

VENTURA COUNTY, CA

2023 MARKET AT A GLANCE

Occupancy Rate

96.8%



UP 10 BPS YOY

Effective Rent

\$2,737



UP 3.2% YOY

Rent Share of Wallet

28.2%



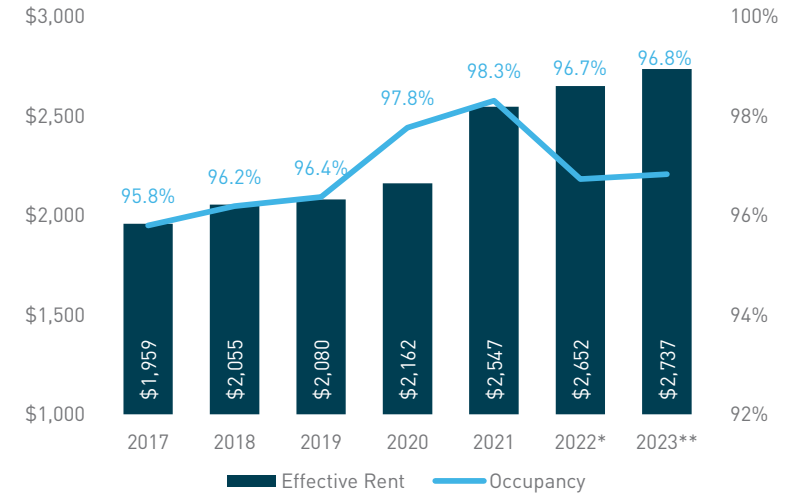
DOWN 10 BPS YOY

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 2022 are projected values. 2023 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.

| 2023 FORECAST

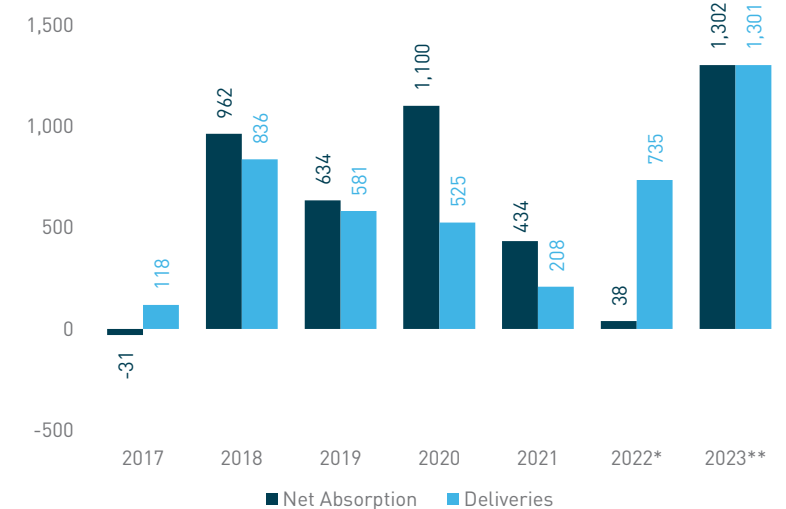
Apartment Trends

Effective Rent & Occupancy



*Projected **Forecast

Absorption & Deliveries

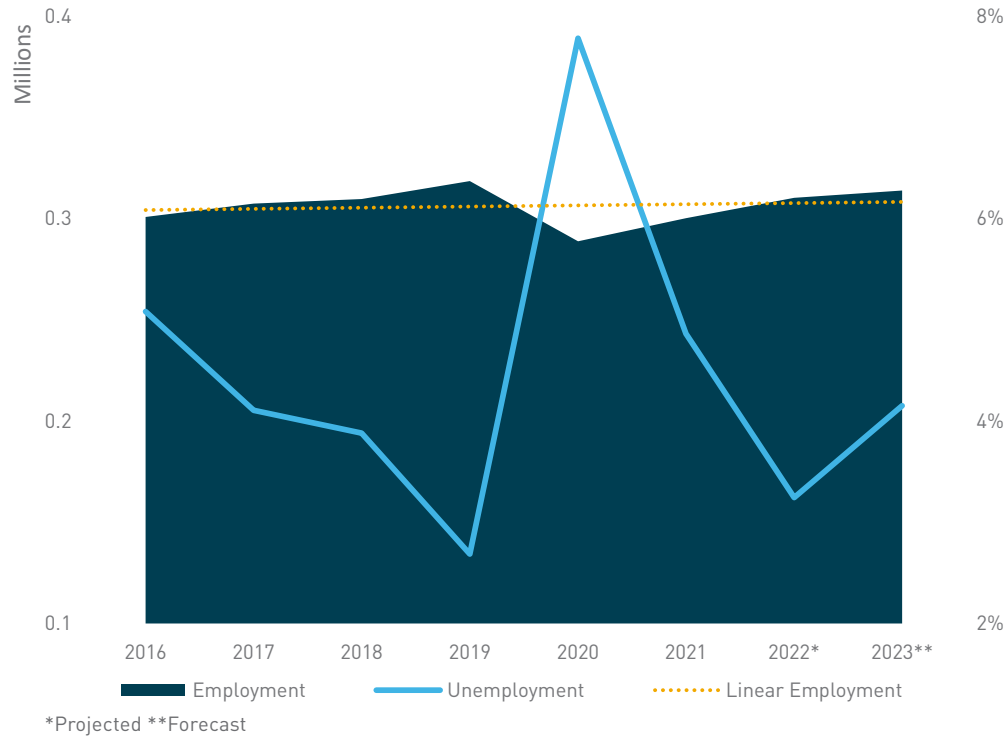


*Projected **Forecast

VENTURA COUNTY, CA

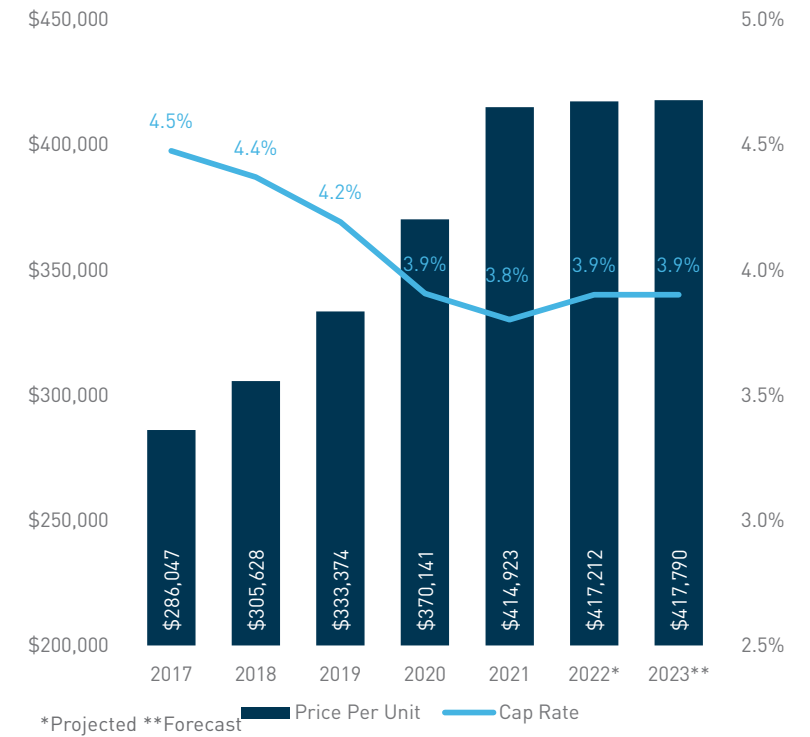
Employment Trends

Market Employment Trends



Sales Trends

Price Per Unit & Cap Rate



<p>Employment</p> <p>314,000</p> <p>↑</p> <p>UP 1.2% YOY</p>	<p>Unemployment</p> <p>4.2%</p> <p>↑</p> <p>UP 100 BPS YOY</p>	<p>Median Household Income</p> <p>\$116,453</p> <p>↑</p> <p>UP 3.4% YOY</p>
---	---	--

<p>Price Per Unit</p> <p>\$417,790</p> <p>↑</p> <p>UP 0.1% YOY</p>	<p>Cap Rate</p> <p>3.9%</p> <p>=</p> <p>UNCHANGED YOY</p>
---	--