.0% YOY

Unemployment

3.8%



DOWN 120 BPS YOY

Median Household Income

\$96,164



UP 3.5% YOY

Price Per Unit

\$426,404



UP 6.5% YOY

Cap Rate

4.0%



UNCHANGED YOY