

Monthly Rental Indicators



December 2022

Rented Units increased 62.8 percent over last year to 236 units. Active Listings increased 68.7 percent over last year to 764 units.

Rental Costs by Property Type

- Single Family Residence was up 7.7 percent over last year to \$1,964 per month.
- Townhouse was up 10.5 percent over last year to \$1,465 per month.
- Condominium increased 10.7 percent over last year to \$1,496 per month.
- Casita/Guesthouse was up 56.3 percent over last year to \$1,075 per month.
- Manufactured Single Family Residence was up 22.1 percent over last year to \$1,298 per month.
- Mobile Home average rental cost was \$1,250 per month for this period.

Monthly Snapshot

+ 62.8% **+ 68.7%** **+ 13.0%**

One-Year Change in Rented Units All Properties	One-Year Change in Active Listings All Properties	One-Year Change in Average Rental Cost All Properties
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Rental activity comprised of Single Family, Townhouse, Condo, Casita, Mobile and Manufactured Single Family properties in the MLS of Southern Arizona service area. Percent changes are calculated using rounded figures.

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Active and Rented Unfurnished Listings

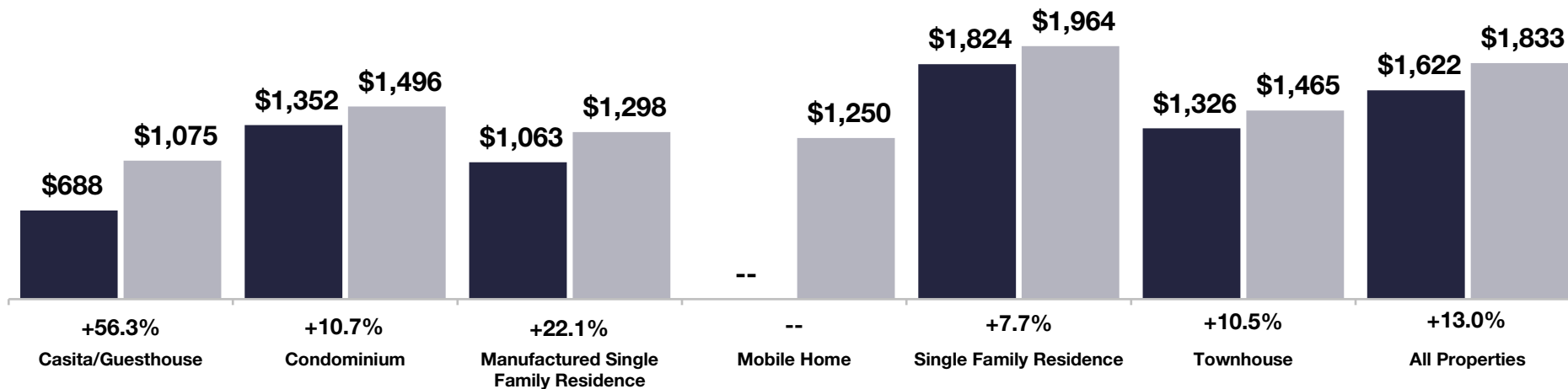
Areas	Active Listings			Rented Units		
	12-2021	12-2022	Percent Change	12-2021	12-2022	Percent Change
MLS of Southern Arizona Area	453	764	+ 68.7%	145	236	+ 62.8%
Pima County	416	709	+ 70.4%	142	232	+ 63.4%
Tucson	445	731	+ 64.3%	138	218	+ 58.0%
Tucson - Central	84	127	+ 51.2%	46	54	+ 17.4%
Tucson - East	12	60	+ 400.0%	17	21	+ 23.5%
Tucson - North	123	129	+ 4.9%	22	22	0.0%
Tucson - Northeast	10	17	+ 70.0%	4	3	- 25.0%
Tucson - Northwest	88	142	+ 61.4%	13	37	+ 184.6%
Tucson - South	16	34	+ 112.5%	6	12	+ 100.0%
Tucson - Upper Southeast	25	53	+ 112.0%	8	12	+ 50.0%
Tucson - West	31	38	+ 22.6%	11	19	+ 72.7%
85705	13	26	+ 100.0%	7	12	+ 71.4%
85710	5	20	+ 300.0%	10	8	- 20.0%
85712	17	24	+ 41.2%	7	10	+ 42.9%
85716	23	29	+ 26.1%	9	17	+ 88.9%
85718	53	54	+ 1.9%	13	7	- 46.2%
85719	25	34	+ 36.0%	15	13	- 13.3%
85742	15	23	+ 53.3%	4	13	+ 225.0%
85745	17	23	+ 35.3%	6	5	- 16.7%
85747	15	32	+ 113.3%	4	7	+ 75.0%

Average Rental Cost by Property Type

Average Rental Cost by Property type for the current month, and same month one year ago.

December

■ 2021 ■ 2022

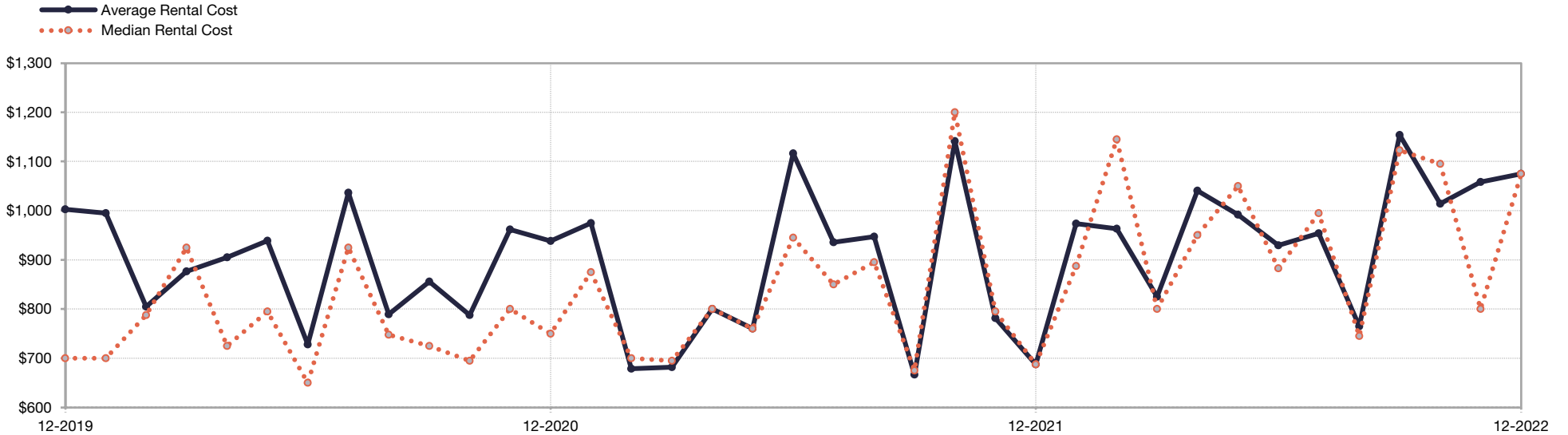


	Casita/ Guesthouse	Condominium	Manufactured Single Family Residence	Mobile Home	Single Family Residence	Townhouse	All Properties
January 2022	\$973	\$1,352	--	\$725	\$1,921	\$1,796	\$1,775
February 2022	\$963	\$1,218	\$1,050	\$1,025	\$1,878	\$1,379	\$1,653
March 2022	\$825	\$1,298	--	\$1,350	\$1,897	\$1,340	\$1,730
April 2022	\$1,041	\$1,201	--	--	\$1,947	\$1,474	\$1,739
May 2022	\$992	\$1,567	\$1,198	--	\$1,913	\$1,647	\$1,787
June 2022	\$929	\$1,251	--	--	\$2,104	\$1,384	\$1,879
July 2022	\$954	\$1,448	--	\$975	\$1,938	\$1,331	\$1,774
August 2022	\$765	\$1,454	--	\$1,125	\$1,976	\$1,375	\$1,813
September 2022	\$1,154	\$1,334	\$1,388	--	\$2,063	\$1,687	\$1,917
October 2022	\$1,014	\$1,326	--	\$950	\$1,921	\$1,406	\$1,756
November 2022	\$1,058	\$1,453	\$1,495	\$1,013	\$1,930	\$1,534	\$1,812
December 2022	\$1,075	\$1,496	\$1,298	\$1,250	\$1,964	\$1,465	\$1,833
12-Month Average	\$980	\$1,389	\$1,285	\$1,033	\$1,963	\$1,469	\$1,797

Casita/Guesthouse Historical Rental Prices

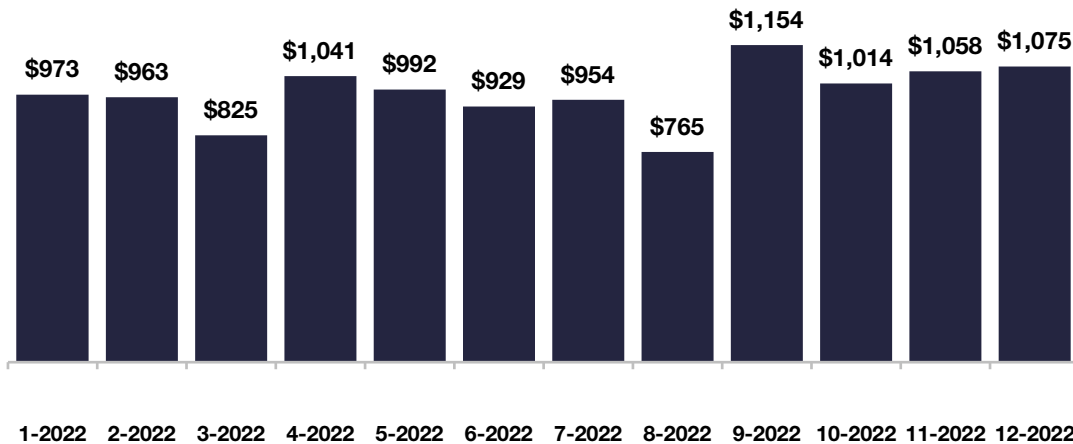
Average Rental Cost per Month

Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

Historical Rental Prices by Month



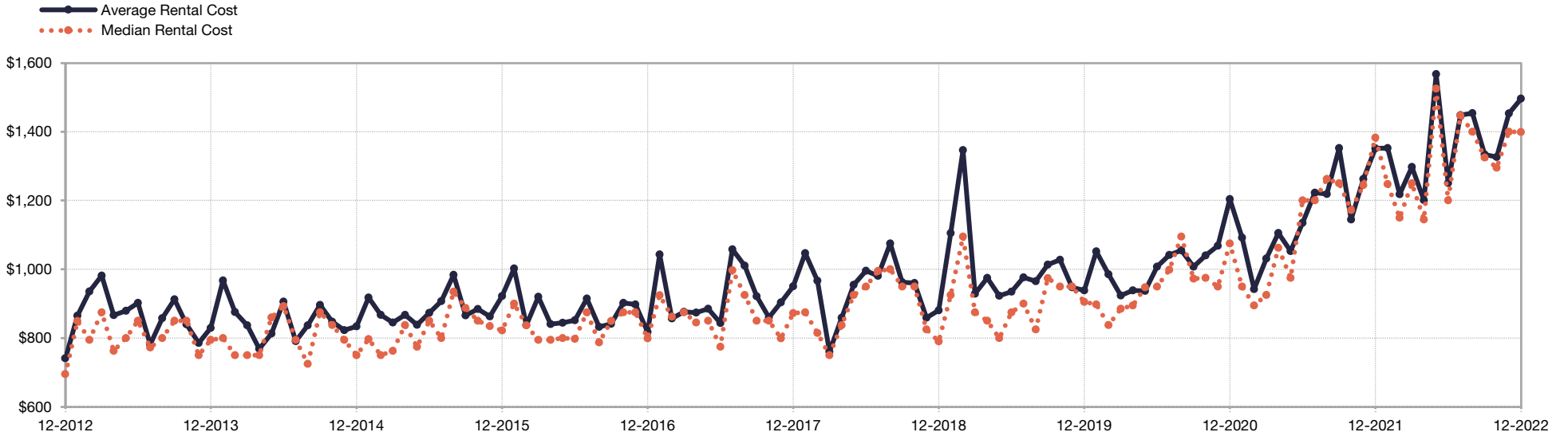
	2019	2020	2021	2022
January	\$700	\$995	\$975	\$973
February	\$632	\$805	\$679	\$963
March	\$723	\$876	\$682	\$825
April	\$605	\$905	\$800	\$1,041
May	\$643	\$939	\$760	\$992
June	\$645	\$728	\$1,116	\$929
July	\$623	\$1,036	\$936	\$954
August	\$861	\$789	\$947	\$765
September	\$674	\$856	\$667	\$1,154
October	\$723	\$788	\$1,141	\$1,014
November	\$620	\$962	\$782	\$1,058
December	\$1,003	\$938	\$688	\$1,075
12-Month Med*	\$725	\$888	\$921	\$980

Year to Date

Condominium Historical Rental Prices

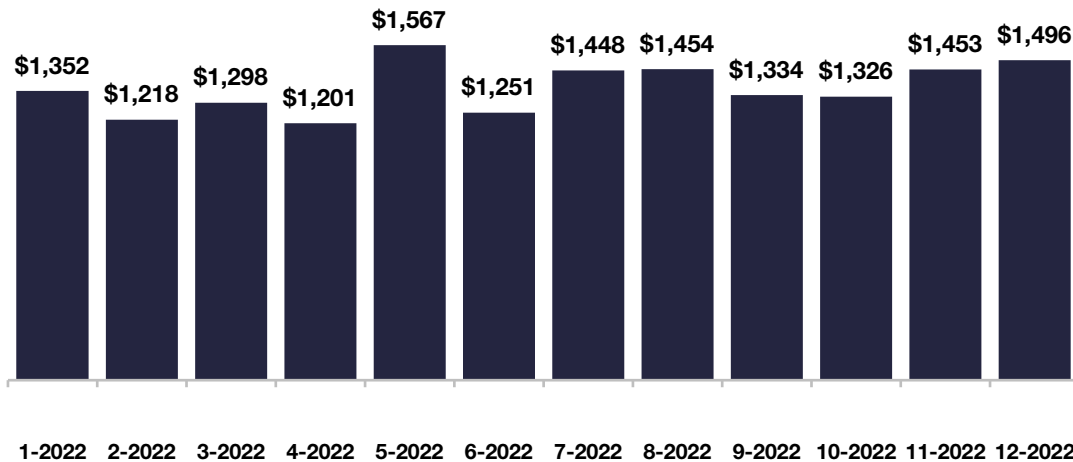
Average Rental Cost per Month

Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

Historical Rental Prices by Month



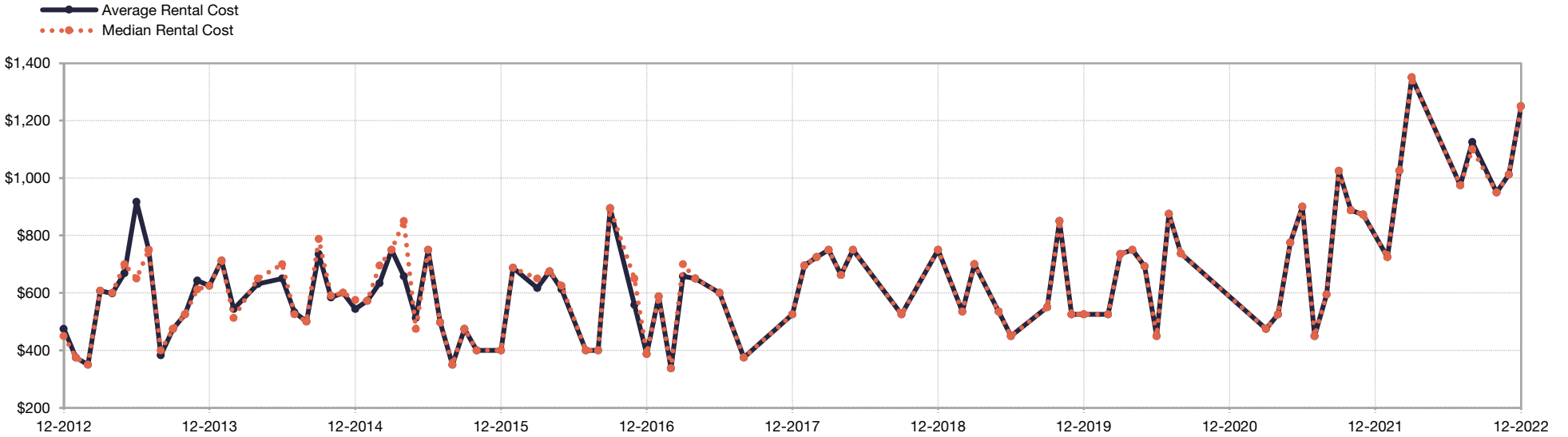
	2019	2020	2021	2022
January	\$1,106	\$1,052	\$1,092	\$1,352
February	\$1,346	\$985	\$943	\$1,218
March	\$929	\$924	\$1,031	\$1,298
April	\$975	\$938	\$1,106	\$1,201
May	\$923	\$937	\$1,053	\$1,567
June	\$935	\$1,008	\$1,135	\$1,251
July	\$976	\$1,042	\$1,223	\$1,448
August	\$965	\$1,055	\$1,219	\$1,454
September	\$1,014	\$1,008	\$1,353	\$1,334
October	\$1,027	\$1,040	\$1,144	\$1,326
November	\$948	\$1,068	\$1,262	\$1,453
December	\$938	\$1,204	\$1,352	\$1,496
12-Month Med*	\$1,014	\$1,029	\$1,164	\$1,389

Year to Date

Mobile Home Historical Rental Prices

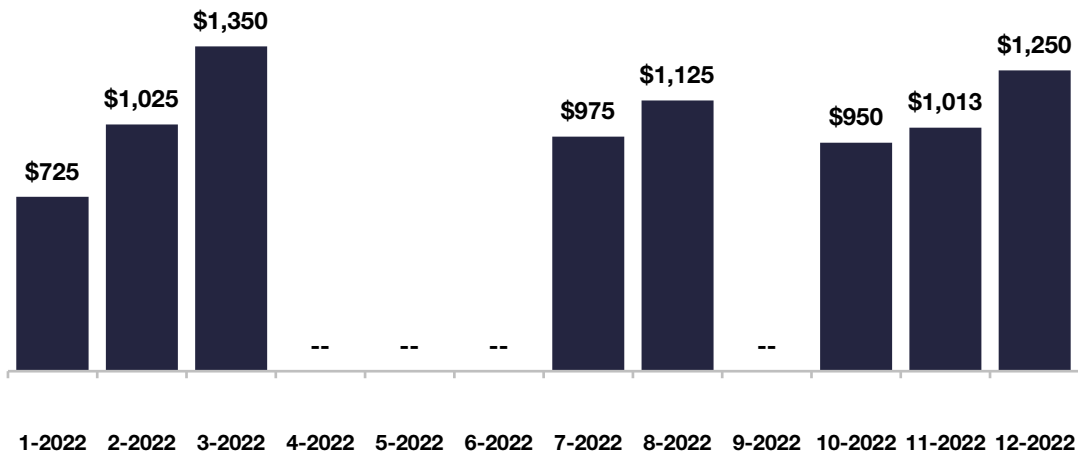
Average Rental Cost per Month

Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

Historical Rental Prices by Month



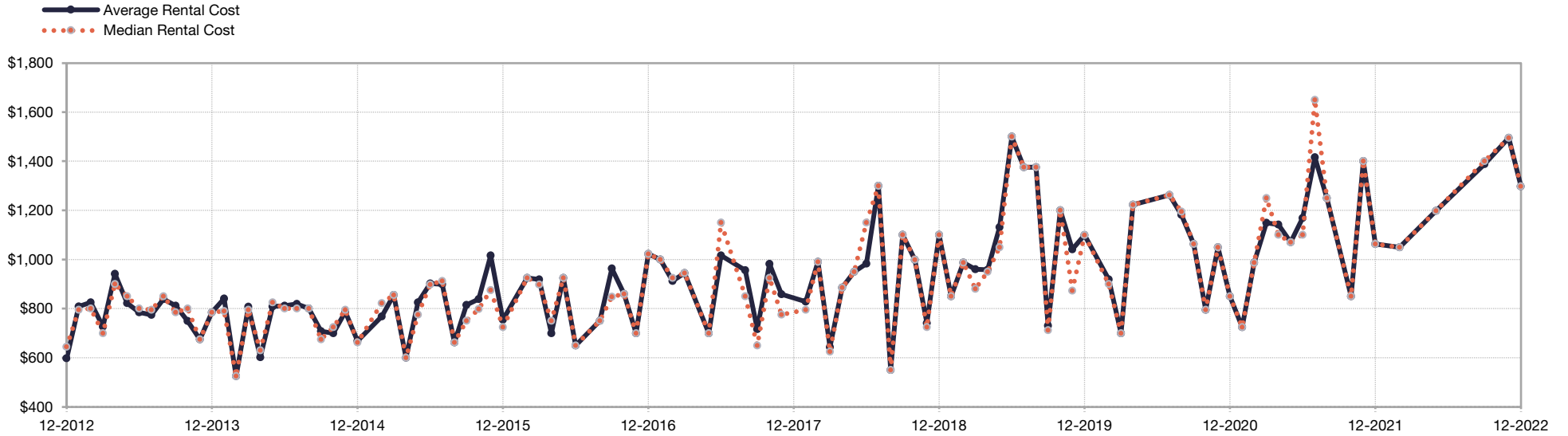
	2019	2020	2021	2022
January	--	--	--	\$725
February	\$535	\$525	--	\$1,025
March	\$700	\$735	\$475	\$1,350
April	--	\$750	\$525	--
May	\$535	\$693	\$775	--
June	\$450	\$450	\$900	--
July	--	\$875	\$450	\$975
August	--	\$738	\$595	\$1,125
September	\$550	--	\$1,025	--
October	\$850	--	\$888	\$950
November	\$525	--	\$873	\$1,013
December	\$525	--	--	\$1,250
12-Month Med*	\$584	\$693	\$774	\$1,033

Year to Date

Manufactured Single Family Residence Historical Rental Prices

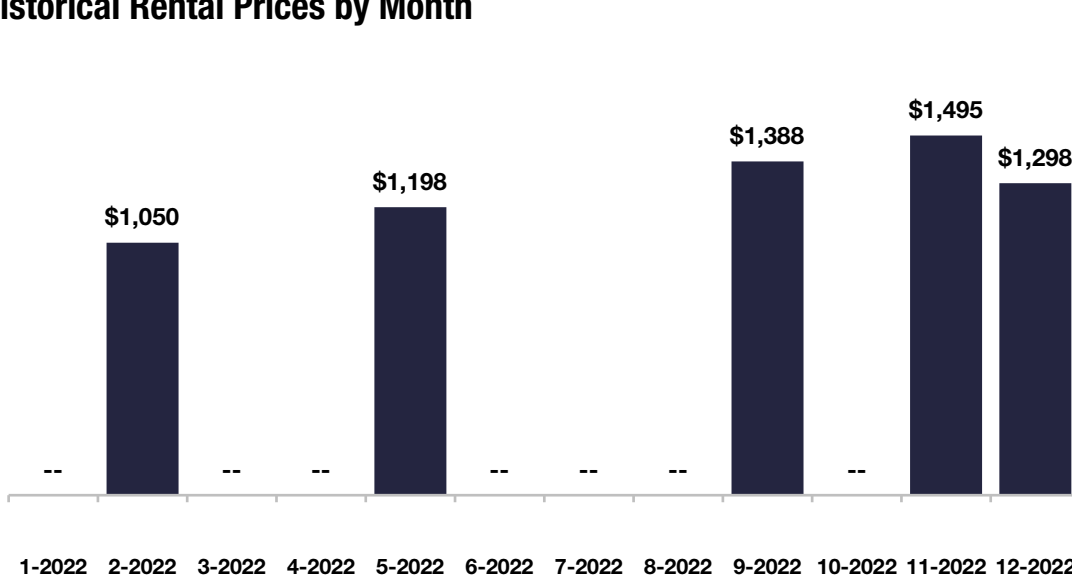
Average Rental Cost per Month

Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

Historical Rental Prices by Month



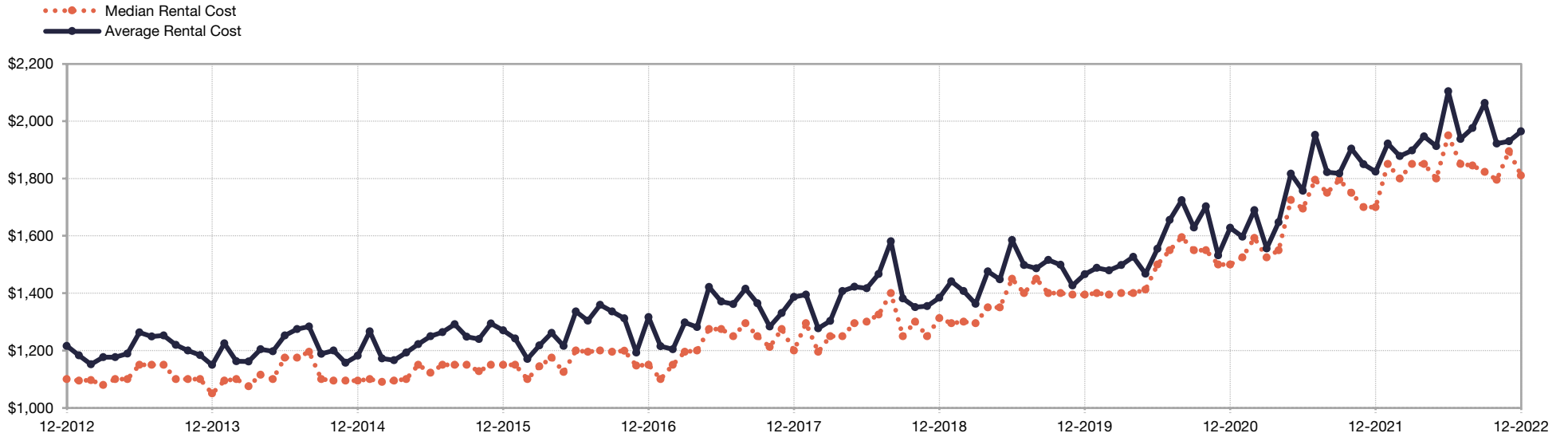
	2019	2020	2021	2022
January	\$850	--	\$725	--
February	\$988	\$919	\$988	\$1,050
March	\$960	\$700	\$1,149	--
April	\$958	\$1,223	\$1,142	--
May	\$1,132	--	\$1,070	\$1,198
June	\$1,500	--	\$1,169	--
July	\$1,375	\$1,263	\$1,416	--
August	\$1,375	\$1,182	\$1,250	--
September	\$731	\$1,063	--	\$1,388
October	\$1,200	\$795	\$850	--
November	\$1,041	\$1,050	\$1,400	\$1,495
December	\$1,099	\$850	\$1,063	\$1,298
12-Month Med*	\$1,038	\$1,035	\$1,143	\$1,285

Year to Date

Single Family Residence Historical Rental Prices

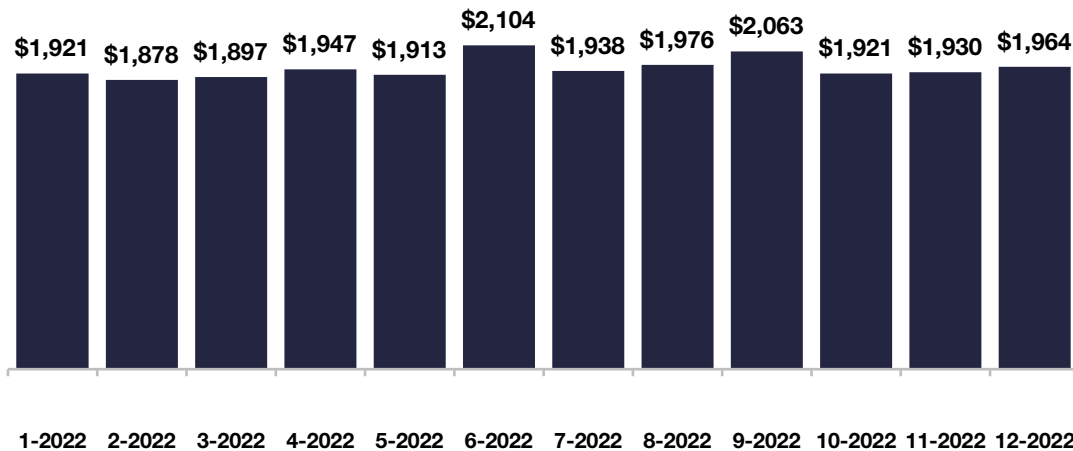
Average Rental Cost per Month

Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

Historical Rental Prices by Month



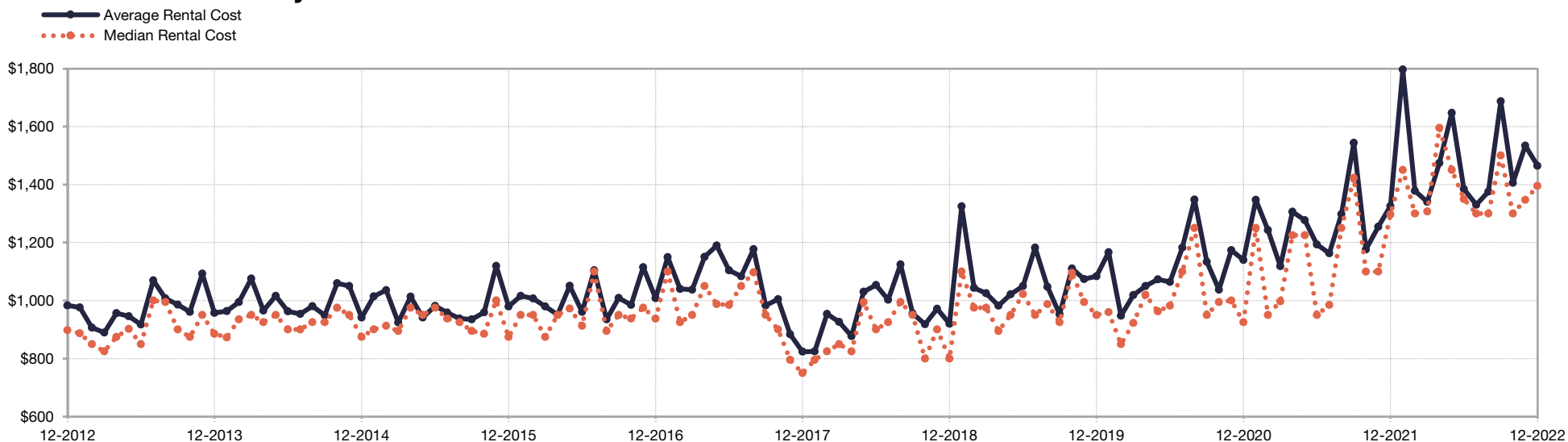
	2019	2020	2021	2022
January	\$1,441	\$1,489	\$1,597	\$1,921
February	\$1,407	\$1,479	\$1,689	\$1,878
March	\$1,363	\$1,498	\$1,556	\$1,897
April	\$1,476	\$1,526	\$1,647	\$1,947
May	\$1,448	\$1,468	\$1,816	\$1,913
June	\$1,585	\$1,555	\$1,757	\$2,104
July	\$1,498	\$1,656	\$1,952	\$1,938
August	\$1,486	\$1,724	\$1,822	\$1,976
September	\$1,515	\$1,629	\$1,817	\$2,063
October	\$1,499	\$1,703	\$1,904	\$1,921
November	\$1,427	\$1,532	\$1,849	\$1,930
December	\$1,466	\$1,628	\$1,824	\$1,964
12-Month Med*	\$1,468	\$1,585	\$1,766	\$1,963

Year to Date

Townhouse Historical Rental Prices

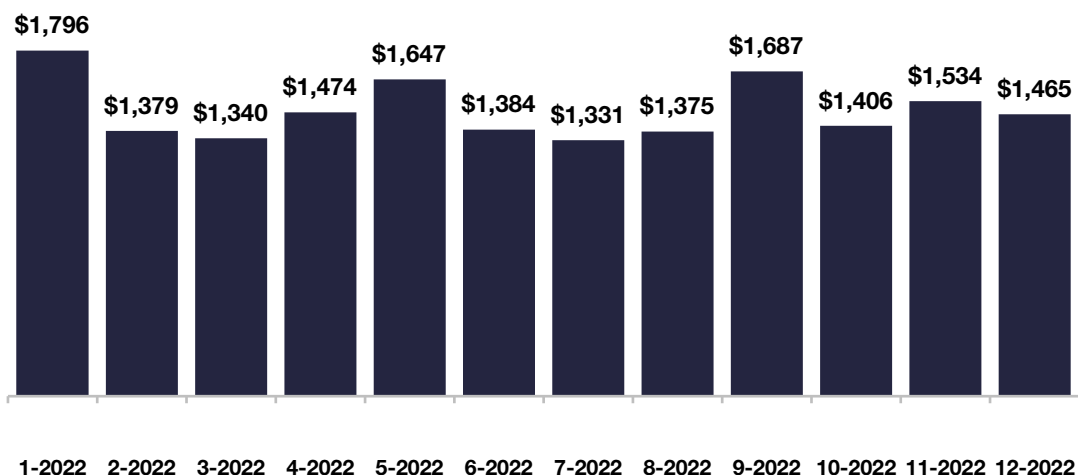
Average Rental Cost per Month

Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

Historical Rental Prices by Month



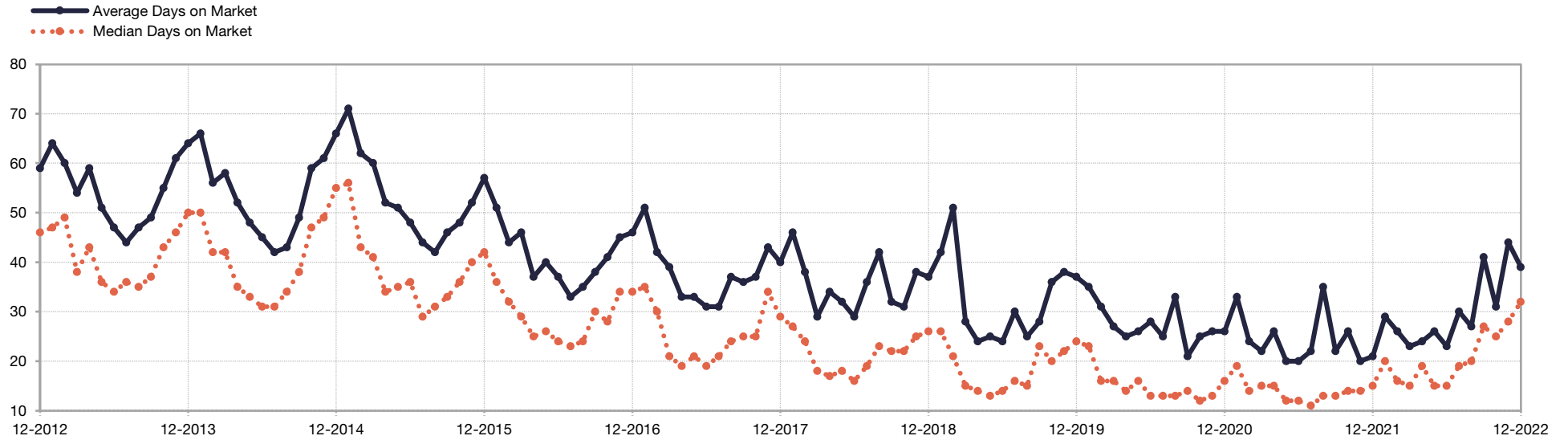
	2019	2020	2021	2022
January	\$1,325	\$1,166	\$1,347	\$1,796
February	\$1,044	\$947	\$1,243	\$1,379
March	\$1,025	\$1,019	\$1,118	\$1,340
April	\$982	\$1,050	\$1,306	\$1,474
May	\$1,021	\$1,073	\$1,276	\$1,647
June	\$1,050	\$1,064	\$1,193	\$1,384
July	\$1,182	\$1,182	\$1,163	\$1,331
August	\$1,047	\$1,348	\$1,298	\$1,375
September	\$953	\$1,133	\$1,544	\$1,687
October	\$1,110	\$1,038	\$1,176	\$1,406
November	\$1,074	\$1,174	\$1,255	\$1,534
December	\$1,084	\$1,140	\$1,326	\$1,465
12-Month Med*	\$1,083	\$1,113	\$1,259	\$1,469

Year to Date

Days on Market

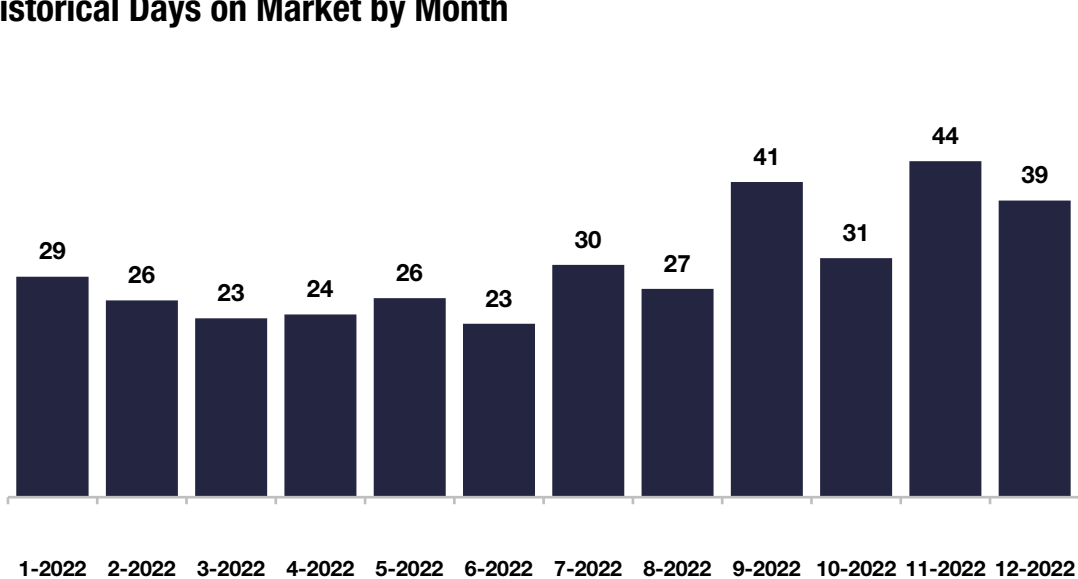
The number of days a property has been listed before a rental agreement has been signed.

Historical Days on Market



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

Historical Days on Market by Month



	2019	2020	2021	2022
January	42	35	33	29
February	51	31	24	26
March	28	27	22	23
April	24	25	26	24
May	25	26	20	26
June	24	28	20	23
July	30	25	22	30
August	25	33	35	27
September	28	21	22	41
October	36	25	26	31
November	38	26	20	44
December	37	26	21	39
12-Month Avg	32	27	25	31

Year to Date

Average Rental Cost by Area - Single Family

December 2022

	1 Bedroom or Fewer			2 Bedrooms			3 Bedrooms			4 Bedrooms or More		
	Dec-21	Dec-22	% Change	Dec-21	Dec-22	% Change	Dec-21	Dec-22	% Change	Dec-21	Dec-22	% Change
MLS of Southern Arizona	\$775	\$825	+6.5%	\$1,214	\$1,909	+57.3%	\$1,944	\$1,848	-4.9%	\$2,141	\$2,128	-0.6%
Pima County	\$775	\$825	+6.5%	\$1,291	\$1,498	+16.0%	\$1,944	\$1,820	-6.3%	\$2,141	\$2,128	-0.6%
Tucson	\$775	\$825	+6.5%	\$1,291	\$1,848	+43.1%	\$1,953	\$1,855	-5.0%	\$2,141	\$2,175	+1.6%
Tucson - Central	\$775	\$825	+6.5%	\$1,088	\$1,388	+27.7%	\$1,865	\$1,711	-8.2%	\$1,650	\$2,533	+53.5%
Tucson - East	--	--	--	\$975	\$1,500	+53.8%	\$1,570	\$1,632	+3.9%	\$2,150	\$1,548	-28.0%
Tucson - North	--	--	--	\$1,450	--	--	\$2,899	\$2,800	-3.4%	\$3,075	\$2,290	-25.5%
Tucson - Northeast	--	--	--	--	--	--	\$2,130	\$2,375	+11.5%	--	--	--
Tucson - Northwest	--	--	--	\$1,850	\$1,550	-16.2%	\$1,908	\$1,917	+0.5%	\$1,885	\$2,505	+32.9%
Tucson - South	--	--	--	\$995	\$895	-10.1%	\$1,575	\$1,635	+3.8%	\$1,648	\$1,857	+12.7%
Tucson - Upper Southeast	--	--	--	--	--	--	\$1,668	\$1,826	+9.5%	\$2,329	\$2,123	-8.8%
Tucson - West	--	--	--	--	\$1,500	--	\$2,950	\$1,997	-32.3%	\$2,050	\$2,175	+6.1%
85705	\$800	--	--	\$850	\$1,100	+29.4%	\$1,395	\$1,565	+12.2%	--	--	--
85710	--	--	--	\$975	--	--	\$1,498	\$1,624	+8.4%	\$1,650	\$1,548	-6.2%
85712	--	--	--	--	--	--	\$1,500	\$1,638	+9.2%	--	\$1,895	--
85716	\$767	\$825	+7.6%	\$900	\$1,413	+57.0%	\$2,025	\$1,998	-1.4%	--	\$3,050	--
85718	--	--	--	--	--	--	\$3,125	\$2,400	-23.2%	\$3,075	\$2,975	-3.3%
85719	--	--	--	\$1,140	\$1,495	+31.1%	\$2,250	\$1,623	-27.9%	--	\$2,775	--
85742	--	--	--	\$1,550	\$1,550	0.0%	\$1,573	\$1,906	+21.2%	--	\$2,338	--
85745	--	--	--	--	\$1,500	--	\$4,950	\$1,999	-59.6%	\$1,800	\$2,100	+16.7%
85747	--	--	--	--	--	--	\$1,658	\$1,712	+3.2%	\$2,195	\$1,991	-9.3%
85750	--	--	--	--	--	--	\$4,600	\$3,000	-34.8%	--	\$1,850	--

Average Rental Cost by Area - Townhouse

December 2022



	1 Bedroom or Fewer			2 Bedrooms			3 Bedrooms			4 Bedrooms or More		
	Dec-21	Dec-22	% Change	Dec-21	Dec-22	% Change	Dec-21	Dec-22	% Change	Dec-21	Dec-22	% Change
MLS of Southern Arizona	\$841	\$675	-19.8%	\$1,216	\$1,378	+13.3%	\$1,631	\$2,129	+30.5%	--	--	--
Pima County	\$841	\$675	-19.8%	\$1,216	\$1,378	+13.3%	\$1,631	\$2,129	+30.5%	--	--	--
Tucson	\$723	\$675	-6.7%	\$1,193	\$1,377	+15.4%	\$1,631	\$2,129	+30.5%	--	--	--
Tucson - Central	\$723	\$675	-6.7%	\$930	\$1,201	+29.1%	\$1,633	\$1,365	-16.4%	--	--	--
Tucson - East	--	--	--	\$1,295	\$1,350	+4.2%	\$1,449	--	--	--	--	--
Tucson - North	--	--	--	\$1,858	\$1,917	+3.1%	\$2,200	\$3,275	+48.9%	--	--	--
Tucson - Northeast	--	--	--	--	\$1,600	--	--	--	--	--	--	--
Tucson - Northwest	--	--	--	--	\$1,550	--	\$2,200	--	--	--	--	--
Tucson - South	--	--	--	--	--	--	--	--	--	--	--	--
Tucson - Upper Southeast	--	--	--	--	--	--	--	--	--	--	--	--
Tucson - West	--	--	--	--	\$1,495	--	\$1,425	--	--	--	--	--
85705	\$625	--	--	\$850	\$1,232	+44.9%	--	\$950	--	--	--	--
85710	--	--	--	\$1,295	--	--	\$1,575	--	--	--	--	--
85712	\$773	--	--	\$842	\$1,159	+37.7%	--	--	--	--	--	--
85716	--	\$675	--	\$860	\$1,232	+43.2%	\$1,700	\$1,395	-17.9%	--	--	--
85718	--	--	--	\$1,875	\$1,775	-5.3%	\$2,200	\$5,000	+127.3%	--	--	--
85719	--	--	--	\$1,095	\$1,225	+11.9%	\$1,850	\$1,750	-5.4%	--	--	--
85742	--	--	--	--	\$1,550	--	\$2,200	--	--	--	--	--
85745	--	--	--	--	\$1,495	--	--	--	--	--	--	--
85747	--	--	--	--	--	--	--	--	--	--	--	--
85750	--	--	--	\$1,825	\$2,200	+20.5%	--	--	--	--	--	--