

# REAL DATA

Apartment Market Research

## CHARLESTON APARTMENT MARKET UPDATE MARCH 2020

Absorption was positive over the past six months for the Charleston area, however, demand was not strong enough to improve the occupancy rate. The Central submarket is reporting the highest vacancy rate at 26.5%. Construction activity is high within this submarket. There are currently seven communities proposed and seven communities under-construction.

As supply growth surges and demand struggles to keep pace, vacancies are forecasted to remain high. Rents will be impacted by higher vacancies and will likely remain flat over the next year.

Real Data Southeast U.S. Index  
Supply Growth vs Demand



**Real Data** publishes Apartment Reports for the metro areas in the Carolinas, Tennessee, Florida and Virginia. These comprehensive reports solicit information from every conventional apartment community with at least 50 units.

For more information about the apartment reports or other market studies provided by **Real Data** please contact Andrea Pevey at (704) 369-2345 ext.102.

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# Real Data - Apartment Market Statistics



**SourceCD** - Electronic PDF document (500+ pages) includes the Apartment Index Report's overall and submarket analysis in hard copy and electronic form. In addition, the Apartment SourceCD includes detailed community information with pictures, maps, historical rents and vacancies, floor plans, ownership, management, and sales info for each apartment community.



**DataWizard** - includes copies of the Apartment Index Report and SourceCD plus an interactive GIS mapping application and an excel file containing ownership, management, and five years of historical rents, vacancies, absorption, square footage and development information for each apartment community. Create customized graphs or export information into other software applications. In addition, there is a regional matrix comparing key statistics for all 15 markets covered by Real Data enabling subscribers to compare market conditions in different cities.

1 City / Market	2 Publication Dates	3 Apt SourceCD		DataWizard		4 Apt Assoc Member		5 Price
		One Issue	Subscription	One Issue	Subscription	YES	NO	
A subscription is the current and following issue (2 issues total)								
<input type="checkbox"/> Asheville, NC	December	\$600	\$775	\$650	\$850	<input type="checkbox"/>	<input type="checkbox"/>	\$
<input type="checkbox"/> Charleston, SC	March / Sept.	\$625	\$825	\$675	\$900	<input type="checkbox"/>	<input type="checkbox"/>	\$
<input type="checkbox"/> Charlotte, NC	March / Sept.	\$650	\$850	\$725	\$920	<input type="checkbox"/>	<input type="checkbox"/>	\$
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<input type="checkbox"/> Norfolk-Va.Beach, VA	May / Nov.	\$625	\$825	\$675	\$900	<input type="checkbox"/>	<input type="checkbox"/>	\$
<input type="checkbox"/> Orlando, FL	Sept.	\$650		\$725		<input type="checkbox"/>	<input type="checkbox"/>	\$
<input type="checkbox"/> Raleigh-Durham, NC	Feb. / Aug.	\$650	\$850	\$725	\$920	<input type="checkbox"/>	<input type="checkbox"/>	\$
<input type="checkbox"/> Richmond, VA	Jan. / Jul.	\$625	\$825	\$675	\$900	<input type="checkbox"/>	<input type="checkbox"/>	\$
<input type="checkbox"/> Savannah, GA	August	\$600		\$650		<input type="checkbox"/>	<input type="checkbox"/>	\$
<input type="checkbox"/> Tampa-St. Petersburg	Nov.	\$650		\$720		<input type="checkbox"/>	<input type="checkbox"/>	\$
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<i>Discounts of \$75 are available for local apartment assoc. members who updated their vacancy and rental information for our survey. The discount only applies to the local markets in which you are an apartment association member.</i>							Less Discount	\$
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