

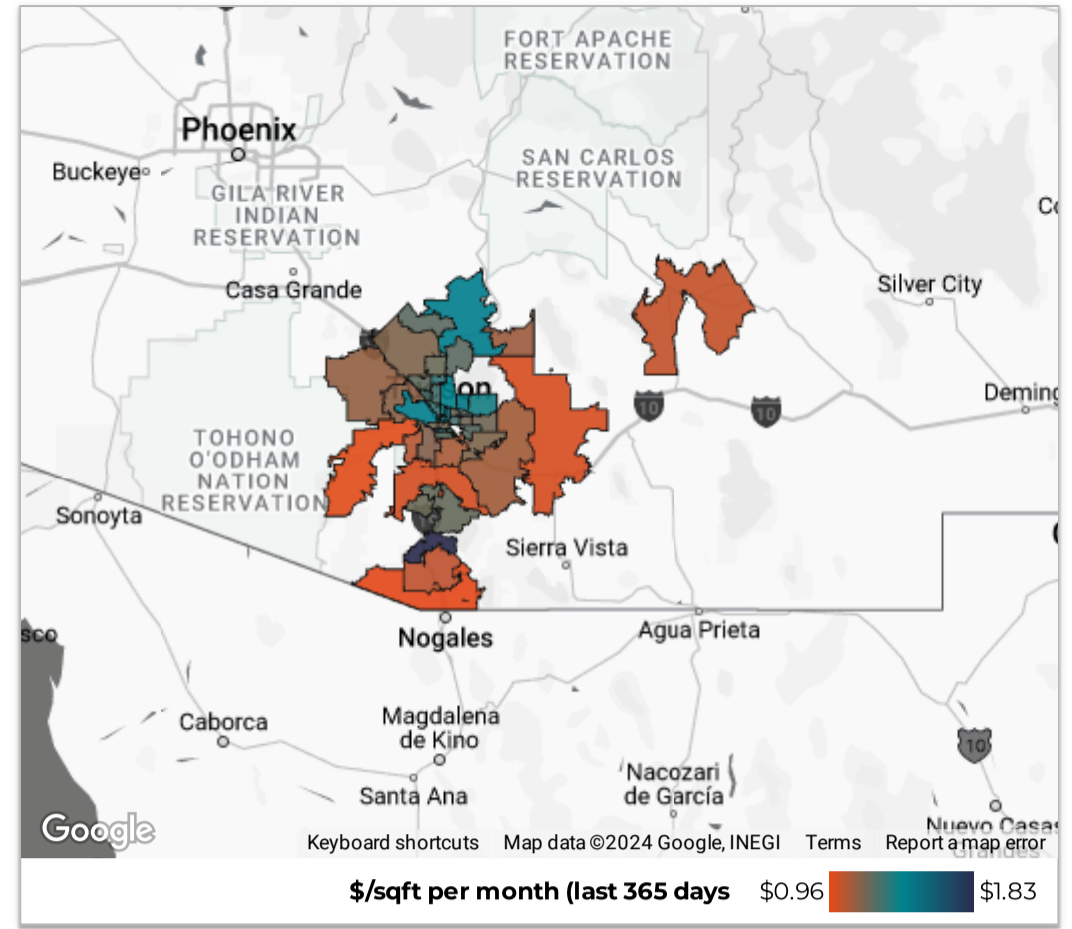
**Southern AZ Rental Housing Market**

All data is updated in realtime in accordance with content from MLSSAZ. This report provides a snapshot of the market as taken on: Jun 6, 2024

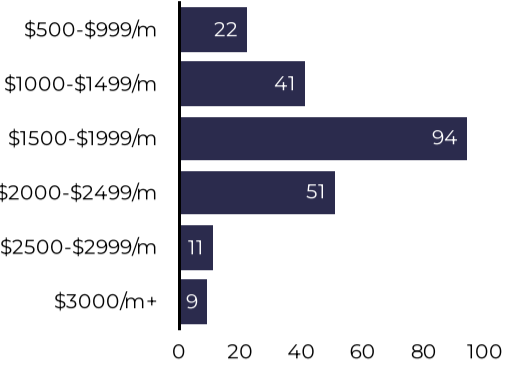
Region  City  Zip Code

County  Type  Beds

Price Range Between  and



**May**



# of Leases **228**  
 ↑ 2.7% from previous year

Median Lease (\$/month) **\$1,800**  
 ↑ 2.9% from previous year

Total Monthly Rental Volume **\$412,244**  
 ↑ 4.8% from previous year

Median Days on Market **26**  
 ↓ -1 from previous year

\$/sqft **\$1.30**  
 ↑ \$0.09 from previous year

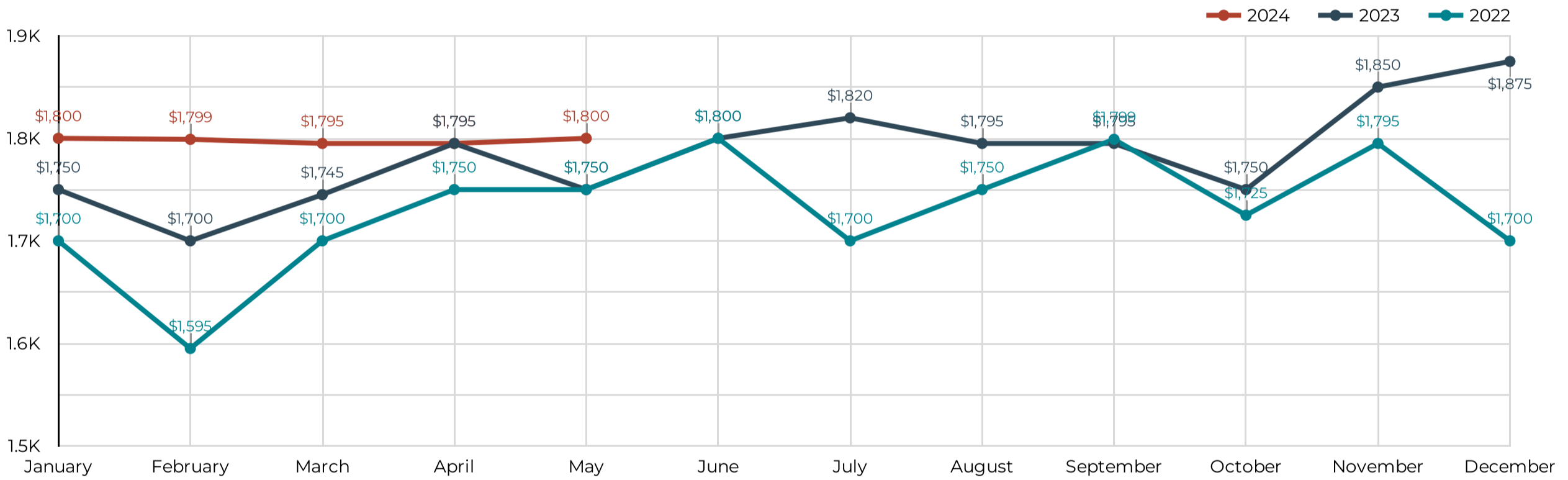
Average % Over Asking **-0.45%**  
 ↑ 0.31% from previous year

**Leases**



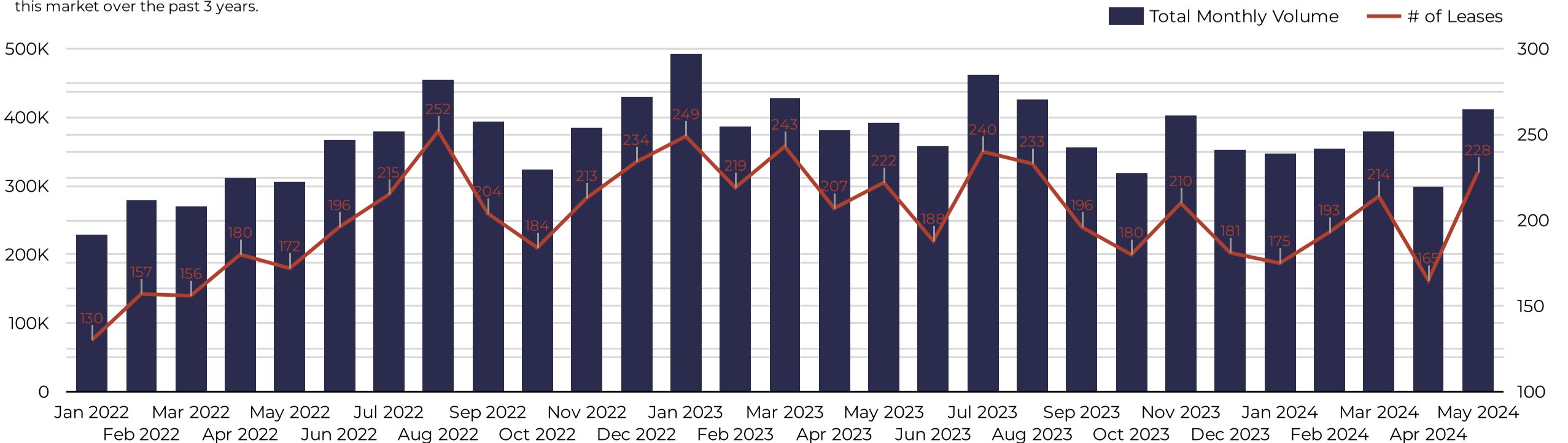
**Median Rental Price/Month**

Use this data to see how the cost of real estate has changed in this area over the last 3 years.



**Market Activity**

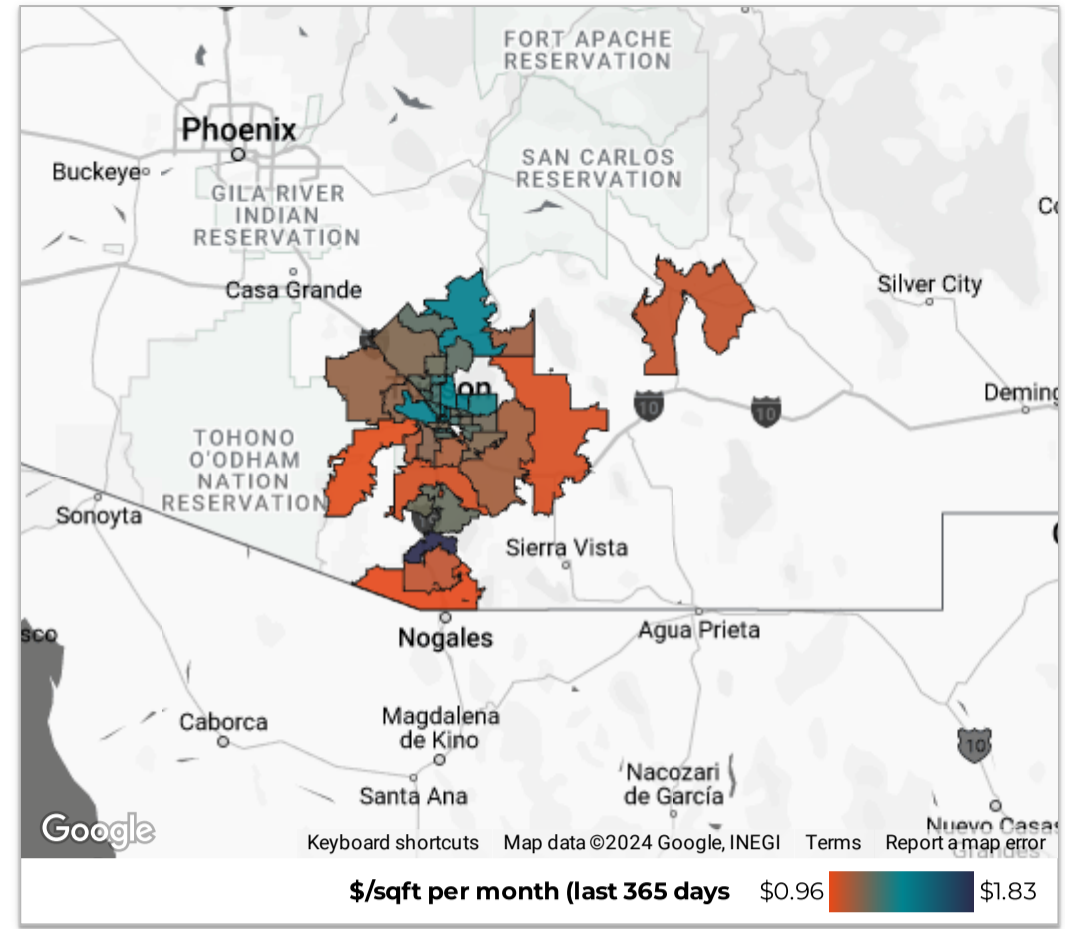
Use this data to see changes in total lease activity in this market over the past 3 years.



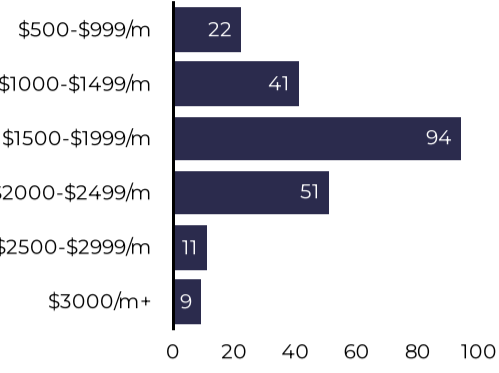
Southern AZ Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ. This report provides a snapshot of the market as taken on: Jun 6, 2024

Region: [Dropdown] City: [Dropdown] Zip Code: [Dropdown]  
 County: [Dropdown] Type: [Dropdown] Beds: [Dropdown]  
 Price Range: Between [Enter a value] and [Enter a value] [Download]



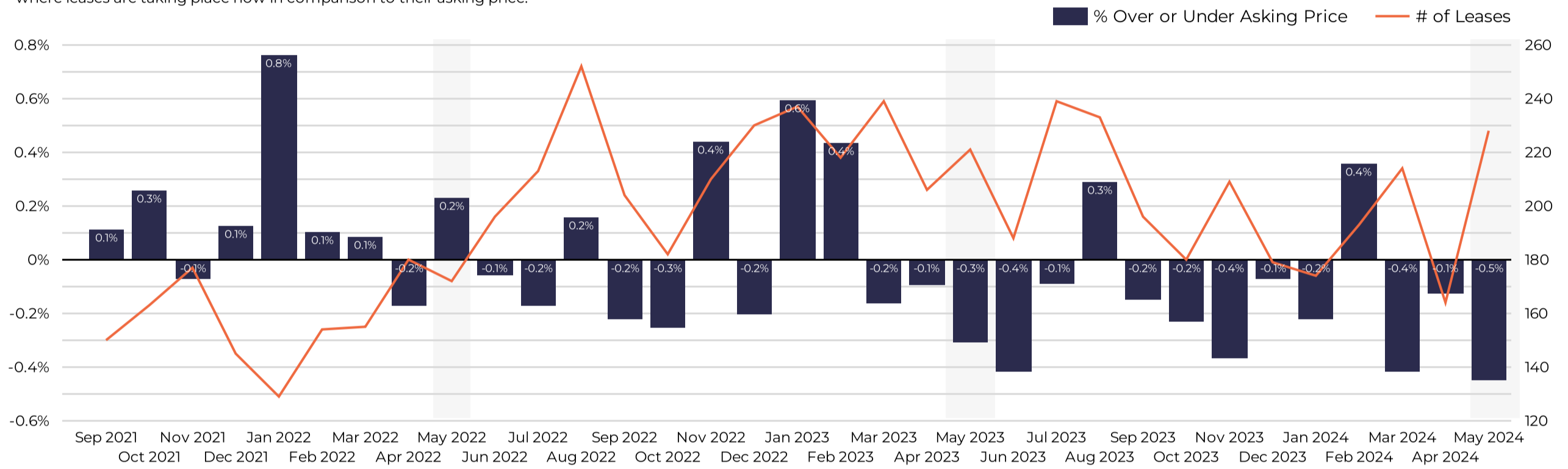
May



# of Leases: **228** (↑ 2.7% from previous year)  
 Median Lease (\$/month): **\$1,800** (↑ 2.9% from previous year)  
 Total Monthly Rental Volume: **\$412,244** (↑ 4.8% from previous year)  
 Median Days on Market: **26** (↓ 1 from previous year)  
 \$/sqft: **\$1.30** (↑ \$0.09 from previous year)  
 Average % Over Asking: **-0.45%** (↑ 0.31% from previous year)

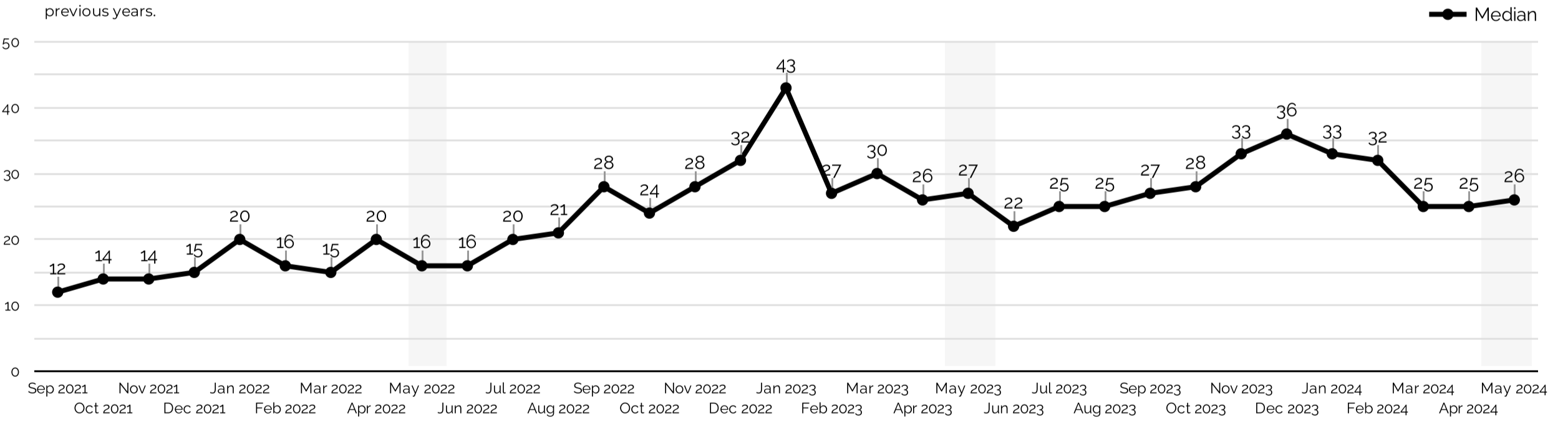
Renter Demand

Explore the seasonality of competitive bidding in this area and understand where leases are taking place now in comparison to their asking price.



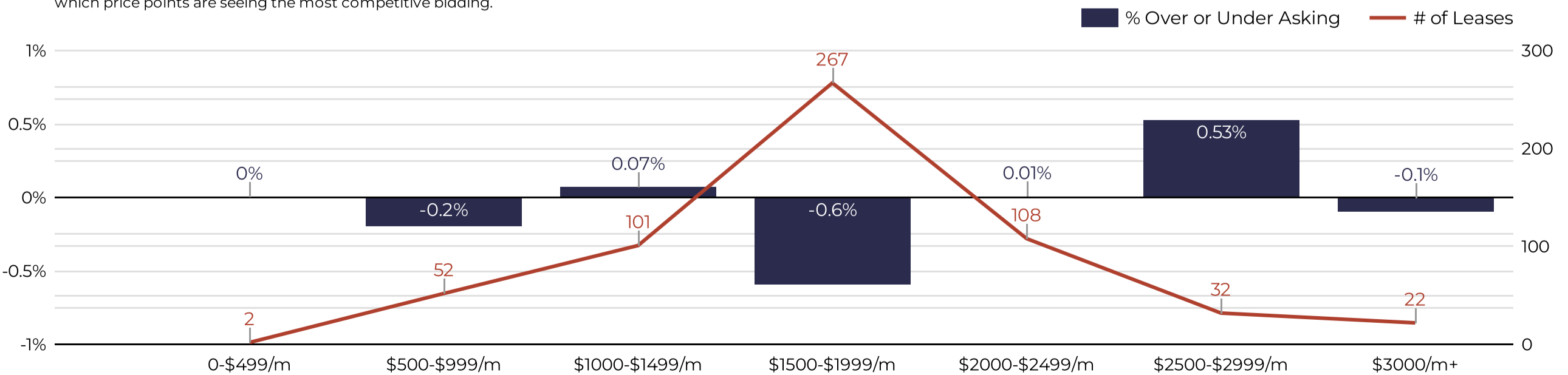
Days on Market

This graphic will help to show how fast listings are leasing vs. in previous years.



Renter Demand at Each Price Range (last 90 days)

Each price range typically attracts competing renters differently. Use this data to see which price points are seeing the most competitive bidding.



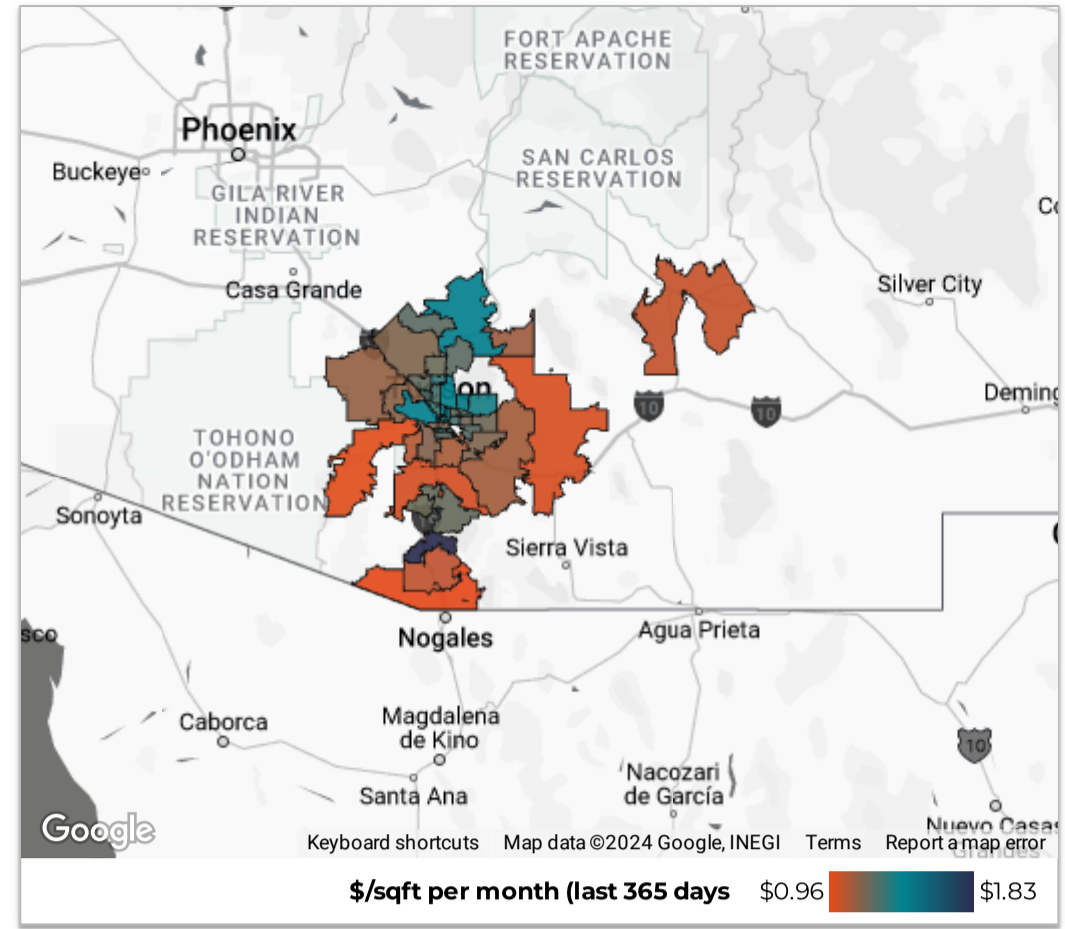
**Southern AZ Rental Housing Market**

All data is updated in realtime in accordance with content from MLSSAZ. This report provides a snapshot of the market as taken on: Jun 6, 2024

Region  City  Zip Code

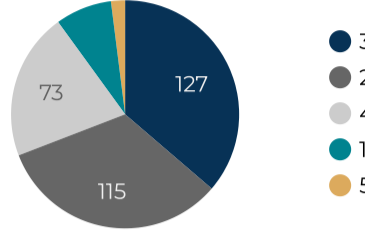
County  Type  Beds

Price Range Between  and



**May**

**# of Bedrooms Delivered**



# of New Listings (Supply)

**350**

↑ 66 from previous year

# of New Pendings (Demand)

**90**

↓ -16 from previous year

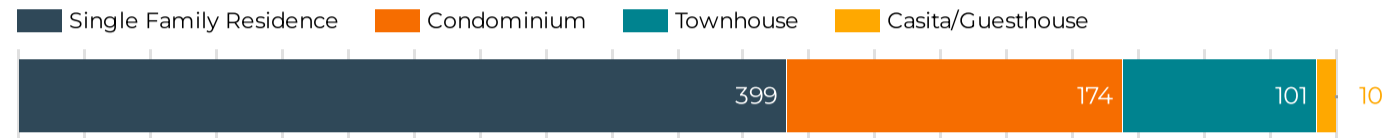
Months of Supply Now

**3.04**

Active Listings Now

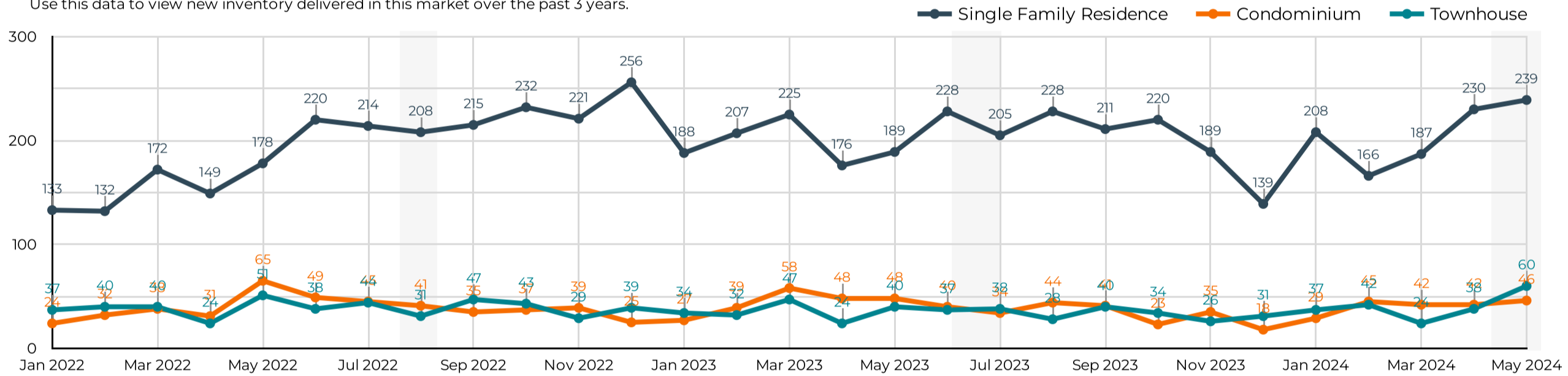
**692**

**Active Now**



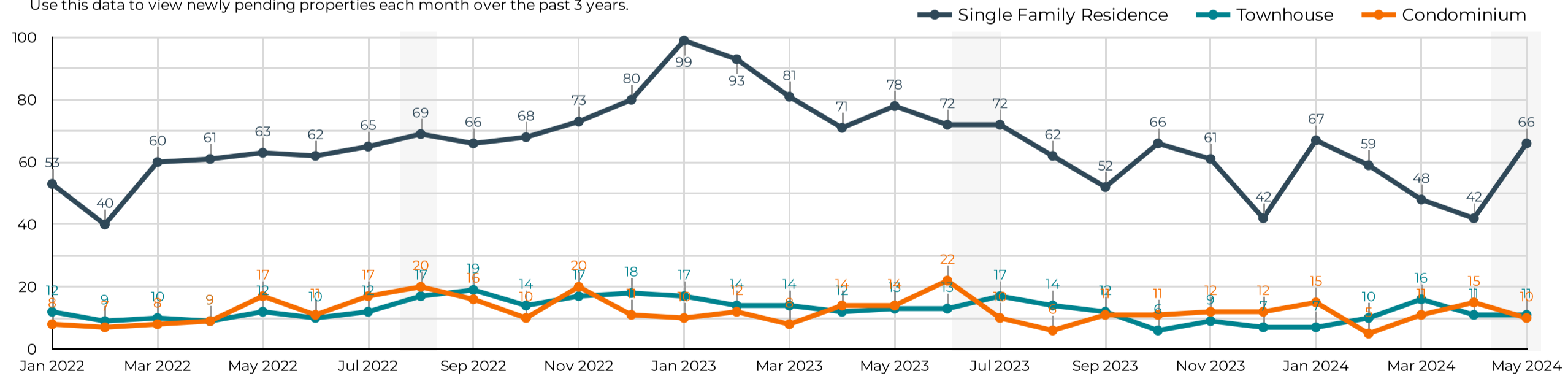
**New Rental Listings**

Use this data to view new inventory delivered in this market over the past 3 years.



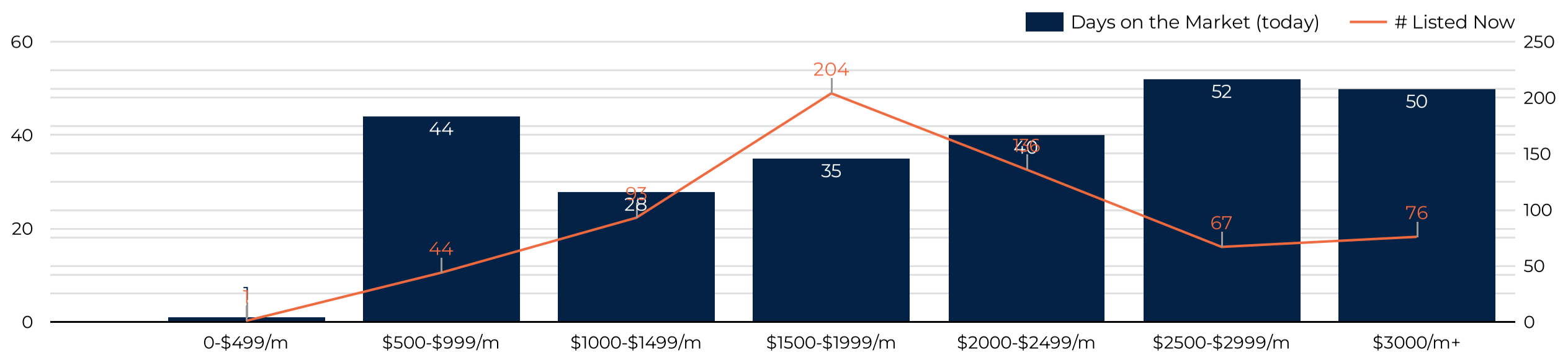
**New Pending Leases**

Use this data to view newly pending properties each month over the past 3 years.



**Active Listings Now**

Use this data to see how long current listings are on the market now at each price range.



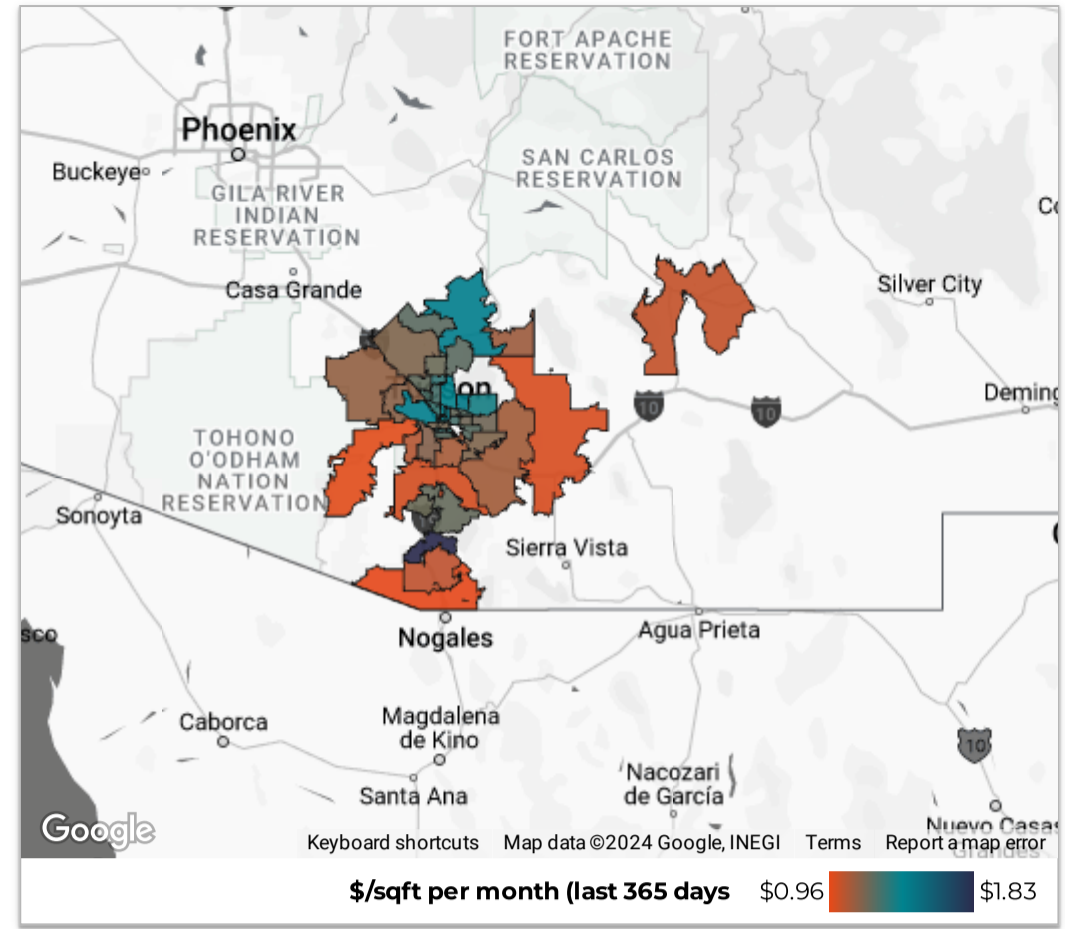
**Southern AZ Rental Housing Market**

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This report provides a snapshot of the market as taken on: Jun 6, 2024

Region  City  Zip Code

County  Type  Beds

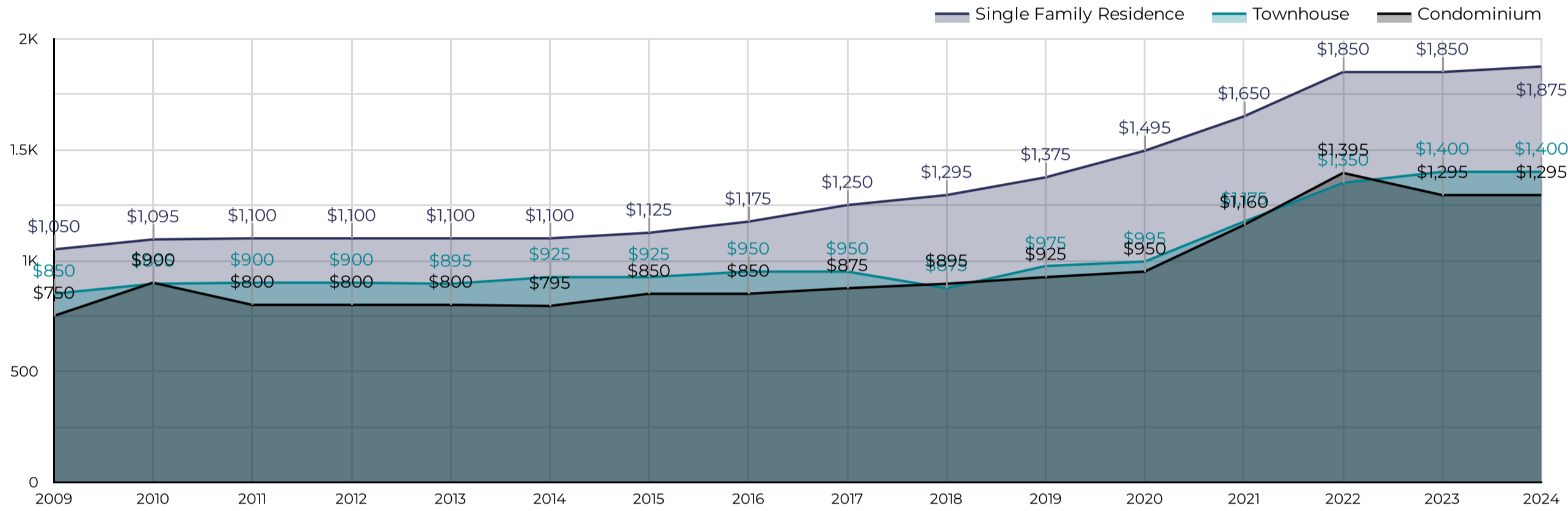
Price Range Between  Enter a value and  Enter a value



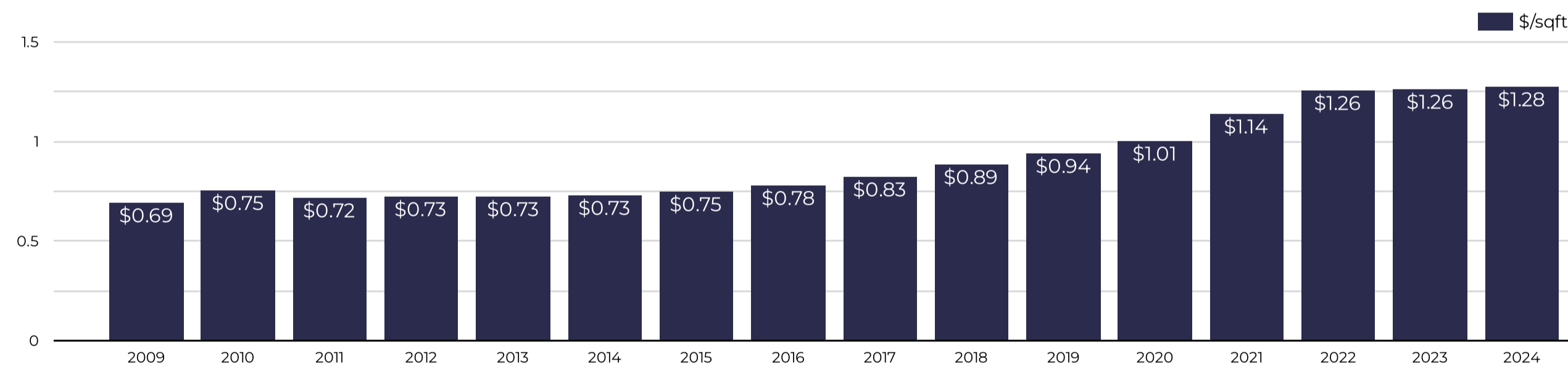
**Year-to-Date Statistics 2024**

# of Leases <b>1,027</b> ↓ -14.6% from Jan 1, 2023 - Jun 7, 2023	Total Monthly Volume <b>\$1.89M</b> ↓ -14.0% from Jan 1, 2023 - Jun 7, 2023	Median Lease (\$/month) <b>\$1,795</b> ↑ 2.6% from Jan 1, 2023 - Jun 7, 2023
New Listings <b>1,542</b> ↑ 3.0% from Jan 1, 2023 - Jun 7, 2023	Median Days on Market <b>28</b> ↓ -2 from Jan 1, 2023 - Jun 7, 2023	% Over or Under Asking <b>-0.2%</b> ↓ -1.0% from Jan 1, 2023 - Jun 7, 2023

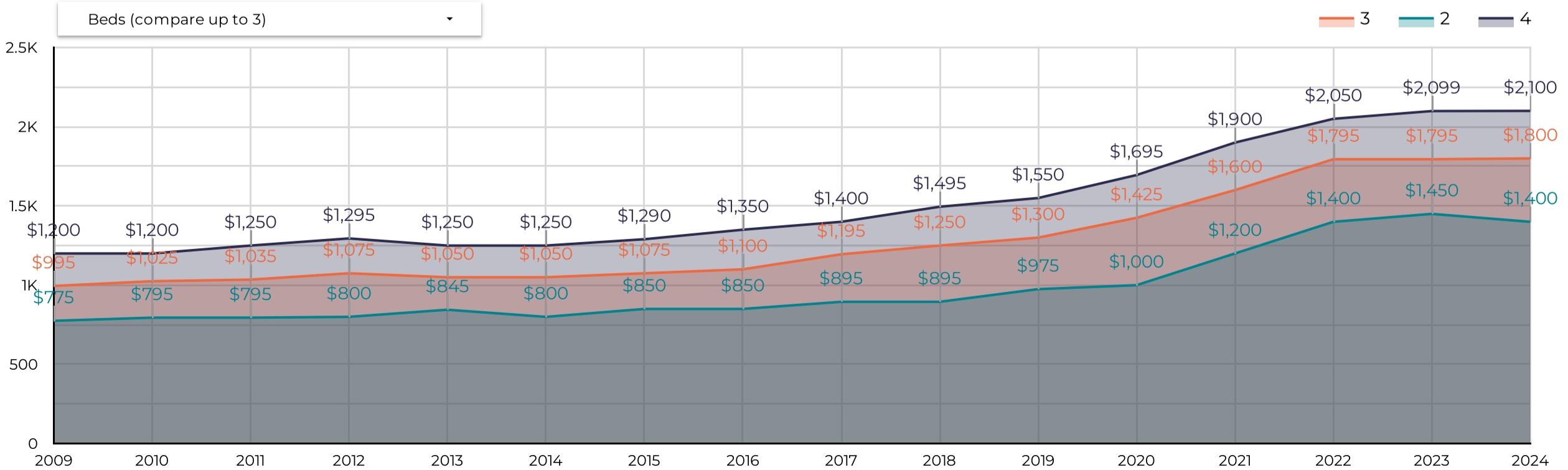
**Median Rental Price/Month**



**\$/Square Foot per Month**



**Median Lease By Bedrooms**



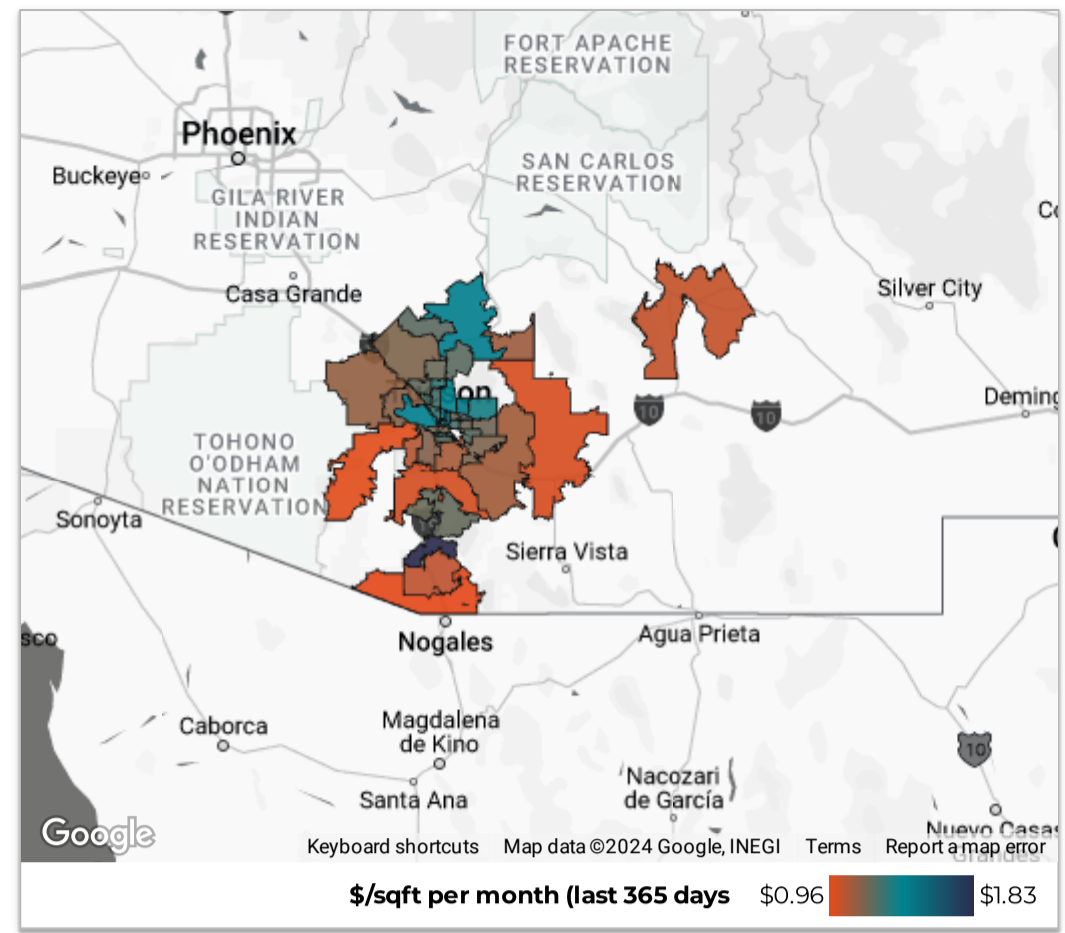
**Southern AZ Rental Housing Market**

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This report provides a snapshot of the market as taken on: Jun 6, 2024

Region  City  Zip Code

County  Type  Beds

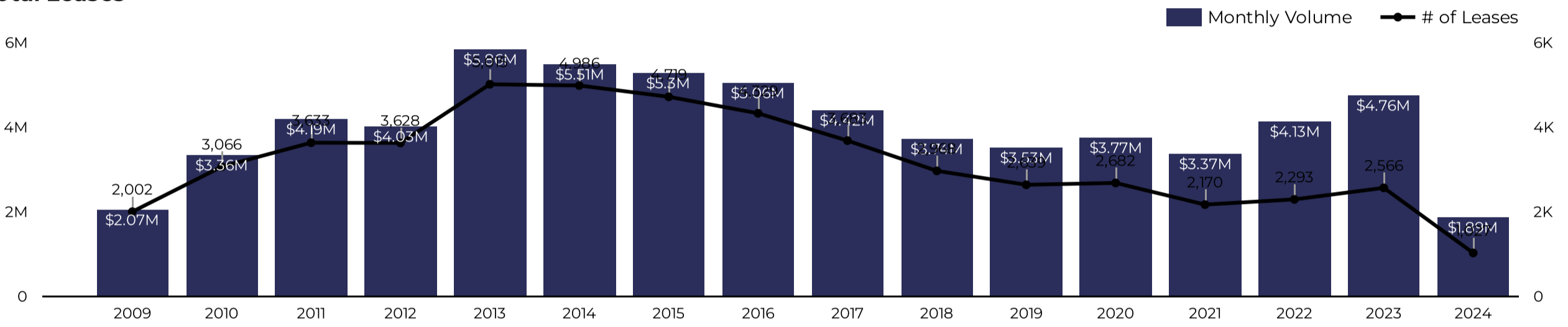
Price Range Between  and



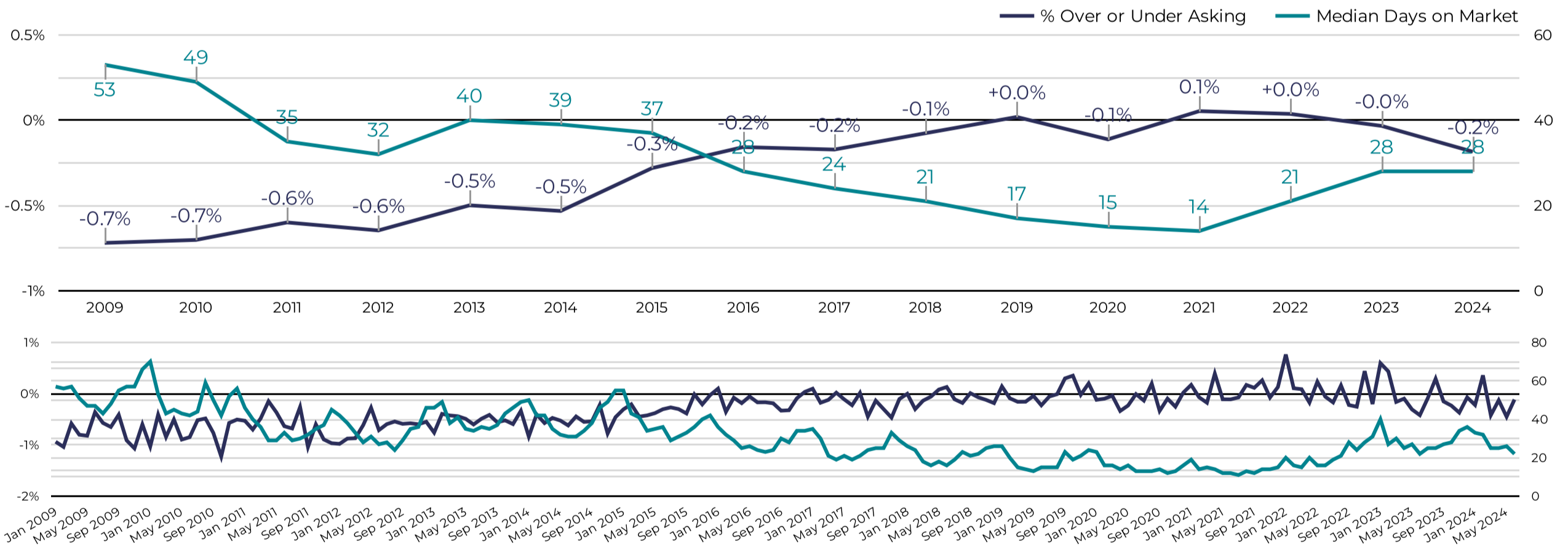
**Year-to-Date Statistics**  
2024

# of Leases <b>1,027</b> -14.6% from Jan 1, 2023 - Jun 7, 2023	Total Volume <b>\$1.89M</b> -14.0% from Jan 1, 2023 - Jun 7, 2023	Median Lease (\$/month) <b>\$1,795</b> 2.6% from Jan 1, 2023 - Jun 7, 2023
New Listings <b>1,542</b> 3.0% from Jan 1, 2023 - Jun 7, 2023	Median Days on Market <b>28</b> -2 from Jan 1, 2023 - Jun 7, 2023	% Over or Under Asking <b>-0.2%</b> -1.0% from Jan 1, 2023 - Jun 7, 2023

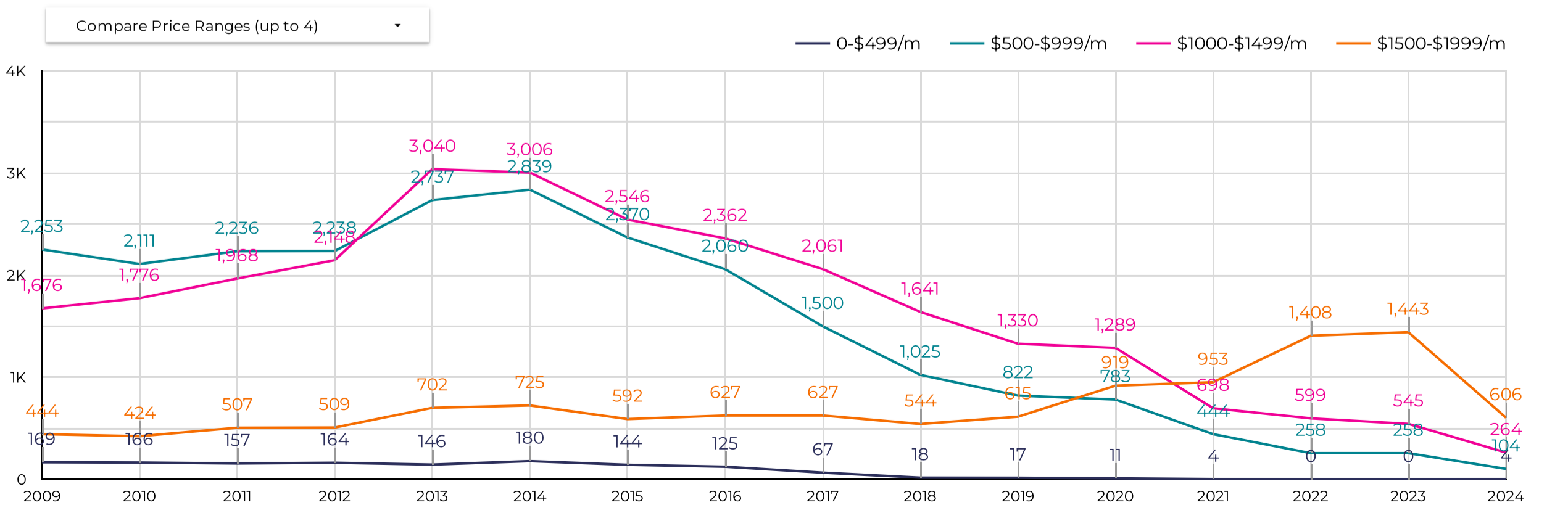
**Total Leases**



**Renter Demand**



**New Rental Listings Delivered**



**Southern AZ Rental Housing Market**

All data is updated in realtime in accordance with content from MLSSAZ.  
This report provides a snapshot of the market as taken on: Jun 6, 2024

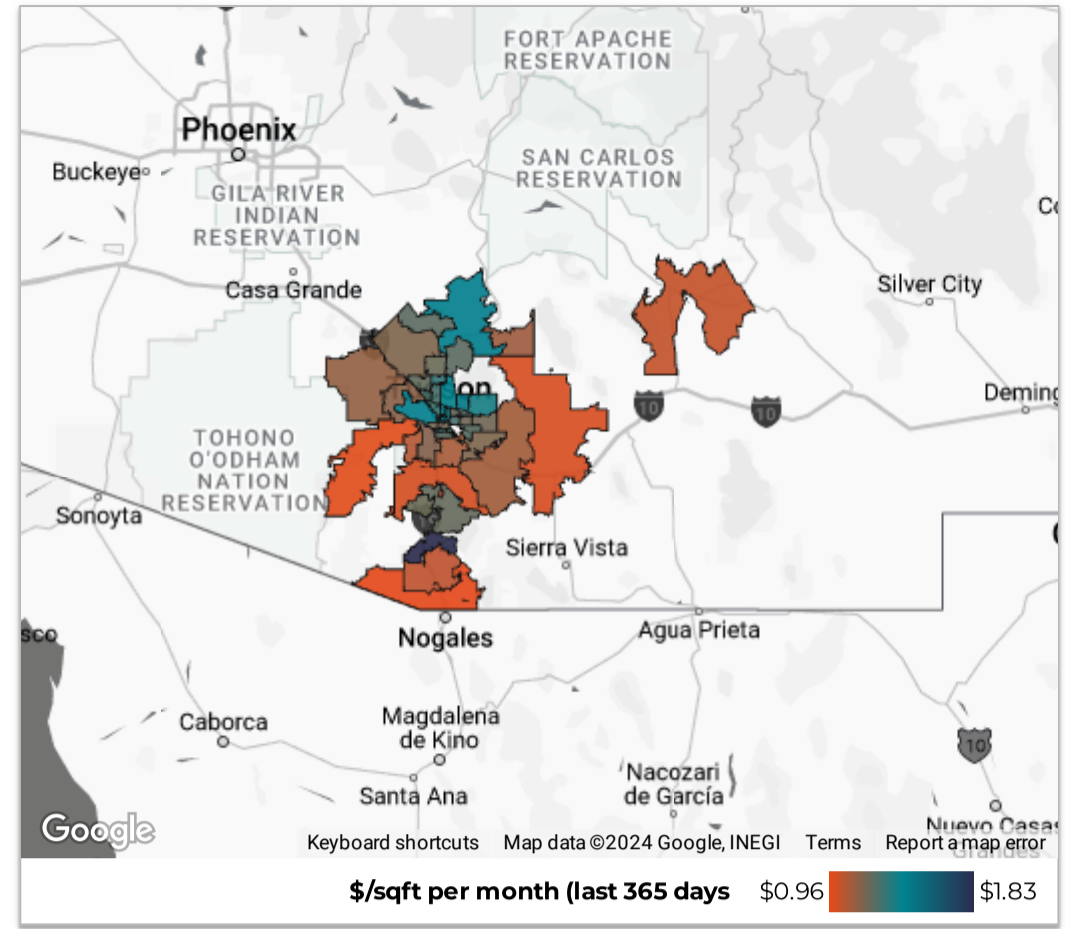
Region  City  Zip Code

County  Type  Beds

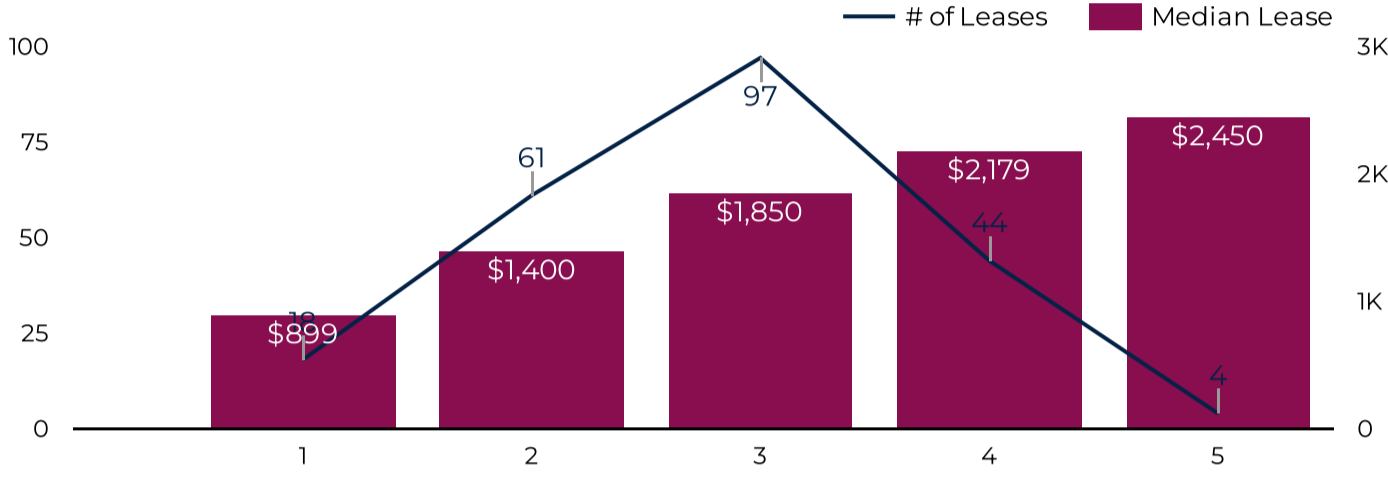
Price Range Between  and

**May**

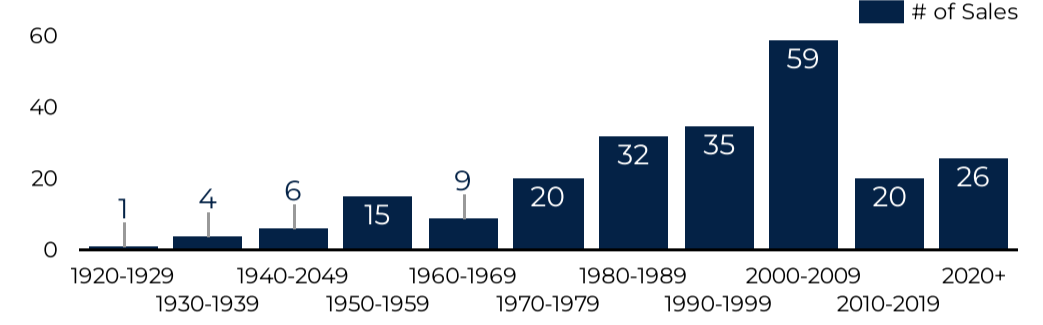
# of Leases: **228** (↑ 2.7% from previous year)  
 Total Monthly Rental Volume: **\$412.24K** (↑ 4.8% from previous year)  
 Average SqFt: **1,473**  
 Median Year Built: **1,998**



**Median Lease Price By Bedrooms**



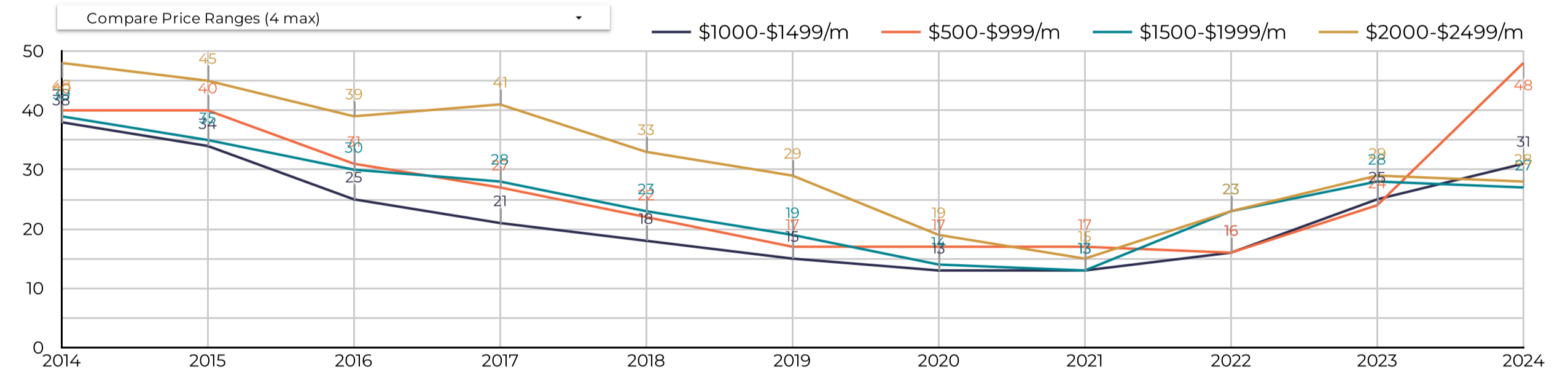
**Leases By Property Age**



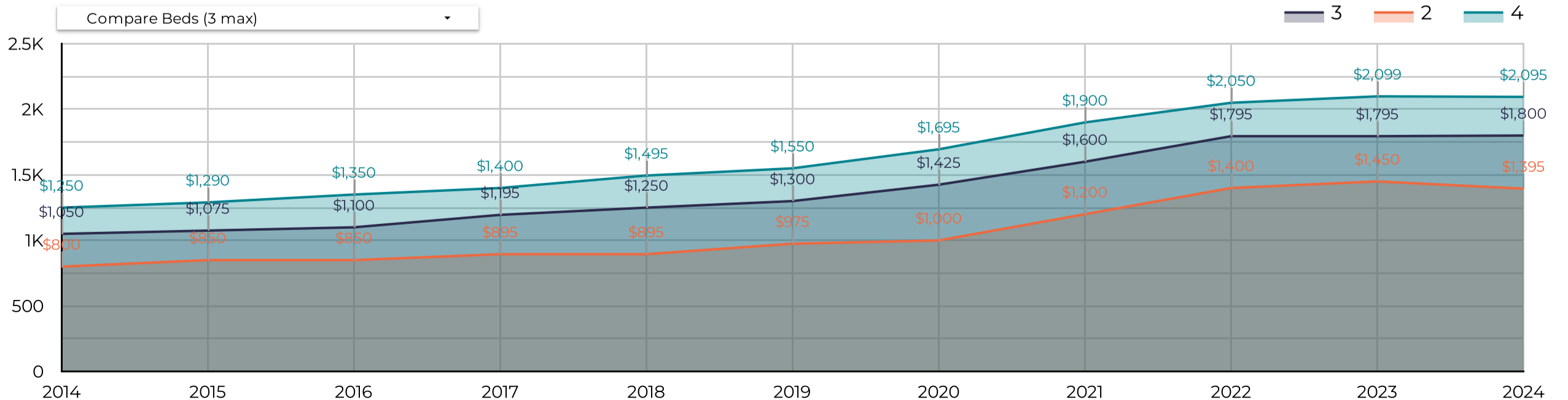
**Data By Price Range**

Price Range	# of Leases	0-2 Beds	3 Beds	4+ Beds	Median DOM	% Over or Under Asking
\$500-\$999/m	22	22	0	0	29	-0.25%
\$1000-\$1499/m	41	37	3	1	24	-0.4%
\$1500-\$1999/m	94	14	67	13	23	-0.6%
\$2000-\$2499/m	51	6	21	24	29	-0.35%
\$2500-\$2999/m	11	3	3	5	23	-0.65%
\$3000/m+	9	1	3	5	18	0%
<b>Grand total</b>	<b>228</b>	<b>83</b>	<b>97</b>	<b>48</b>	<b>26</b>	<b>-0.45%</b>

**Median Days on Market**



**Median Rental Price/Month**



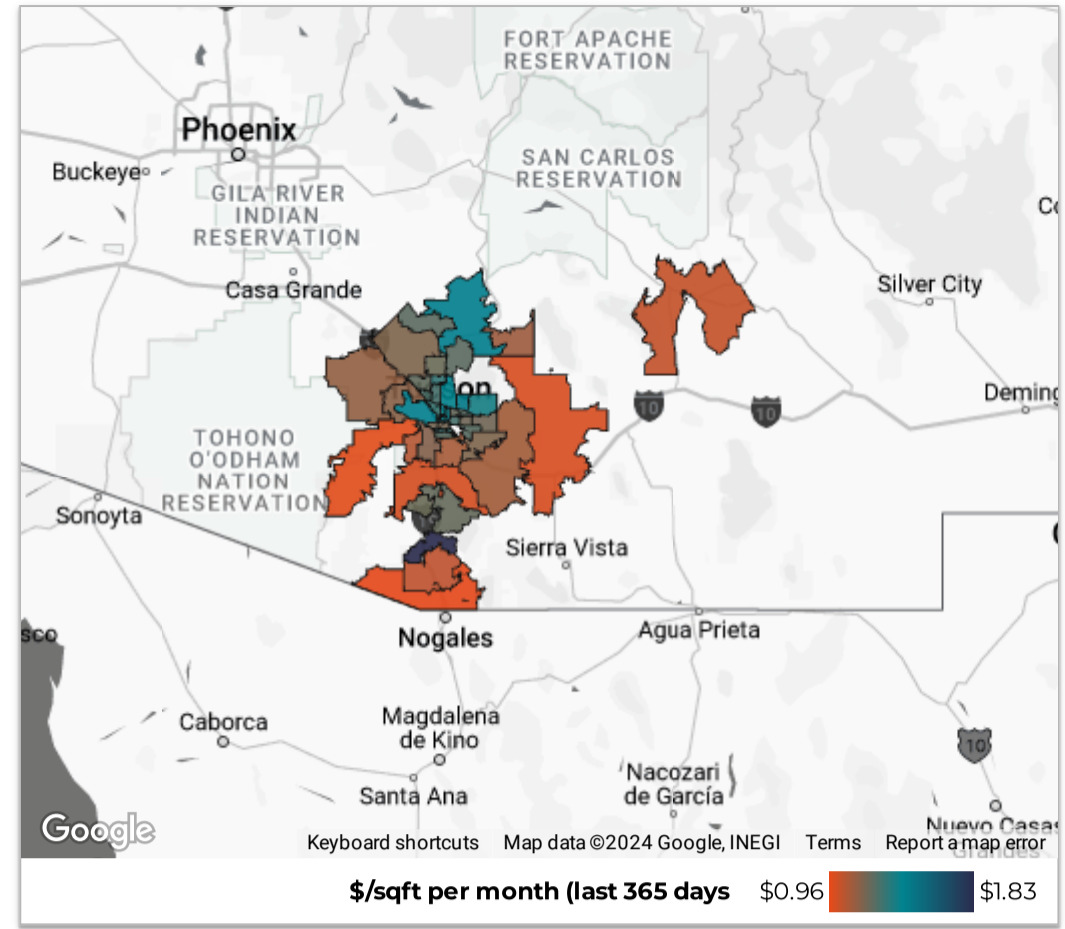
Southern AZ Rental Housing Market

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Region  City  Zip Code

County  Type  Beds

Price Range Between  and



May 2024

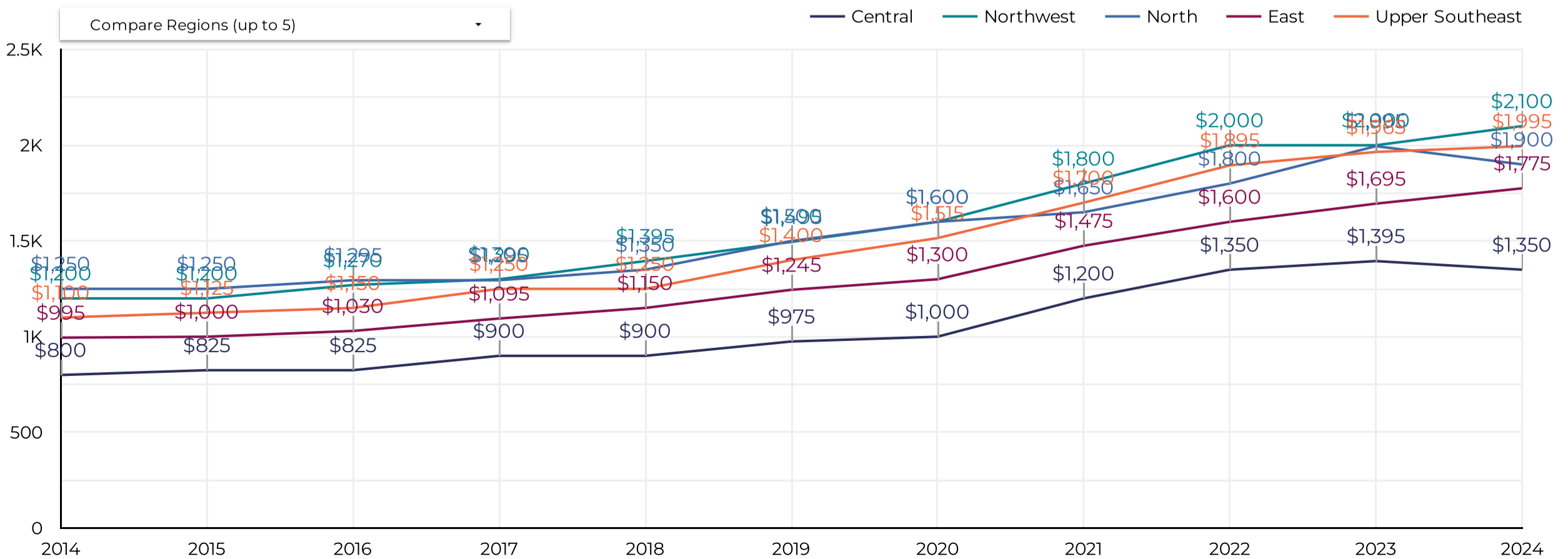
vs. last year

Use this table to compare MLSSAZ regions year-over-year in your selected area on a range of metrics.

Market Activity					Market Pricing				Renter Demand			
Region	# of Leases	% Δ	Volume	% Δ	Median Lease	Δ	\$/sqft	Δ	Median DOM	Δ	% Over	Δ
1. Central	60	17.6% ↑	\$83.2K	14.7% ↑	\$1,295	-\$105 ↓	\$1.42	\$0.10 ↑	28	4 ↑	-0.2%	-0.1% ↓
2. Northwest	28	-22.2% ↓	\$64.65K	-16.6% ↓	\$2,150	\$155 ↑	\$1.29	\$0.13 ↑	23	2 ↑	0.2%	0.6% ↑
3. East	24	-27.3% ↓	\$41.41K	-23.4% ↓	\$1,745	-\$5 ↓	\$1.24	\$0.03 ↑	21	-15 ↓	-1.0%	-0.7% ↓
4. Upper Southeast	23	76.9% ↑	\$46.25K	75.2% ↑	\$1,995	\$100 ↑	\$1.20	\$0.07 ↑	19	-5 ↓	-0.3%	-0.3% ↓
5. North	22	57.1% ↑	\$45.88K	44.3% ↑	\$1,995	-\$205 ↓	\$1.48	\$0.17 ↑	30	-3 ↓	-0.2%	-0.2% ↓
6. Extended West	16	100.0% ↑	\$31.97K	93.8% ↑	\$1,950	-\$200 ↓	\$1.13	\$0.17 ↑	22	-17 ↓	-1.4%	1.2% ↑
7. West	11	-31.3% ↓	\$21.24K	-27.2% ↓	\$1,895	\$145 ↑	\$1.34	\$0.06 ↑	39	14 ↑	-0.6%	-0.8% ↓
8. Northeast	9	125.0% ↑	\$16.97K	97.6% ↑	\$1,595	-\$200 ↓	\$1.31	\$0.14 ↑	20	3 ↑	0.0%	0.0%
9. South	7	-58.8% ↓	\$11.34K	-56.1% ↓	\$1,750	\$150 ↑	\$1.37	\$0.14 ↑	14	-9 ↓	-1.1%	-0.7% ↓
10. Green Valley North	6	200.0% ↑	\$11.55K	172.0% ↑	\$1,895	\$145 ↑	\$0.92	\$0.06 ↑	27	-24 ↓	-0.8%	-0.8% ↓
11. Southwest	4	-75.0% ↓	\$7.61K	-72.3% ↓	\$1,835	\$90 ↑	\$1.25	\$0.15 ↑	27	0	-0.2%	0.3% ↑
12. Upper Northwest	3	-25.0% ↓	\$6.47K	-19.1% ↓	\$1,875	\$125 ↑	\$1.30	-\$0.03 ↓	37	7 ↑	0.0%	0.9% ↑
13. Southeast	3	200.0% ↑	\$5.82K	194.6% ↑	\$1,995	\$20 ↑	\$0.97	-\$0.17 ↓	49	36 ↑	-5.2%	-5.2% ↓
14. Graham	2	-	\$3.55K	-	\$1,650	-	\$1.24	-	1	-	0.0%	-
15. SCC-Rio Rico West	2	0.0%	\$2.9K	-17.1% ↓	\$900	-\$600 ↓	\$0.96	\$0.08 ↑	17	13 ↑	0.0%	0.0%
16. Green Valley Nort...	2	100.0% ↑	\$2.77K	130.8% ↑	\$1,295	\$95 ↑	\$1.66	\$0.74 ↑	16	-17 ↓	0.0%	0.0%
17. Pinal	1	-	\$950	-	\$950	-	\$1.10	-	0	-	0.0%	-
18. SCC-Nogales West	1	-	\$1K	-	\$1,000	-	\$0.92	-	4	-	0.0%	-
19. Green Valley Nort...	1	0.0%	\$2.1K	9.7% ↑	\$2,100	\$185 ↑	\$1.18	-\$0.26 ↓	41	-57 ↓	0.0%	0.0%
20. Benson/St. David	1	-	\$1.2K	-	\$1,200	-	\$1.11	-	24	-	0.0%	-
21. Green Valley Sout...	1	-	\$1.75K	-	\$1,750	-	\$1.15	-	95	-	0.0%	-
22. SCC-Rio Rico East	1	-	\$1.7K	-	\$1,700	-	\$1.36	-	99	-	0.0%	-

1 - 22 / 22

Median Lease by Region



# MLS of Southern Arizona®

## Southern AZ Rental Housing Market

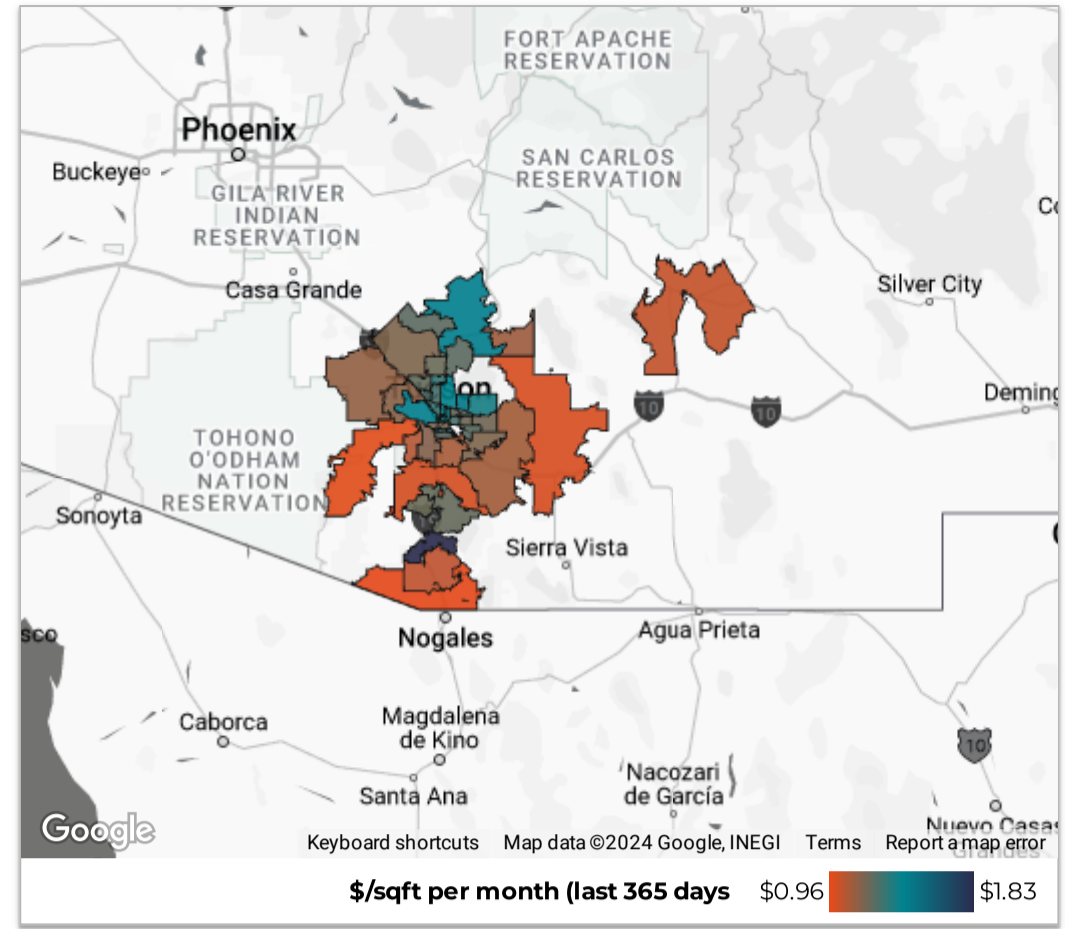
All data is updated in realtime in accordance with content from MLSSAZ.  
 This report provides a snapshot of the market as taken on: Jun 6, 2024

Region  City  Zip Code

County  Type  Beds

Price Range Between  and

[Download](#)



### May 2024 vs. last year

Use this table to compare zip codes year-over-year in your selected area on a range of metrics.

Market Activity					Market Pricing				Renter Demand			
Zip Code	# of Leases	% Δ	Volume	% Δ	Median Lease	Δ	\$/sqft	Δ	Median DOM	Δ	% Over	Δ
1. 85719	18	12.5% ↑	\$23,478	-0.8% ↓	\$1,100	-\$350 ↓	\$1.56	\$0.21 ↑	39	25 ↑	-0.2%	-0.2% ↓
2. 85653	16	128.6% ↑	\$31,965	107.7% ↑	\$1,950	-\$250 ↓	\$1.13	\$0.22 ↑	22	-17 ↓	-1.4%	1.6% ↑
3. 85716	14	100.0% ↑	\$20,139	96.1% ↑	\$1,250	\$55 ↑	\$1.50	\$0.14 ↑	49	-36 ↓	0.0%	0.0%
4. 85710	14	-17.6% ↓	\$24,645	-11.8% ↓	\$1,800	\$5 ↑	\$1.17	-\$0.01 ↓	21	-14 ↓	-0.6%	-0.7% ↓
5. 85747	13	44.4% ↑	\$25,575	41.3% ↑	\$1,895	\$0	\$1.29	\$0.08 ↑	19	0	-0.2%	-0.2% ↓
6. 85711	12	33.3% ↑	\$17,170	35.9% ↑	\$1,400	-\$95 ↓	\$1.25	-\$0.09 ↓	25	7 ↑	-1.0%	-1.0% ↓
7. 85750	11	83.3% ↑	\$20,300	39.5% ↑	\$1,500	-\$700 ↓	\$1.55	\$0.22 ↑	33	17 ↑	-0.5%	-0.5% ↓
8. 85756	11	37.5% ↑	\$22,132	61.3% ↑	\$1,995	\$295 ↑	\$1.10	-\$0.01 ↓	23	-7 ↓	-1.8%	-1.1% ↓
9. 85755	10	233.3% ↑	\$24,620	262.6% ↑	\$2,200	-\$95 ↓	\$1.23	\$0.01 ↑	18	-2 ↓	0.2%	0.2% ↑
10. 85742	9	0.0%	\$18,864	0.6% ↑	\$1,999	\$19 ↑	\$1.29	\$0.13 ↑	23	-1 ↓	0.6%	1.4% ↑
11. 85730	9	-25.0% ↓	\$14,564	-26.4% ↓	\$1,645	-\$5 ↓	\$1.35	\$0.07 ↑	44	3 ↑	-1.8%	-0.8% ↓
12. 85712	8	14.3% ↑	\$11,177	1.2% ↑	\$1,195	\$0	\$1.24	-\$0.05 ↓	23	7 ↑	0.0%	1.9% ↑
13. 85718	8	33.3% ↑	\$19,285	58.1% ↑	\$2,195	\$495 ↑	\$1.47	\$0.18 ↑	36	-12 ↓	0.3%	0.3% ↑
14. 85705	7	-41.7% ↓	\$10,260	-31.3% ↓	\$1,700	\$455 ↑	\$1.39	\$0.12 ↑	23	-26 ↓	0.3%	-0.2% ↓
15. 85641	7	75.0% ↑	\$13,625	64.2% ↑	\$1,900	-\$100 ↓	\$1.12	\$0.16 ↑	15	-39 ↓	0.0%	0.0%
16. 85629	6	100.0% ↑	\$11,545	87.4% ↑	\$1,895	-\$20 ↓	\$0.92	-\$0.13 ↓	27	-35 ↓	-0.8%	-0.8% ↓
17. 85715	6	50.0% ↑	\$8,870	3.3% ↑	\$1,195	-\$600 ↓	\$1.38	\$0.21 ↑	26	9 ↑	0.0%	0.0%
18. 85745	5	-37.5% ↓	\$8,345	-32.1% ↓	\$1,595	\$95 ↑	\$1.59	\$0.23 ↑	39	14 ↑	-1.4%	-2.0% ↓
19. 85741	4	-60.0% ↓	\$7,895	-55.8% ↓	\$1,845	\$95 ↑	\$1.38	\$0.22 ↑	60	42 ↑	-0.5%	-0.5% ↓
20. 85737	4	-33.3% ↓	\$11,420	-24.2% ↓	\$2,475	-\$25 ↓	\$1.37	\$0.27 ↑	11	0	0.0%	1.1% ↑
21. 85713	4	-20.0% ↓	\$6,720	-10.0% ↓	\$1,450	-\$200 ↓	\$1.37	-\$0.02 ↓	14	-9 ↓	0.0%	0.6% ↑
22. 85614	4	300.0% ↑	\$6,620	451.7% ↑	\$1,475	\$275 ↑	\$1.41	\$0.49 ↑	41	8 ↑	0.0%	0.0%
23. 85743	4	-42.9% ↓	\$8,595	-40.9% ↓	\$1,895	-\$105 ↓	\$1.07	-\$0.10 ↓	40	10 ↑	0.0%	-0.2% ↓

1 - 36 / 36

### Median Lease by Zip Code

