

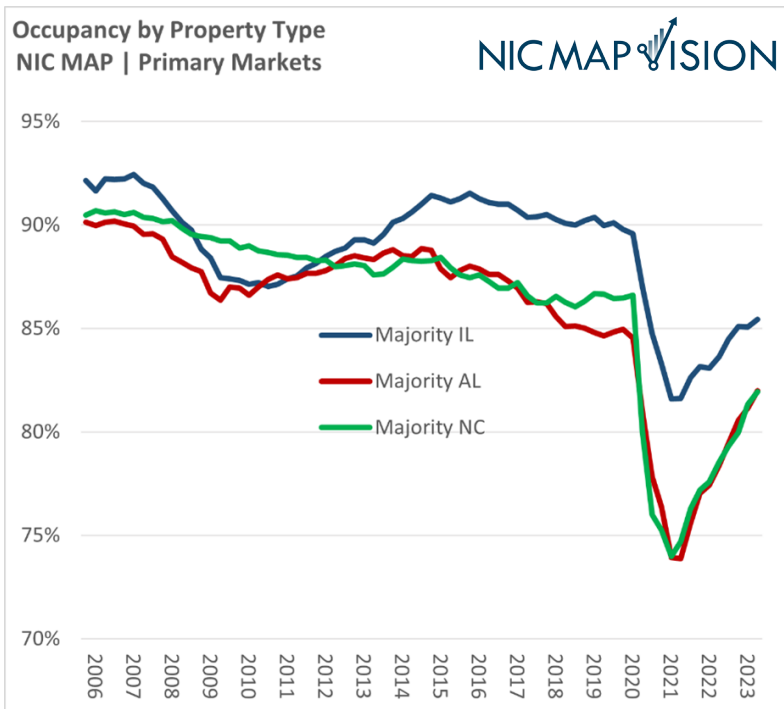
NICMAP VISION	Seniors Housing			Nursing Care
	Overall	Majority IL	Majority AL	Majority NC
Source: NIC MAP® Data powered by NIC MAP Vision.				
Market Fundamentals 2Q23				
Occupancy	83.7%	85.4%	82.0%	81.9%
Annual Rent Growth	5.7%	5.2%	6.4%	4.3%
Annual Absorption	4.6%	3.5%	5.9%	3.3%
Annual Inventory Growth	1.3%	1.3%	1.2%	-1.0%
Construction vs. Inventory	4.9%	4.6%	5.2%	0.2%
Rolling 4-Quarter Starts vs. Inventory	1.7%	1.6%	1.7%	0.0%
Capital Markets 1Q23				
Transaction Volume (millions)		\$1,327.5		\$846.4
Rolling 4-Quarter Price Per Unit		\$157,177		\$112,205
Rolling 4-Quarter Cap Rate		5.8%		N/A

* Overall Seniors Housing combines Majority IL and Majority AL Properties

Source: NIC MAP® Data, powered by NIC MAP Vision

Data for the Market Fundamentals is representative of the Top 31 Primary metropolitan markets.

Data for the Capital Markets is representative of all U.S. property transactions of at least \$2.5 million.



KEY FINDINGS

- Seniors housing occupancy for the second quarter of 2023 was 83.7%, up 60 basis points from the previous quarter.
- Independent living properties' average occupancy grew by 30 basis points to 85.4% in the 2nd quarter.
- In the 2nd quarter of 2023, assisted living properties' average occupancy was 82.0% -- an increase of 80 basis points.
- The occupancy rate for nursing care properties also grew during the second quarter to 81.9% up 60 basis points.

About NIC MAP Vision:

NIC MAP Vision maximizes access, choice, and quality in senior housing by providing data, analytics, and services to industry stakeholders and partners. We are the only intelligence provider exclusively dedicated to senior housing. As the industry's gold standard for market analytics data, we are trusted by the largest government agencies, 18 of the 20 largest senior housing operators, and most of the largest investors and owners. Every day, thousands of industry professionals use our data platform and proprietary tools to make smarter decisions about where to grow, how to grow, and how to bring a strategy to life. For more information, visit <https://www.nicmapvision.com/>