

# HUNTSVILLE MARKET REPORT

# HUNT MARKET INSIGHTS • 2024 HUNT



2.5%

Unemployment Rate



31.1%

YoY New Home Starts Up



2.3%

YoY New Home Closings Up



\$340,000

Median SF New Home Price

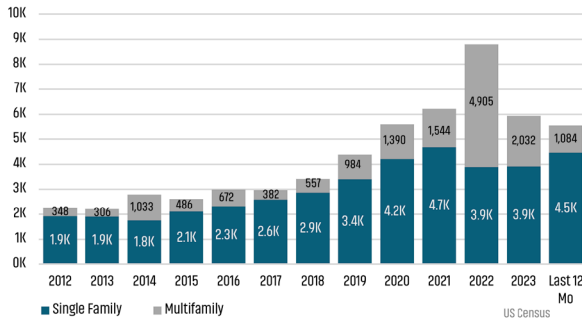


Land Advisors<sup>®</sup>  
ORGANIZATION

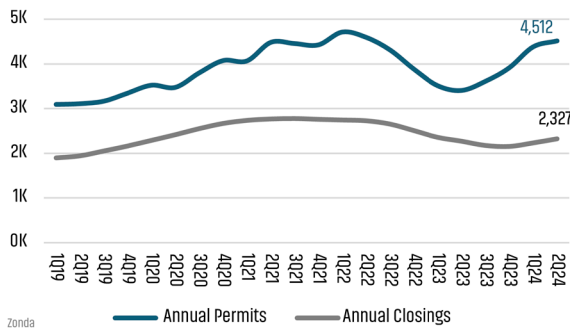
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**NEW HOUSING TRENDS<sup>1</sup>**

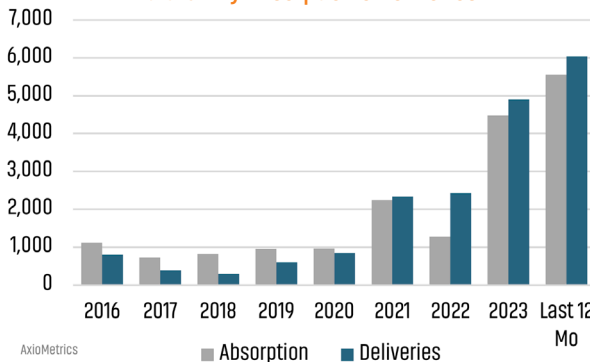
**Single & Multi-Family Permits**



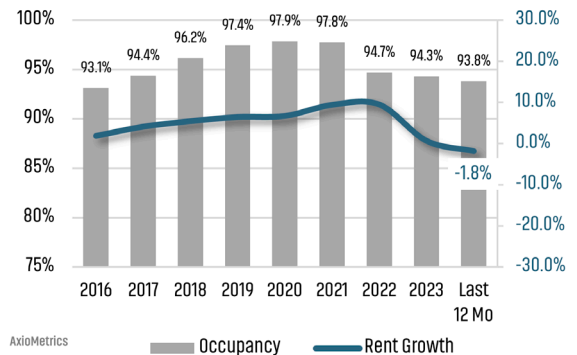
**Annual Single Family Permits vs Closings**



**Multifamily Absorption & Deliveries**



**Multifamily Occupancy & Rent Growth**



**SF NEW HOME PERMITS YTD**



Jun 2023: 3,404  
Jun 2024: 4,461  
**31.1%**

**SF NEW HOME CLOSINGS ANNUAL**



Jun 2023: 2,274  
Jun 2024: 2,327  
**2.3%**

**MEDIAN SINGLE FAMILY NEW HOME PRICE**



Jun 2023: \$357,585  
Jun 2024: \$340,000  
**-4.9%**

**MLS RESALE STATISTICS<sup>2</sup>**

**ANNUALIZED CLOSED SALES**

Jun 2023: 7,542  
Jun 2024: 6,829  
**-9.5%**

**SF DAYS ON MARKET**

Jun 2023: 25 Days  
Jun 2024: 37 Days  
**12 Days**

**SF MEDIAN SALE PRICE**

Jun 2023: \$341,000  
Jun 2024: \$340,000  
**-0.3%**

**MONTHS OF INVENTORY**

Jun 2023: 2.4 Mo  
Jun 2024: 3.0 Mo  
**0.6 Mo**

**ECONOMIC TRENDS<sup>3</sup>**

**UNEMPLOYMENT RATE** (unadjusted)

HUNTSVILLE		ALABAMA	
Jun 2023	Jun 2024	Jun 2023	Jun 2024
2.3%	2.5%	2.3%	2.9%
▲ 0.2%		▲ 0.6%	



**TOTAL NONFARM EMPLOYMENT** (in thousands)

HUNTSVILLE		ALABAMA	
Jun 2023	Jun 2024	Jun 2023	Jun 2024
250.2	254.4	2,249	2,270
▲ 1.7%		▲ 0.9%	

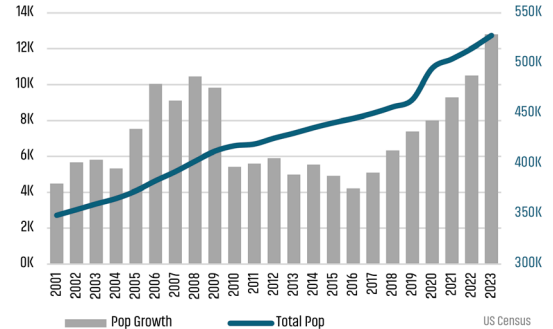


**EMPLOYMENT CHANGE**

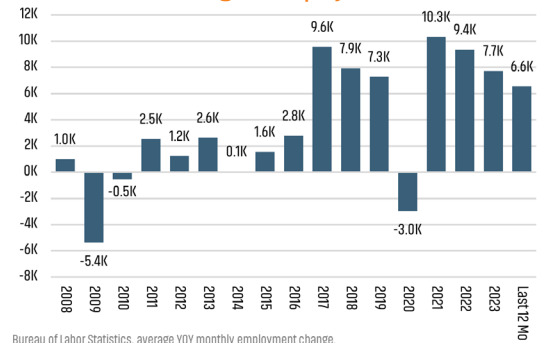
HUNTSVILLE		ALABAMA	
Annualized Employment Change		Annualized Employment Change	
2.7%		1.4%	



**Population Growth & Total Population**

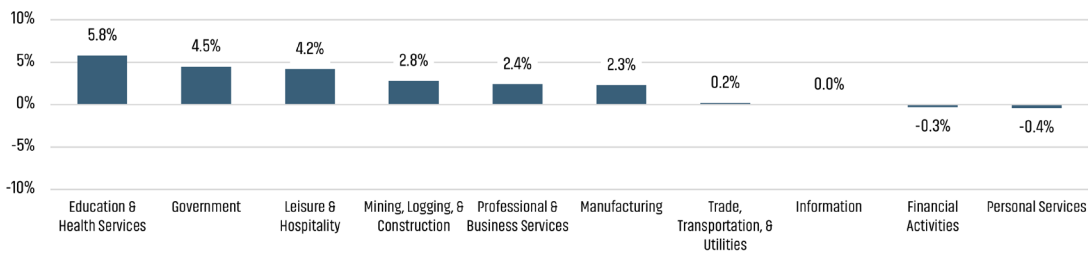


**Change in Employment**



Bureau of Labor Statistics, average YOY monthly employment change.

**Change in Employment by Sector**

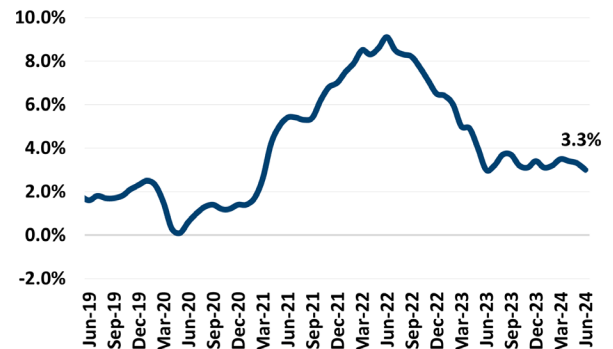


**30 Year Fixed Mortgage Rate**



St. Louis Fed

**US Inflation Rate**



US Bureau of Labor Statistics

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PRESCOTT, AZ

TUCSON, AZ

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PASADENA, CA

ROSEVILLE, CA

SACRAMENTO VALLEY, CA

SAN DIEGO, CA

SANTA BARBARA, CA

VALENCIA, CA

DENVER, CO

JACKSONVILLE, FL

ORLANDO, FL

TAMPA, FL

ATLANTA, GA

BOISE, ID

KANSAS CITY, KS/MO

CHARLOTTE, NC

LAS VEGAS, NV

RENO, NV

GREENVILLE, SC

NASHVILLE, TN

AUSTIN, TX

DALLAS-FORT WORTH, TX

HOUSTON, TX

SALT LAKE CITY, UT

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