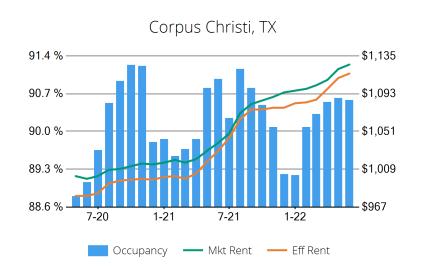
# Corpus Christi, TX

#### General Overview

Conventional Properties	Jun 2022	Annual Chg
Occupancy	90.6	-0.4%
Unit Change	412	
Units Absorbed (Annual)	261	
Average Size (SF)	858	+0.2%
Asking Rent	\$1,125	+8.6%
Asking Rent per SF	\$1.31	+8.4%
Effective Rent	\$1,115	+8.6%
Effective Rent per SF	\$1.30	+8.4%
% Offering Concessions	17%	-17.8%
Avg. Concession Package	6.2%	+51.2%



#### Market Breakdown

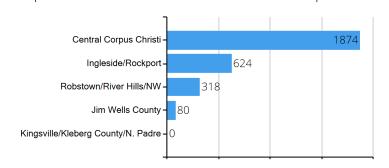
	% of	#	#		Avg	Average	Average Rent Rent Concessions		cessions
Property Type	Market	Props	Units	Occ.	SF	Mkt	Eff	Props Offering	Avg Package
Conventional	71%	220	30,247	90.6%	858	\$1,125	\$1,115	17.0%	6.2%
Affordable	19%	90	7,902	92.2%	947	\$794	\$794	0.0%	0.0%
Senior Living	4%	19	1,788	95.9%	747	\$979	\$979	0.0%	0.0%
Student Housing	6%	9	2,602	93.1%	866	\$1,629	\$1,629	0.0%	0.0%
Totals		338	42,539						

#### Top 5 Submarkets

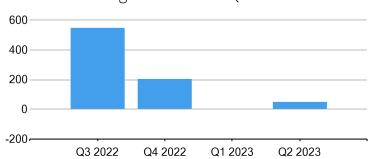
New Units

Occupancy Annual Change	Jun-22	Change	Effective Rent Gains	Jun-22	Change
Ingleside/Rockport	89.9%	14.6%	Robstown/River Hills/NW	\$1,081	14.6%
Kingsville/Kleberg County/N. Padre	89.6%	9.1%	Kingsville/Kleberg County/N. Padre	\$824	14.0%
Central Corpus Christi	91.0%	-0.7%	Central Corpus Christi	\$1,115	10.2%
Portland	89.8%	-3.4%	Ingleside/Rockport	\$1,188	5.8%
Robstown/River Hills/NW	87.7%	-7.4%	Portland	\$1,240	-4.0%
Central Corpus Christi Portland	91.0% 89.8%	-0.7% -3.4%	Central Corpus Christi Ingleside/Rockport	\$1,115 \$1,188	1

## Top 5 Submarkets with Most New Units in Pipeline



### Leasing Starts Next 4 Quarters



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