

2022 MID-YEAR

OKLAHOMA CITY OK

Multifamily Report

BERKADIA[®]

a Berkshire Hathaway and Jefferies Financial Group company





OKLAHOMA CITY, OK EMPLOYMENT

Jobs Added / Lost

LAST 12 MONTHS

24,400

↑ 3.8%

NEXT 12 MONTHS*

6,100

↑ 0.9%

Unemployment

MID-YEAR 2022

2.6%

↓ 160 BPS YOY

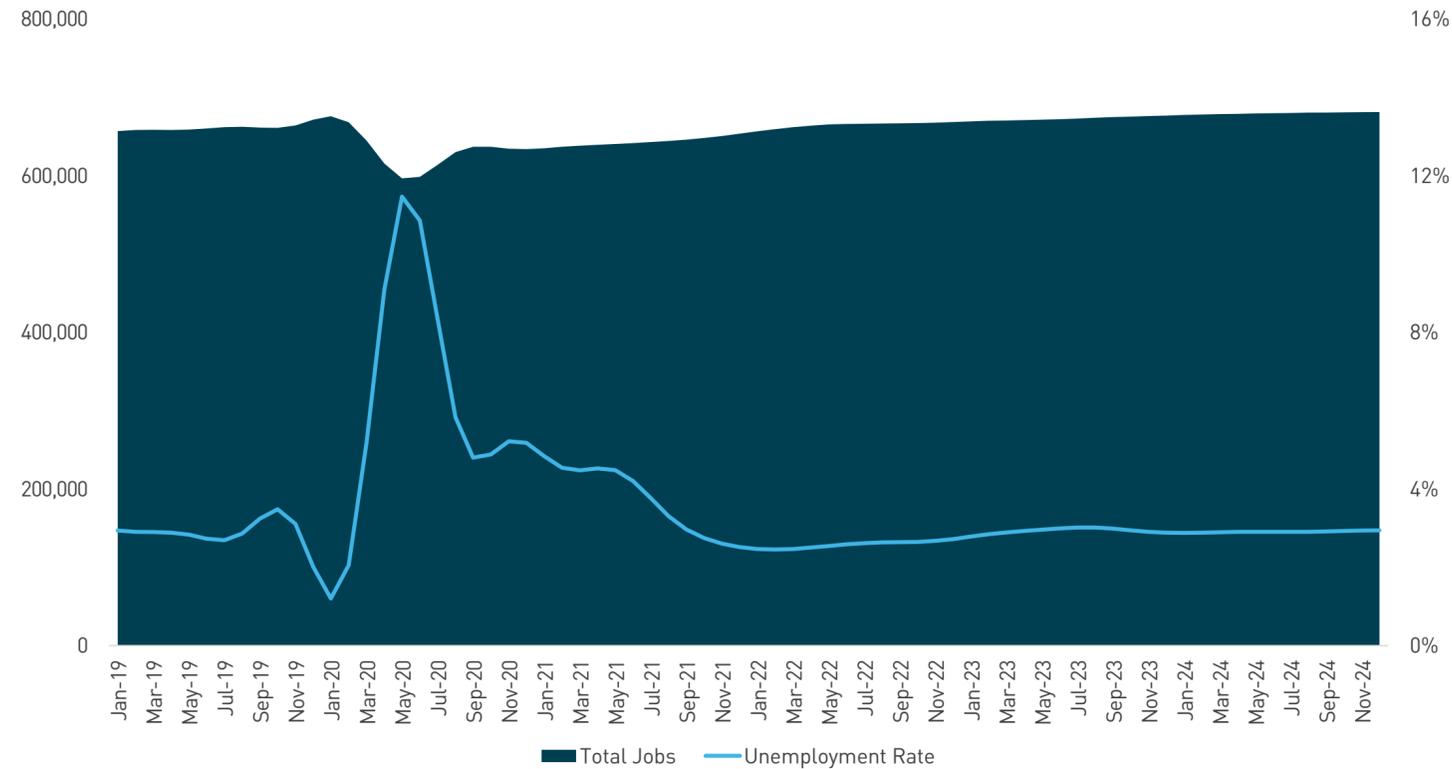
MID-YEAR 2023*

3.0%

↑ 40 BPS YOY

*Projected

Employment Trends



SOURCE: Moody's Analytics

In The News

[Consumer Cellular to bring 300 jobs to Oklahoma City](#)

[Signify Health to create 200 jobs in new regional hub in Oklahoma City](#)

[EightTwenty to add 75 jobs in Oklahoma City](#)

Who's Hiring?

PROFESSIONAL & BUSINESS SERVICES INDUSTRY



14%
OF ALL JOBS IN THE METRO

\$70,500
AVERAGE ANNUAL SALARY

Top Professional & Business Services Employers

NTT DATA 800 JOBS

paycom® 700 JOBS

R1 600 JOBS



OKLAHOMA CITY, OK DELIVERIES & ABSORPTION

2022 Units*

DELIVERIES

544

ABSORPTION

-36

2023 Units*

DELIVERIES

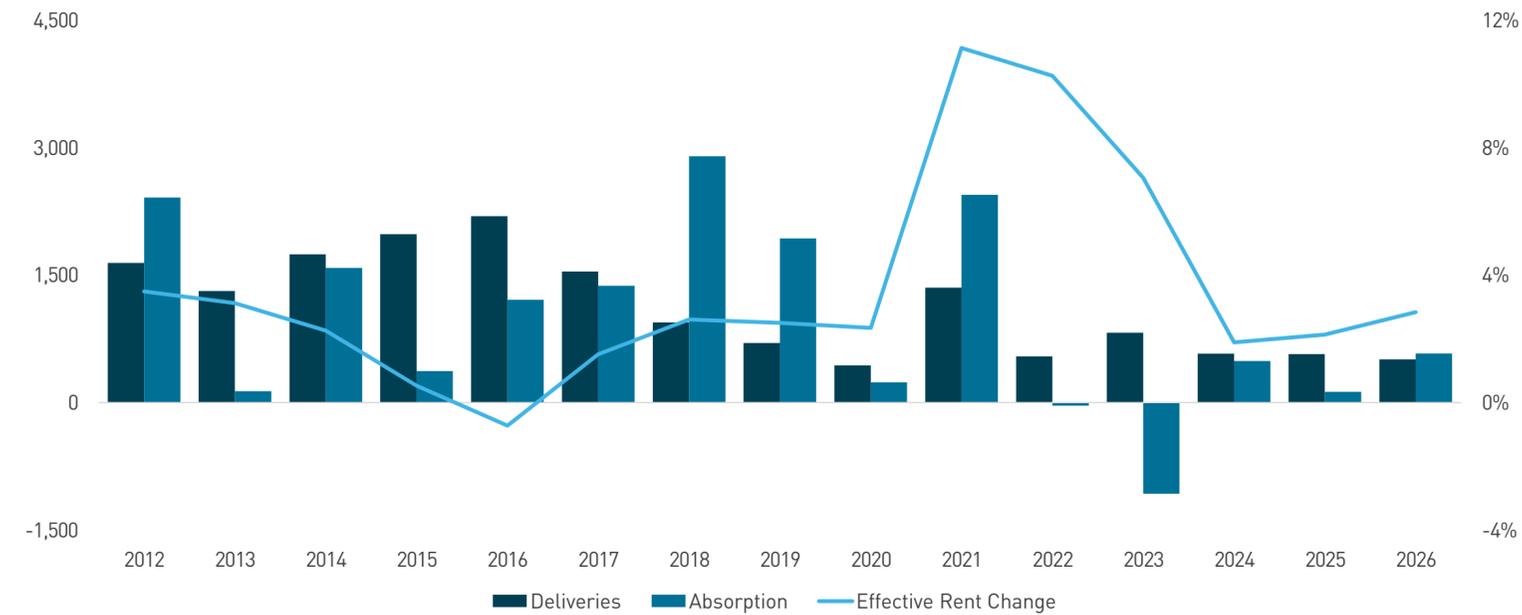
823

ABSORPTION

-1,072

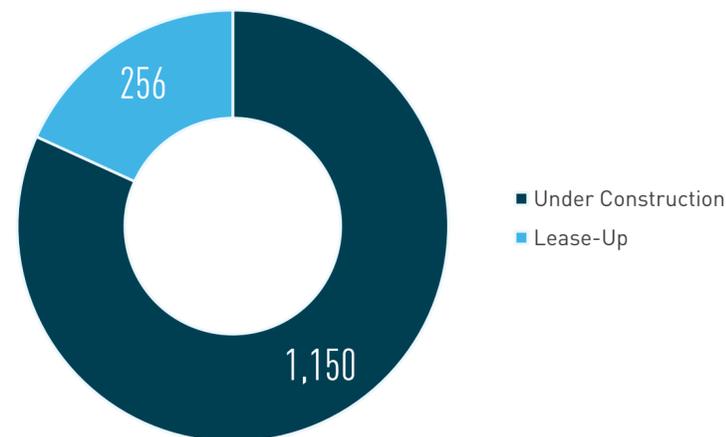
*Projected

Deliveries, Absorption, & Effective Rent Change

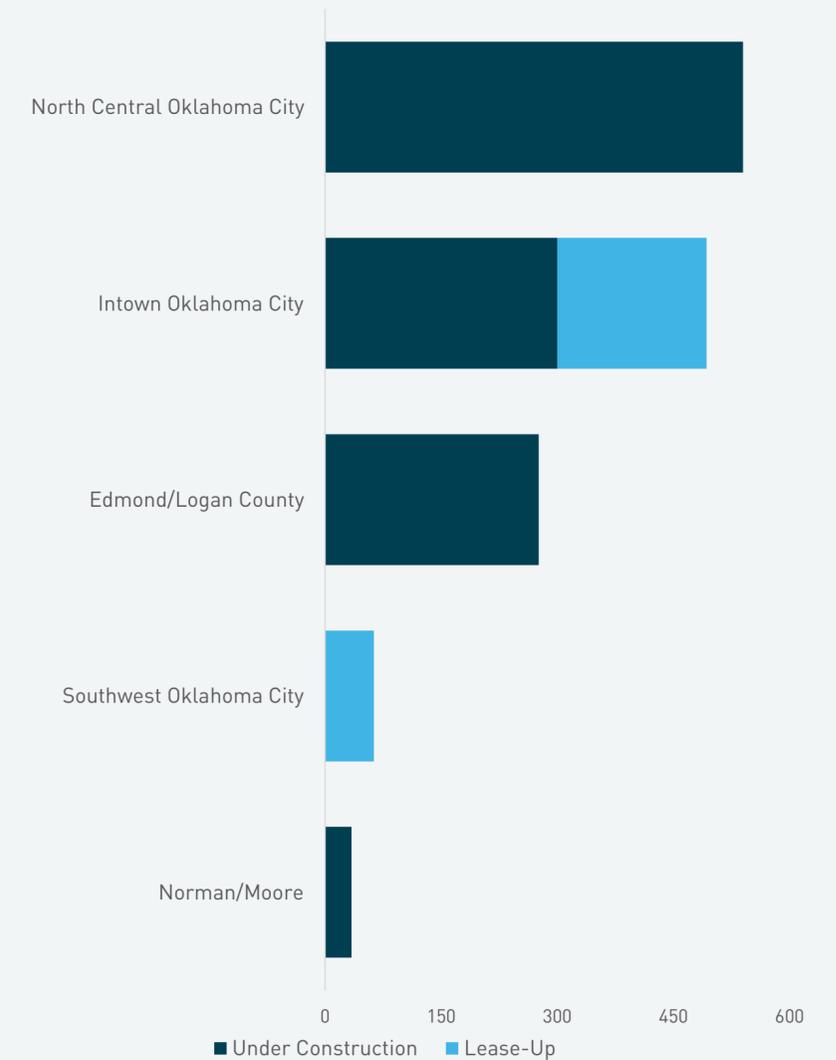


Source: RealPage

Market Pipeline



Top Submarket Pipelines





OKLAHOMA CITY, OK RENT & OCCUPANCY

Effective Rent

2Q 2022

\$942

↑ 11.8% YOY

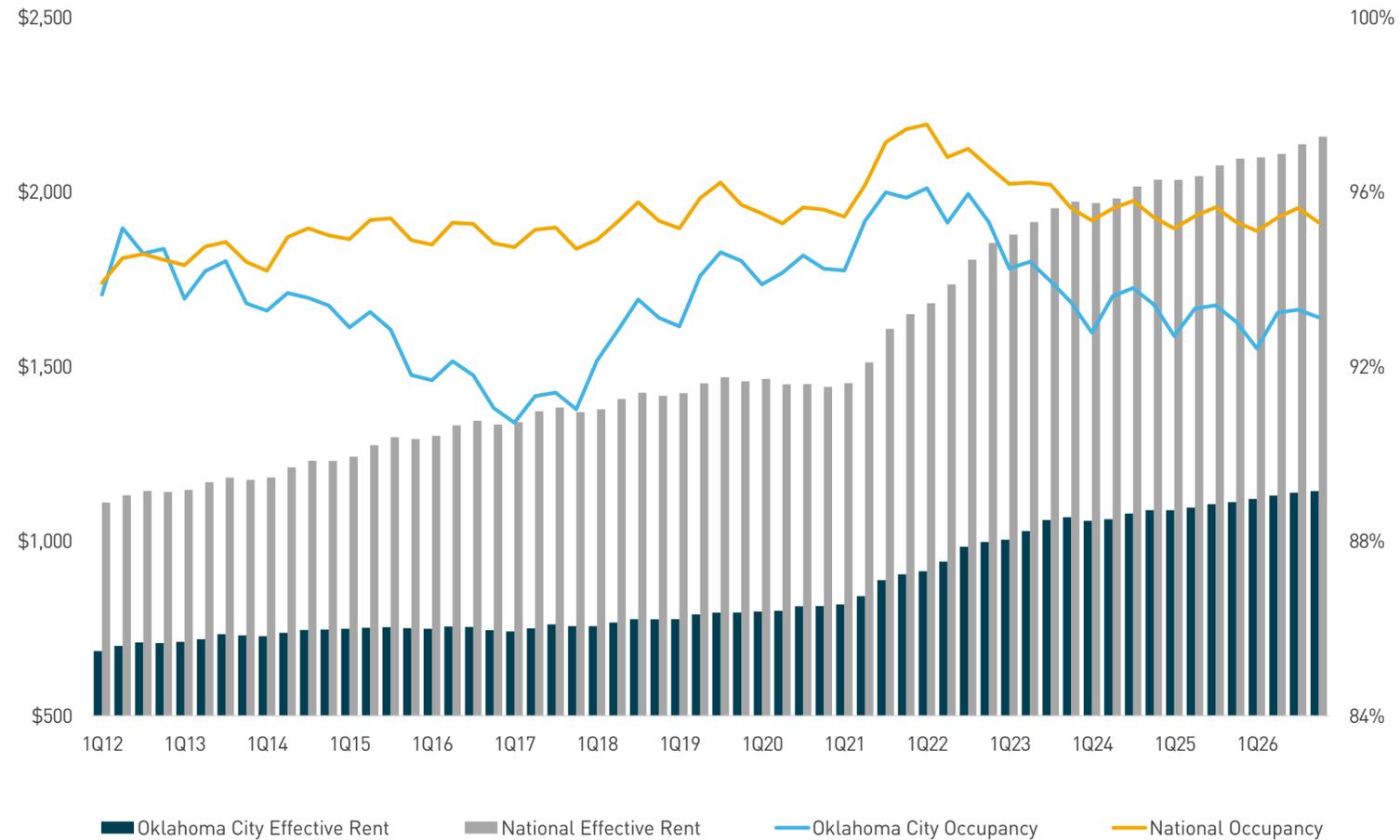
Occupancy

2Q 2022

95.3%

⊖ 0 BPS YOY

Oklahoma City vs. National Effective Rent & Occupancy



Source: RealPage

Submarket Performance

SUBMARKET NAME	2Q22 OCCUPANCY	YOY (BPS)	2Q22 EFFECTIVE RENT	YOY
East Oklahoma City	94.9%	40	\$842	8.7%
Edmond/Logan County	96.1%	-70	\$1,086	11.9%
Intown Oklahoma City	94.6%	-50	\$1,304	9.6%
Norman/Moore	95.9%	-50	\$935	11.4%
North Central Oklahoma City	95.6%	-50	\$957	15.4%
Northwest Oklahoma City	95.5%	-80	\$942	14.5%
Southwest Oklahoma City	94.6%	-20	\$818	11.8%
West Oklahoma City	94.9%	250	\$774	7.7%

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Sources: RealPage; Moody's Analytics; Real Capital Analytics

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