

# Louisville Rent Survey Report 2010

## Entire Metro Area

## Current Rents

### Property Statistics

<b>Number of Properties</b>	206
<b>Total Units</b>	39,730
<b>Average Units</b>	193
<b>Average Occupancy Rate</b>	94.1%
<b>Smallest Property</b>	40
<b>Largest Property</b>	689
<b>Earliest Year Built</b>	1900
<b>Latest Year Built</b>	2004
<b>Average Year Built</b>	1976

### Unit Mix/Rent Statistics

	Units	% Mix	Total SF	Average SF	Average Low Rent	Average High Rent	Average Rent	Average Rent/SF
0/1	1,293	3.3%	653,039	505	\$487	\$506	\$496	\$0.98
1/1	12,836	32.3%	9,431,998	735	\$577	\$591	\$584	\$0.79
1/1.5	338	0.9%	328,380	972	\$735	\$744	\$739	\$0.76
1/2	9	0.0%	9,900	1,100	\$625	\$625	\$625	\$0.57
2/1	9,329	23.5%	7,999,903	858	\$558	\$571	\$564	\$0.66
2/1.5	3,433	8.6%	3,357,991	978	\$644	\$652	\$648	\$0.66
2/2	9,093	22.9%	10,041,178	1,104	\$772	\$798	\$785	\$0.71
2/2.5	331	0.8%	448,780	1,356	\$919	\$959	\$939	\$0.69
3/1	369	0.9%	356,591	966	\$617	\$617	\$617	\$0.64
3/1.5	314	0.8%	352,312	1,122	\$793	\$798	\$795	\$0.71
3/2	1,835	4.6%	2,458,065	1,340	\$884	\$896	\$890	\$0.66
3/2.5	514	1.3%	802,261	1,561	\$1,003	\$1,004	\$1,003	\$0.64
3/3	28	0.1%	44,800	1,600	\$695	\$695	\$695	\$0.43
4/2	4	0.0%	7,752	1,938	\$2,200	\$2,200	\$2,200	\$1.14
4/3	4	0.0%	8,348	2,087	\$1,800	\$1,800	\$1,800	\$0.86
<b>Totals</b>	<b>39,730</b>	<b>100.0%</b>	<b>36,301,296</b>	<b>914</b>	<b>\$646</b>	<b>\$662</b>	<b>\$654</b>	<b>\$0.72</b>

Criteria: Building Status Equals Conventional., Submarket Equals L10., Submarket Equals L09., Submarket Equals L08., Submarket Equals L07., Su

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## Historical Rents and Occupancy

### Entire Metro Area

#### Average Rent History

	2003	2004	2005	2006	2007	2008	2009	2010	1 Period +/-
0/1	\$421	\$434	\$437	\$443	\$460	\$467	\$485	\$496	2.3%
1/1	\$521	\$526	\$534	\$547	\$557	\$570	\$577	\$584	1.2%
1/1.5	\$807	\$706	\$727	\$714	\$714	\$715	\$730	\$739	1.2%
1/2								\$625	
2/1	\$498	\$507	\$512	\$519	\$533	\$550	\$557	\$564	1.3%
2/1.5	\$590	\$598	\$600	\$606	\$624	\$635	\$644	\$648	.6%
2/2	\$721	\$722	\$726	\$774	\$754	\$766	\$772	\$787	1.9%
2/2.5	\$862	\$862	\$875	\$872	\$907	\$878	\$926	\$939	1.4%
3/1	\$553	\$553	\$569	\$564	\$586	\$598	\$614	\$617	.5%
3/1.5	\$693	\$743	\$734	\$743	\$771	\$784	\$801	\$803	.2%
3/2	\$820	\$828	\$819	\$824	\$855	\$860	\$880	\$891	1.3%
3/2.5	\$878	\$877	\$960	\$948	\$979	\$997	\$989	\$1,003	1.4%
3/3	\$610	\$650	\$650	\$650	\$650	\$650	\$650	\$695	6.9%
4/2	\$1,395	\$1,395	\$1,425	\$1,625	\$1,725		\$2,200	\$2,200	None
4/3	\$1,138	\$1,300	\$1,800	\$2,000	\$2,000	\$2,050	\$1,800	\$1,800	None
Totals	\$587	\$593	\$599	\$618	\$625	\$636	\$645	\$655	1.6%

#### Average Historical Occupancy

	2003	2004	2005	2006	2007	2008	2009	2010	1 Period +/-
<b>Overall</b>	90.0%	90.2%	91.8%	92.4%	92.6%	93.3%	93.1%	94.0%	1.0%

Criteria: Building Status Equals Conventional., Submarket Equals L10., Submarket Equals L09., Submarket Equals L08., Submarket Equals L07., Sub