

MONTHLY Leasing Activity & Pricing

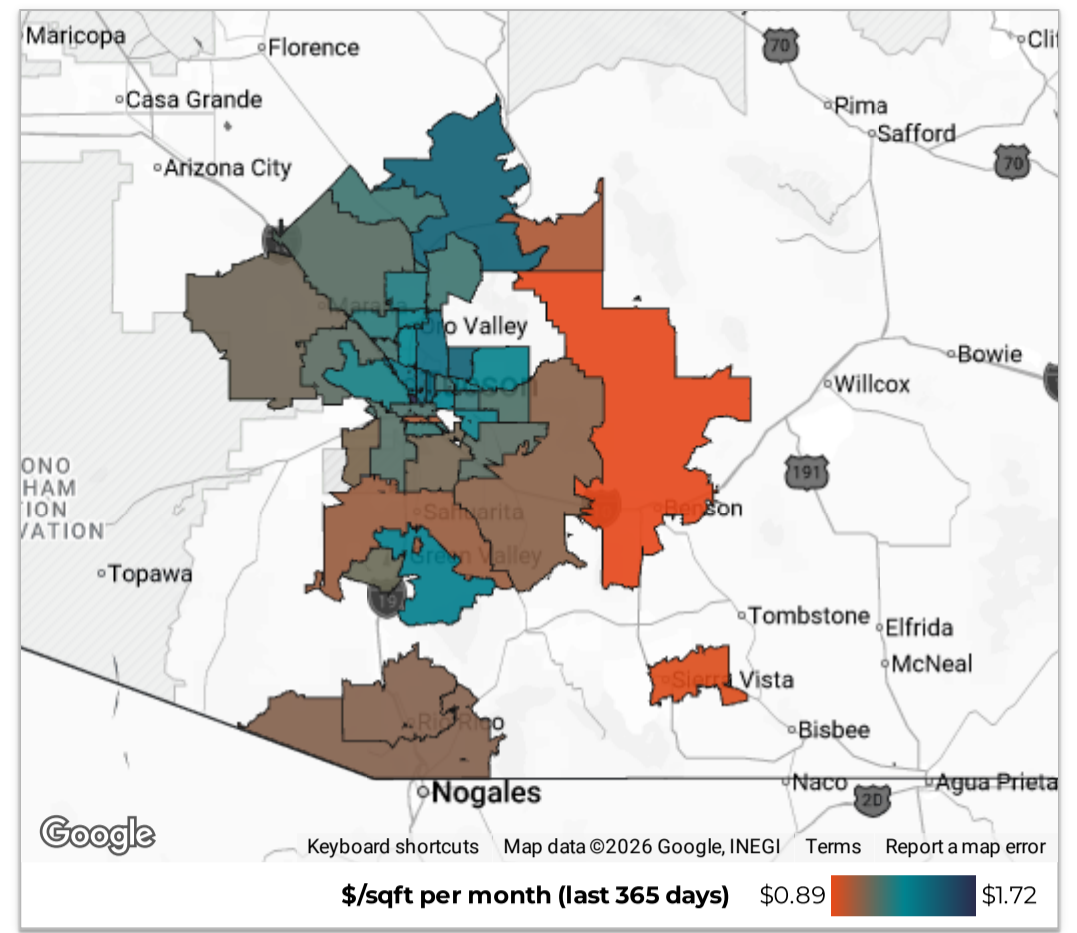
MLSSAZ® Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Apr 7, 2026

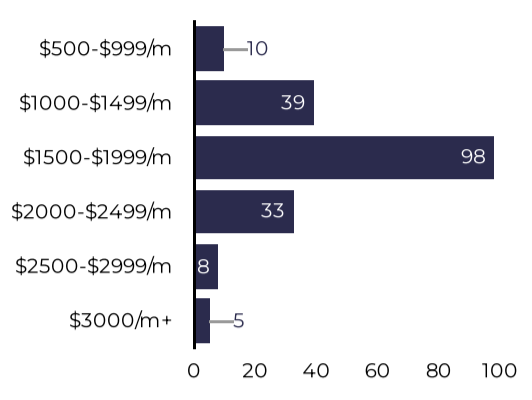
Region City Zip Code

County Type Beds

Price Range Between and



March



of Leases: **193** (↑ 9.7% from previous year)

Median Lease (\$/month): **\$1,725** (↑ 1.5% from previous year)

Total Monthly Rental Volume: **\$339,750** (↑ 7.8% from previous year)

Median Days on Market: **37** (↑ 6 from previous year)

\$/sqft: **\$1.25** (↓ \$-0.04 from previous year)

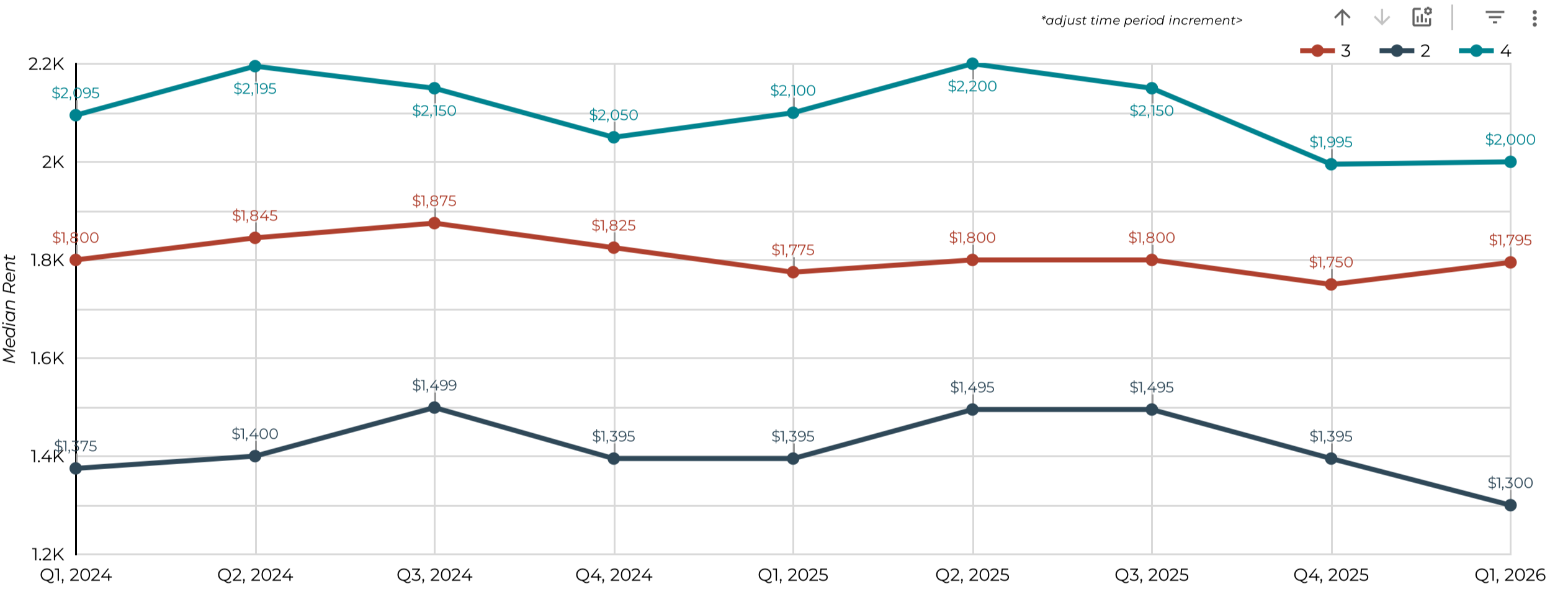
Average % Over Asking: **-0.15%** (↑ 0.20% from previous year)

Leases



Market Prices

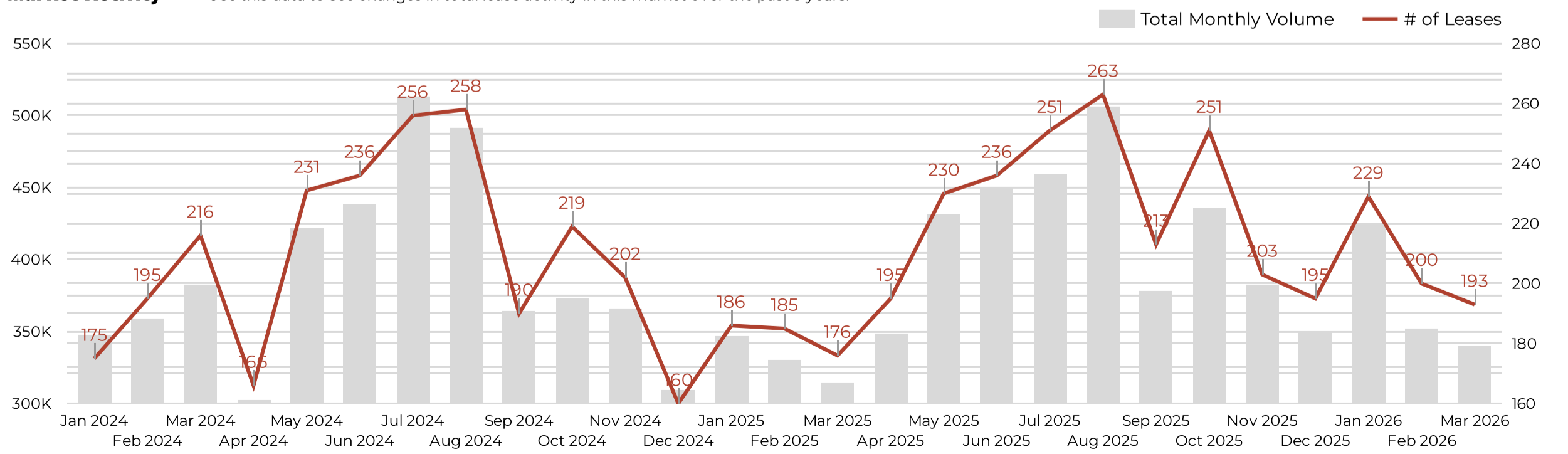
Use this data to see how the cost of real estate has changed in this area over the last 3 years.



Year	# of Leases	Median Lease	Average Lease	\$/sqft
2026	693	\$1,745	\$1,801	\$1.30
2025	2,584	\$1,750	\$1,833	\$1.79
2024	2,504	\$1,800	\$1,866	\$1.29
2023	2,570	\$1,795	\$1,854	\$1.26
2022	2,293	\$1,750	\$1,803	\$1.70

Market Activity

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



MONTHLY Renter Demand

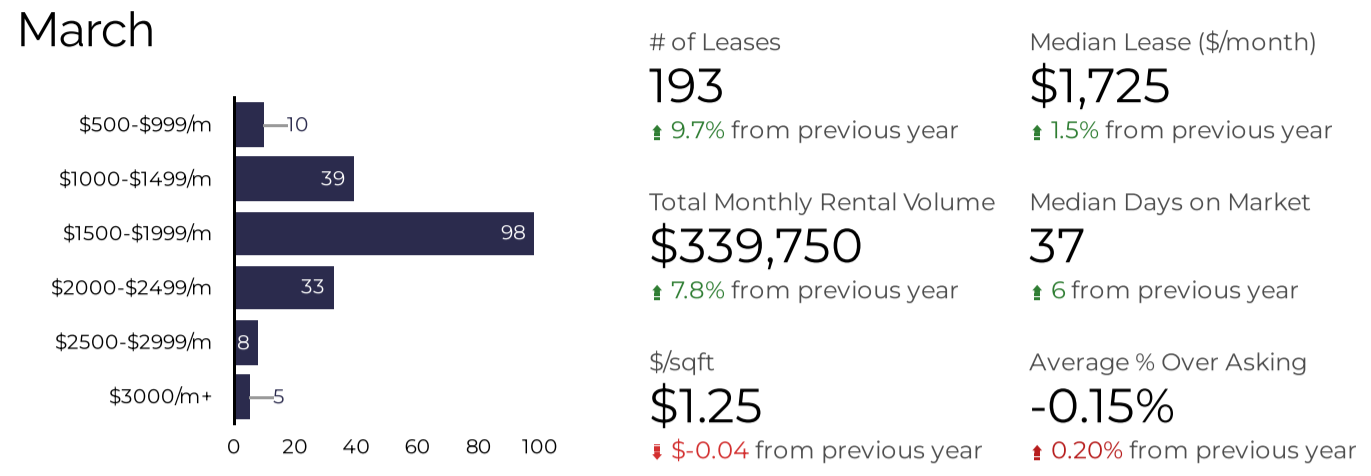
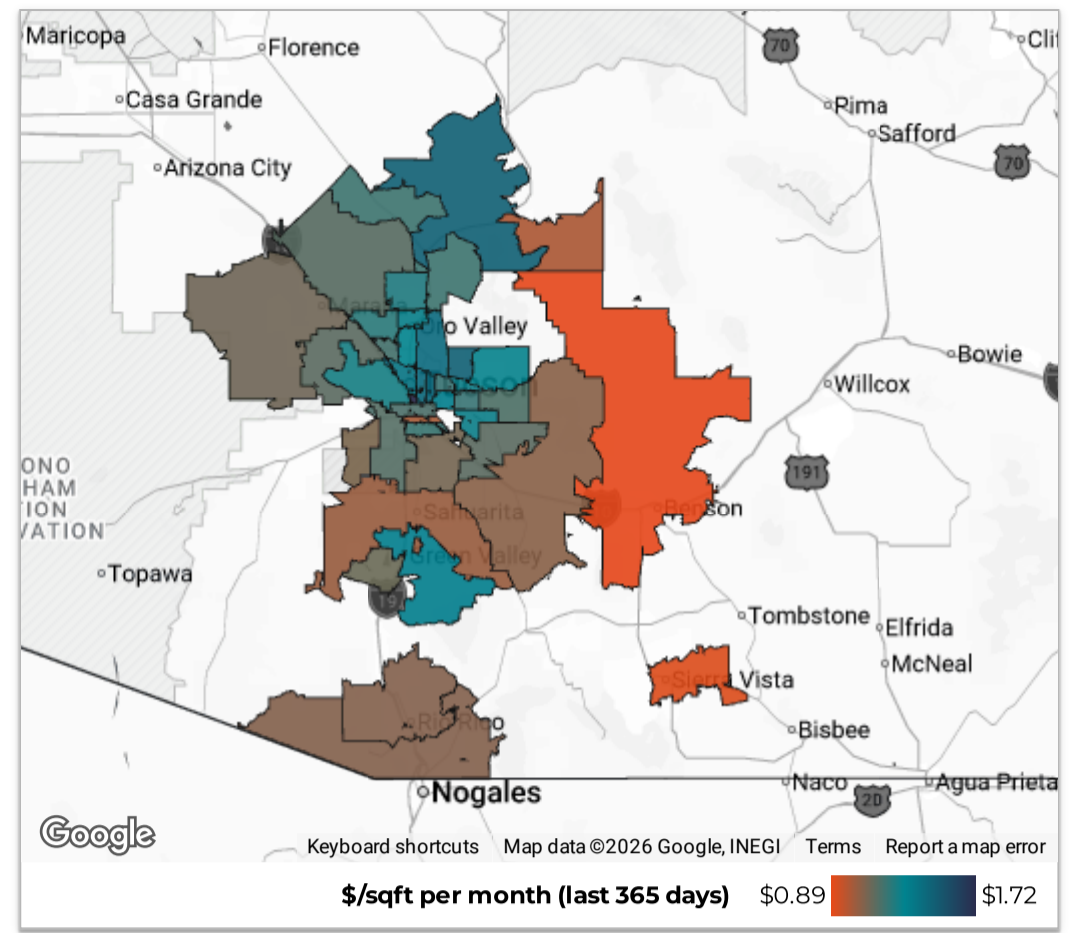
MLSSAZ® Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Apr 7, 2026

Region City Zip Code

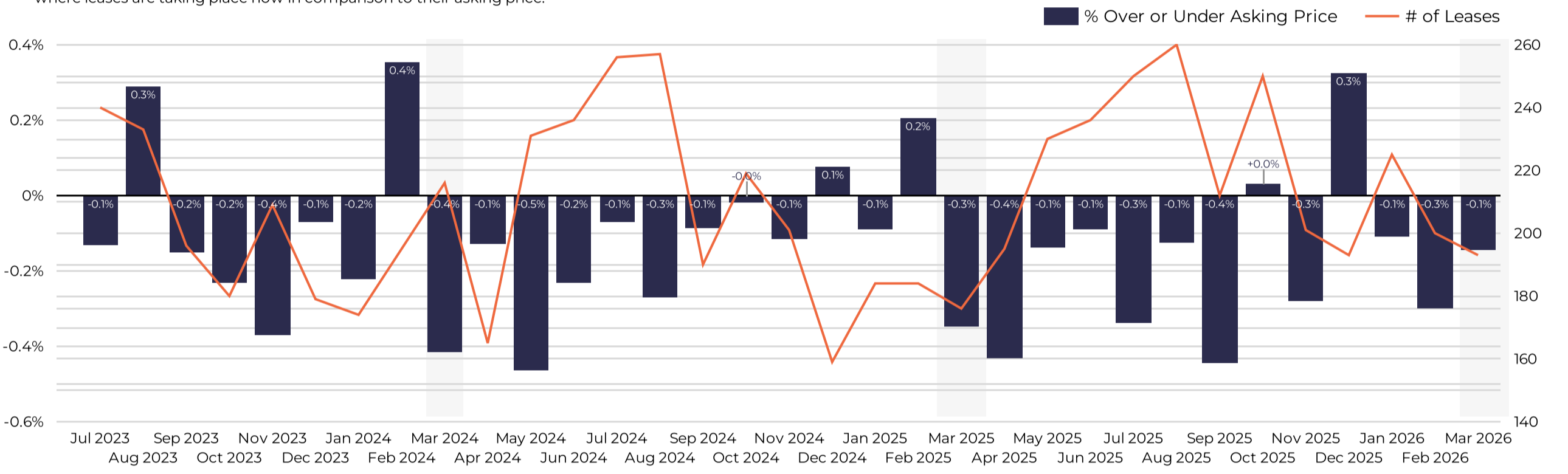
County Type Beds

Price Range Between and



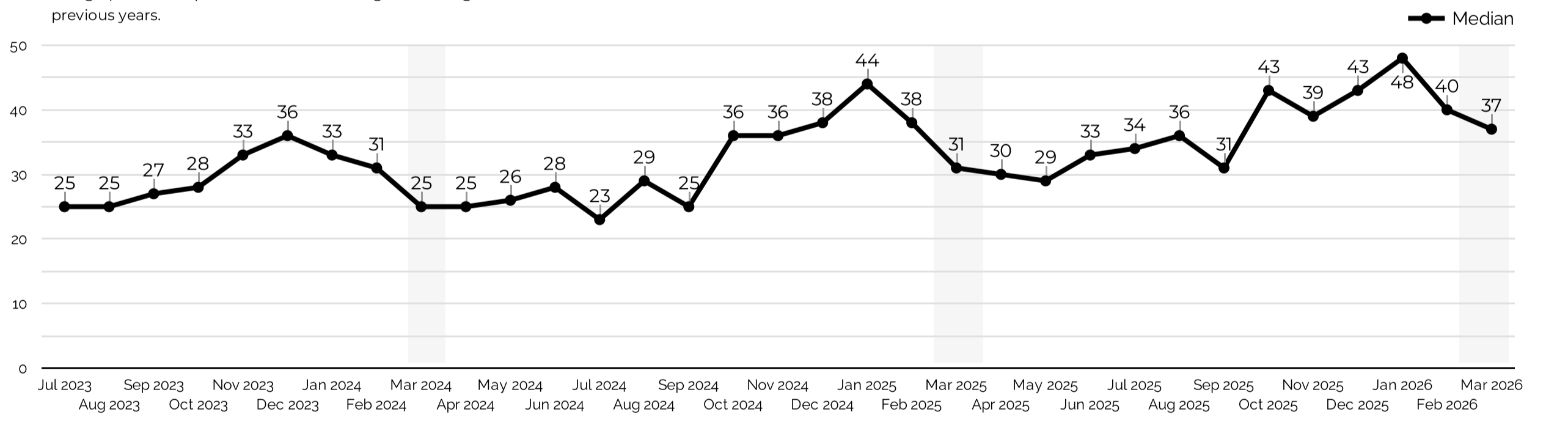
Renter Demand

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

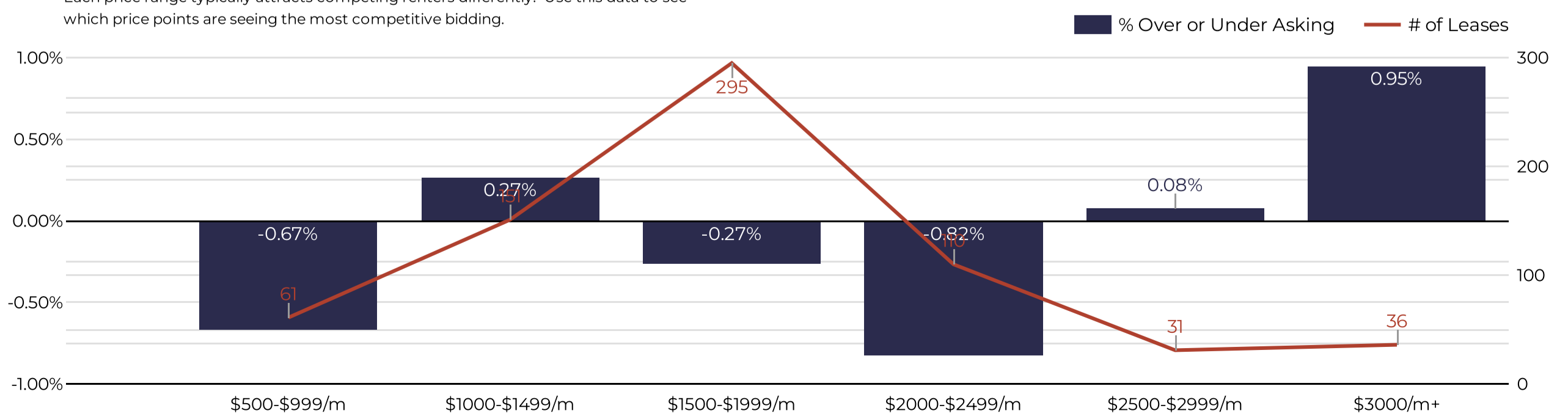
This graphic will help to show how fast listings are leasing vs. in previous years.



Renter Demand By Price Range

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

Jan 1, 2026 - Apr 6, 2026



MONTHLY Inventory

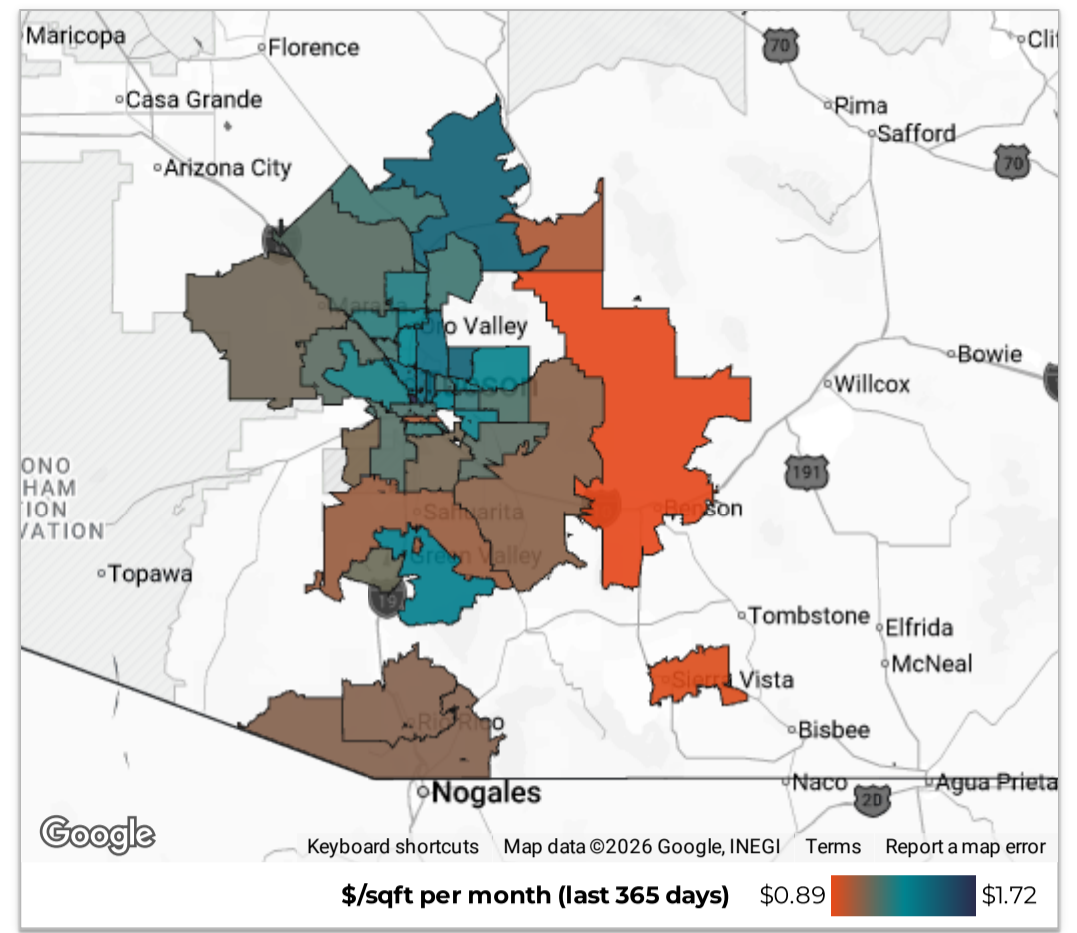
MLSSAZ® Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Apr 7, 2026

Region City Zip Code

County Type Beds

Price Range Between and

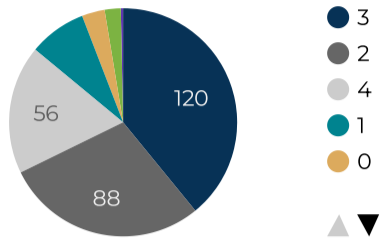


March

of New Listings (Supply)
307
-9 from previous year

of New Pendings (Demand)
96
+19 from previous year

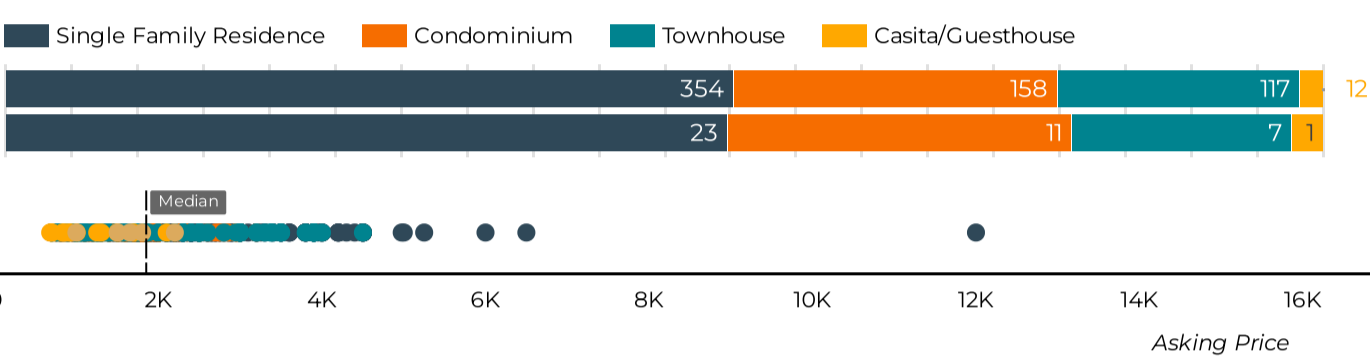
of Bedrooms Delivered



Months of Supply Now
3.56

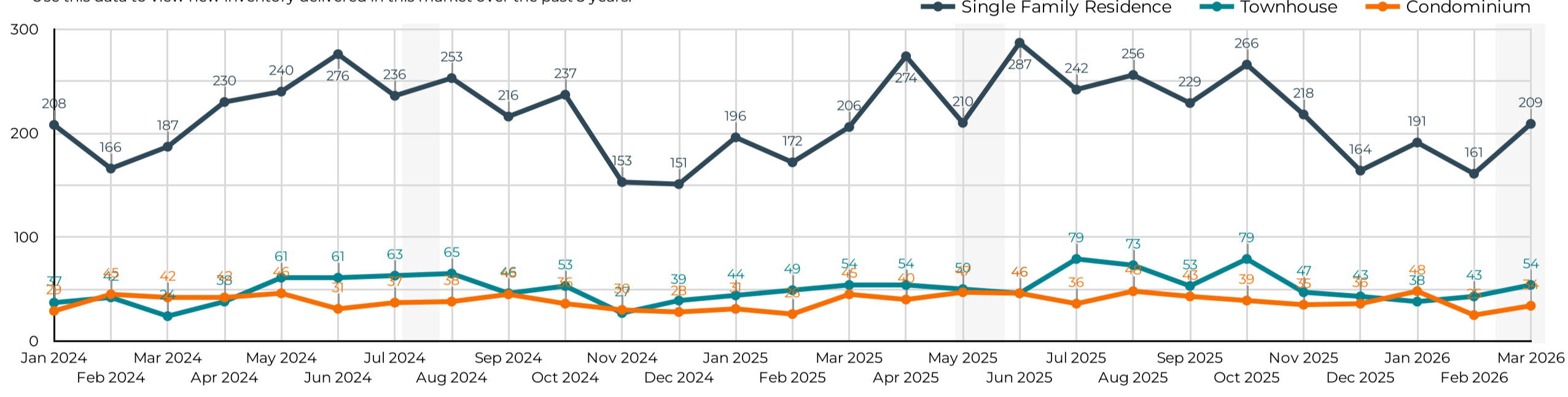
Active Listings Now
688

Active Now



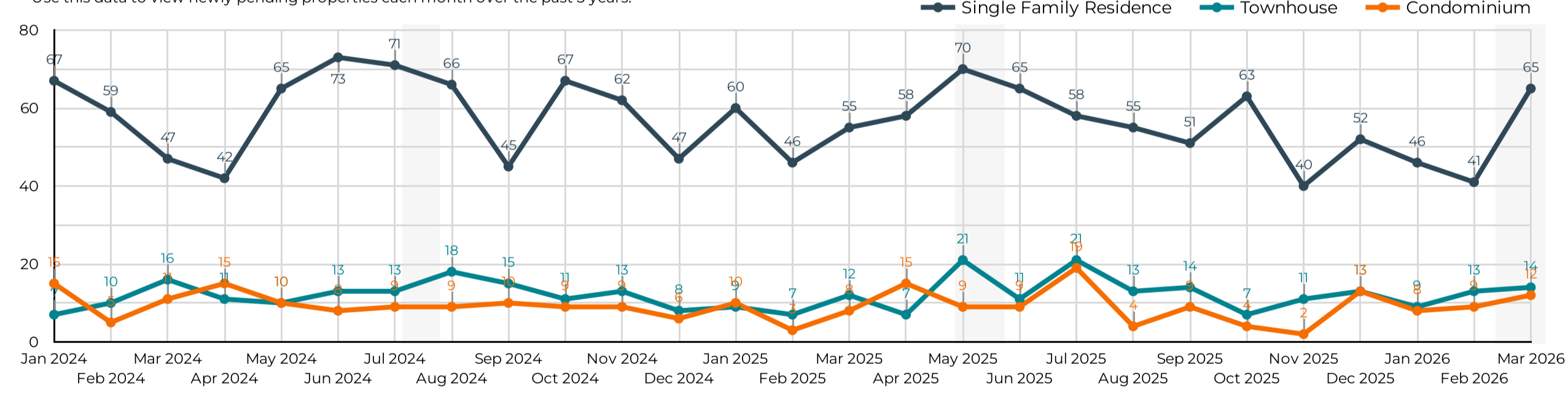
New Rental Listings

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



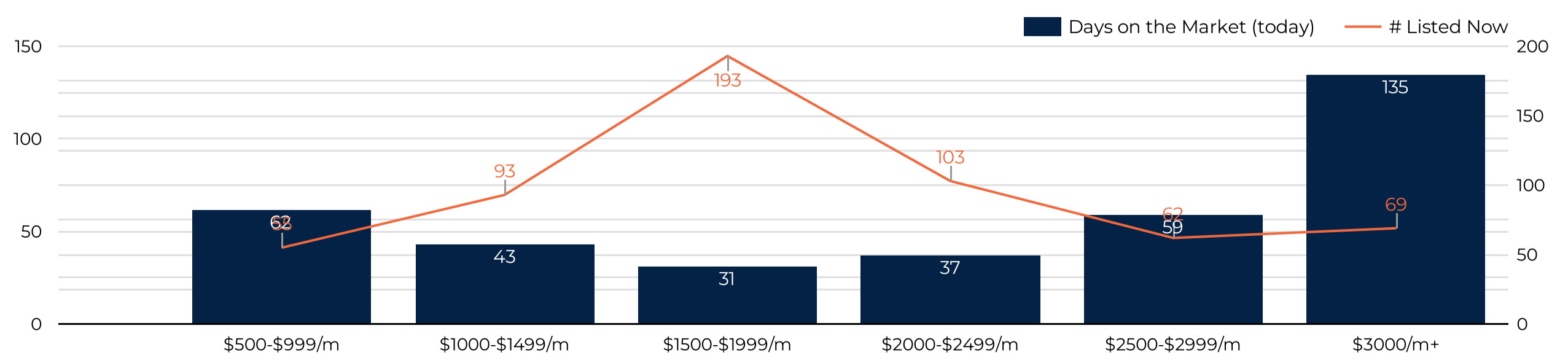
New Pending Leases

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.



YEARLY Sales & Pricing

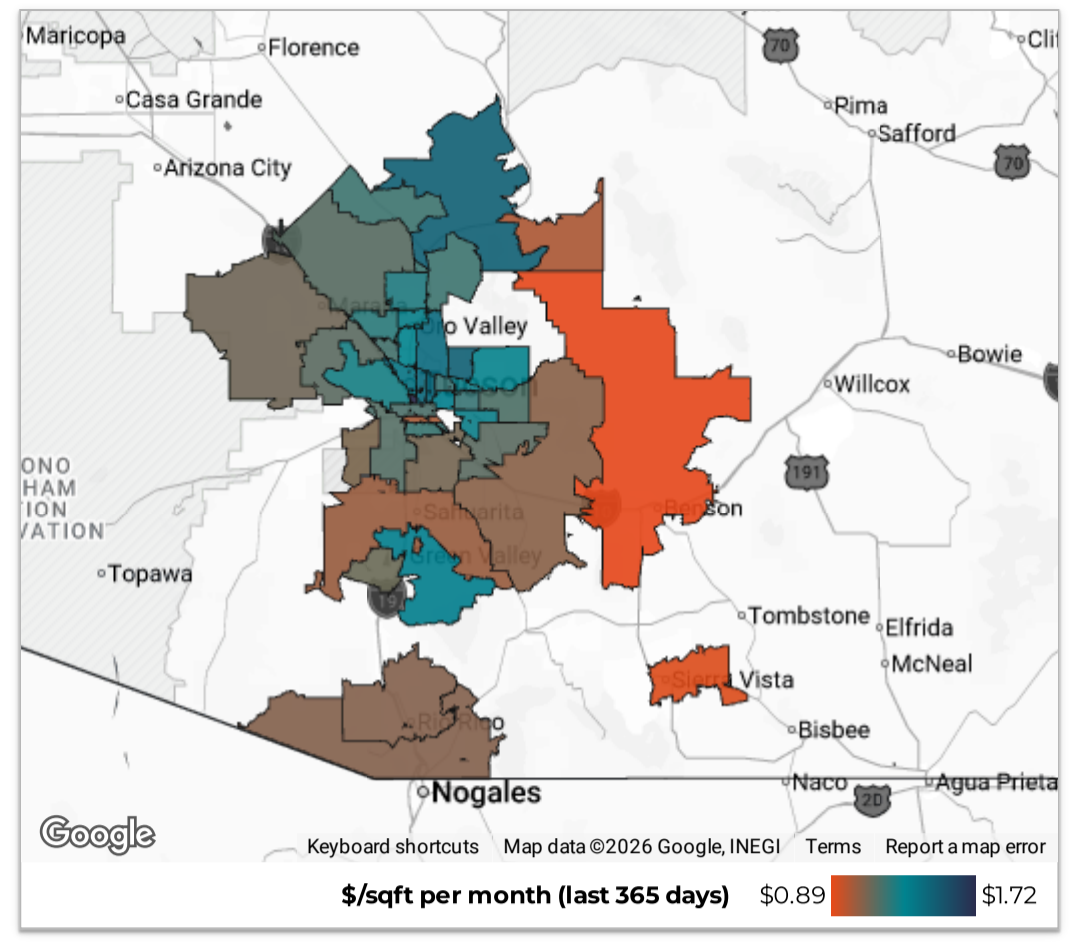
MLSSAZ® Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Apr 7, 2026

Region City Zip Code

County Type Beds

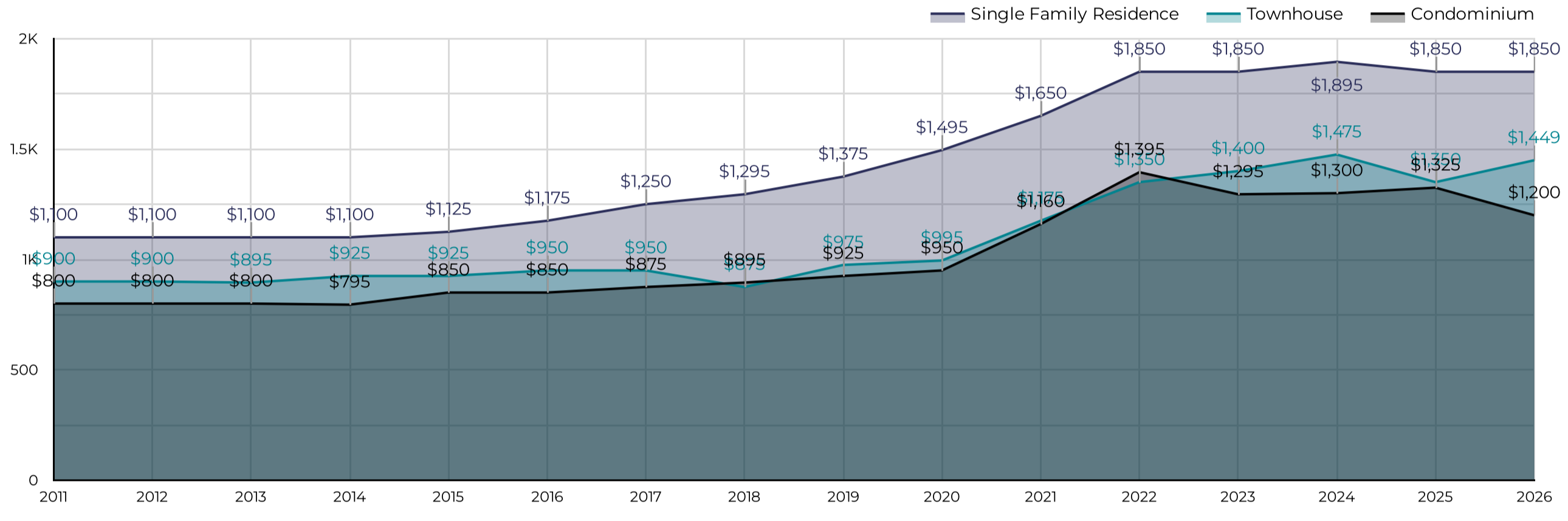
Price Range Between and



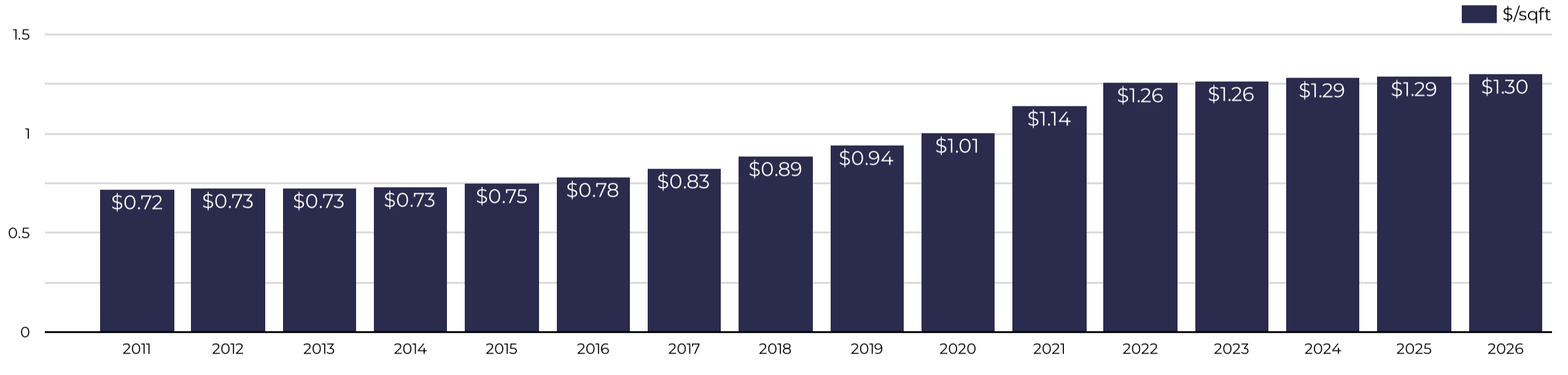
Year-to-Date Statistics 2026

# of Leases 693 ↑ 12.3% from previous year YTD	Total Monthly Volume \$1.25M ↑ 11.2% from previous year YTD	Median Lease (\$/month) \$1,745 0.0% from previous year YTD
New Listings 889 ↓ -6.7% from previous year YTD	Median Days on Market 43 ↑ 7 from previous year YTD	% Over or Under Asking 0.2% ↑ 0.1% from previous year YTD

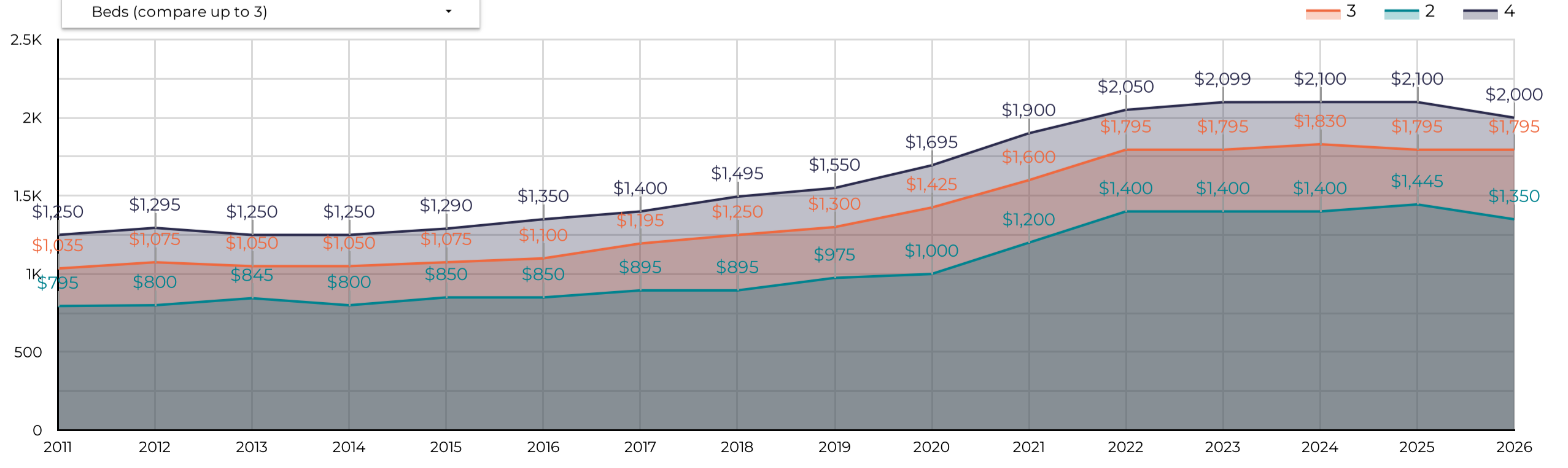
Median Rental Price/Month



\$/Sqft



Median Lease By Bedrooms



YEARLY Inventory & Demand

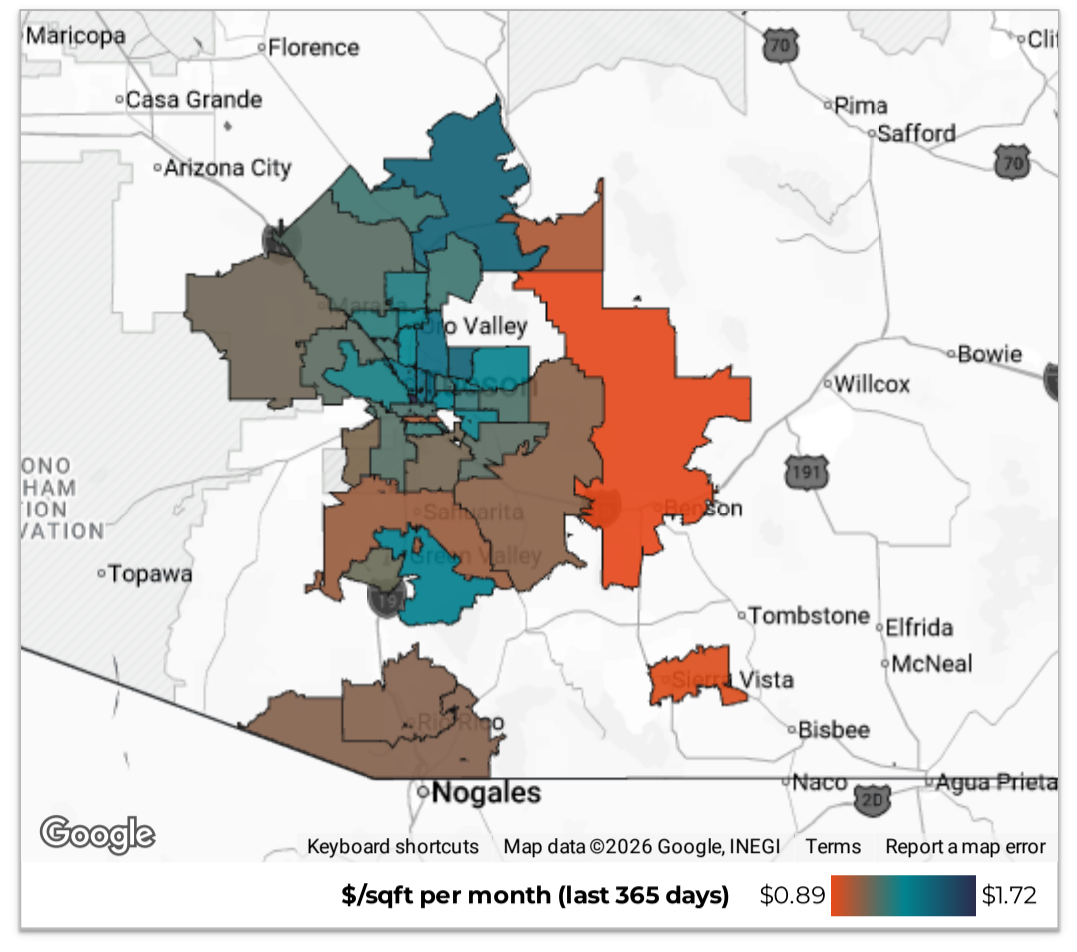
MLSSAZ® Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Apr 7, 2026

Region City Zip Code

County Type Beds

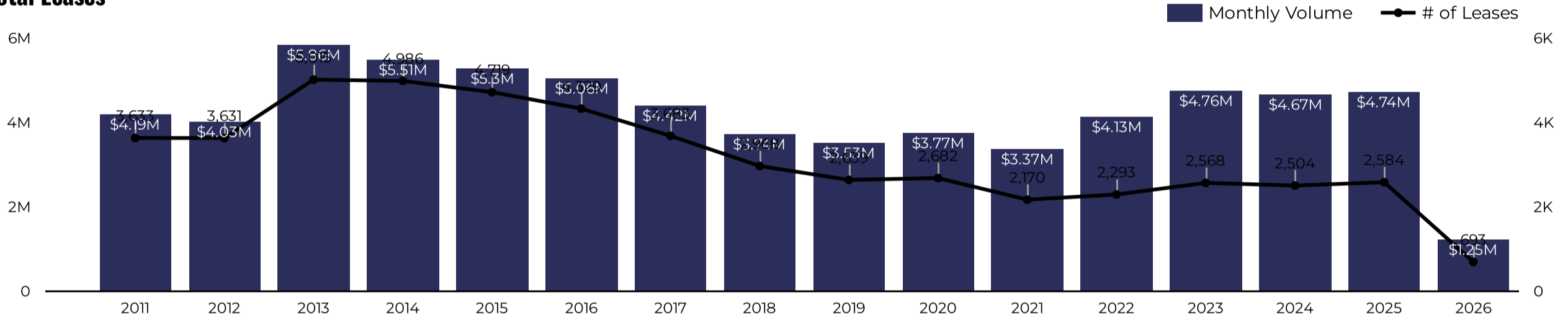
Price Range Between and



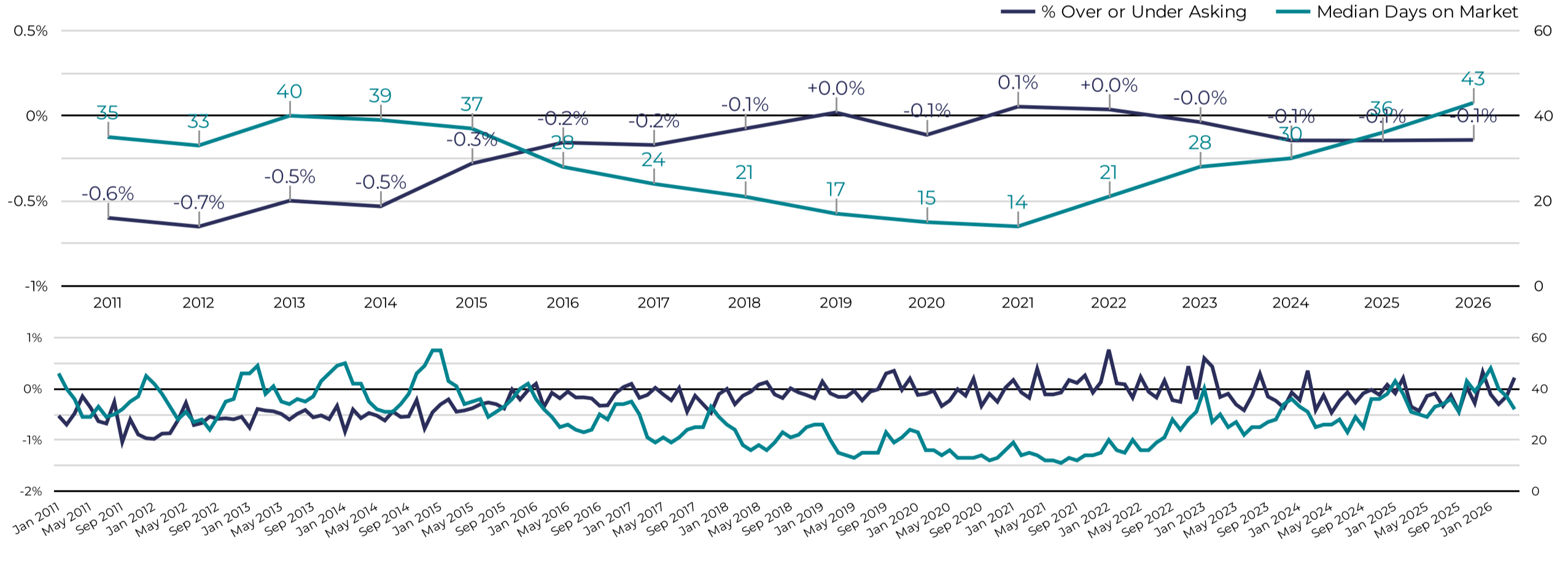
Year-to-Date Statistics 2026

# of Leases 693 ↑ 12.3% from previous year YTD	Total Monthly Volume \$1.25M ↑ 11.2% from previous year YTD	Median Lease (\$/month) \$1,745 0.0% from previous year YTD
New Listings 889 ↓ -6.7% from previous year YTD	Median Days on Market 43 ↑ 7 from previous year YTD	% Over or Under Asking 0.2% ↑ 0.1% from previous year YTD

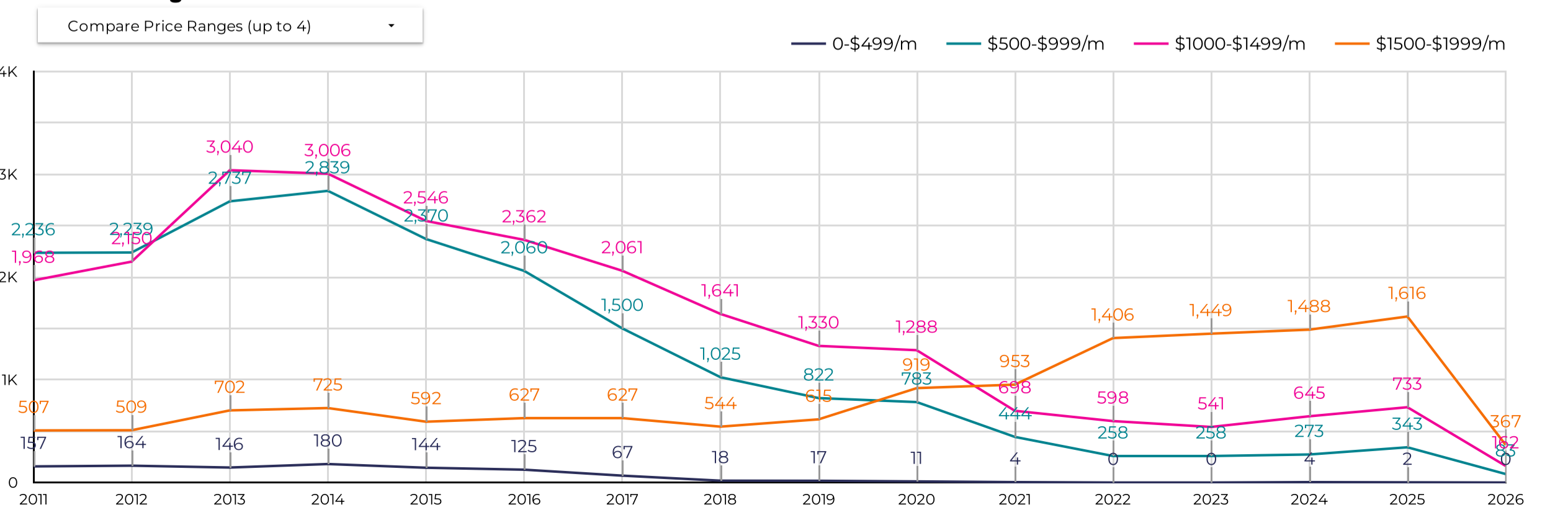
Total Leases



Renter Demand



New Rental Listings Delivered



HOUSING BREAKDOWN By Beds & Price Range

MLSSAZ® 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: Apr 7, 2026

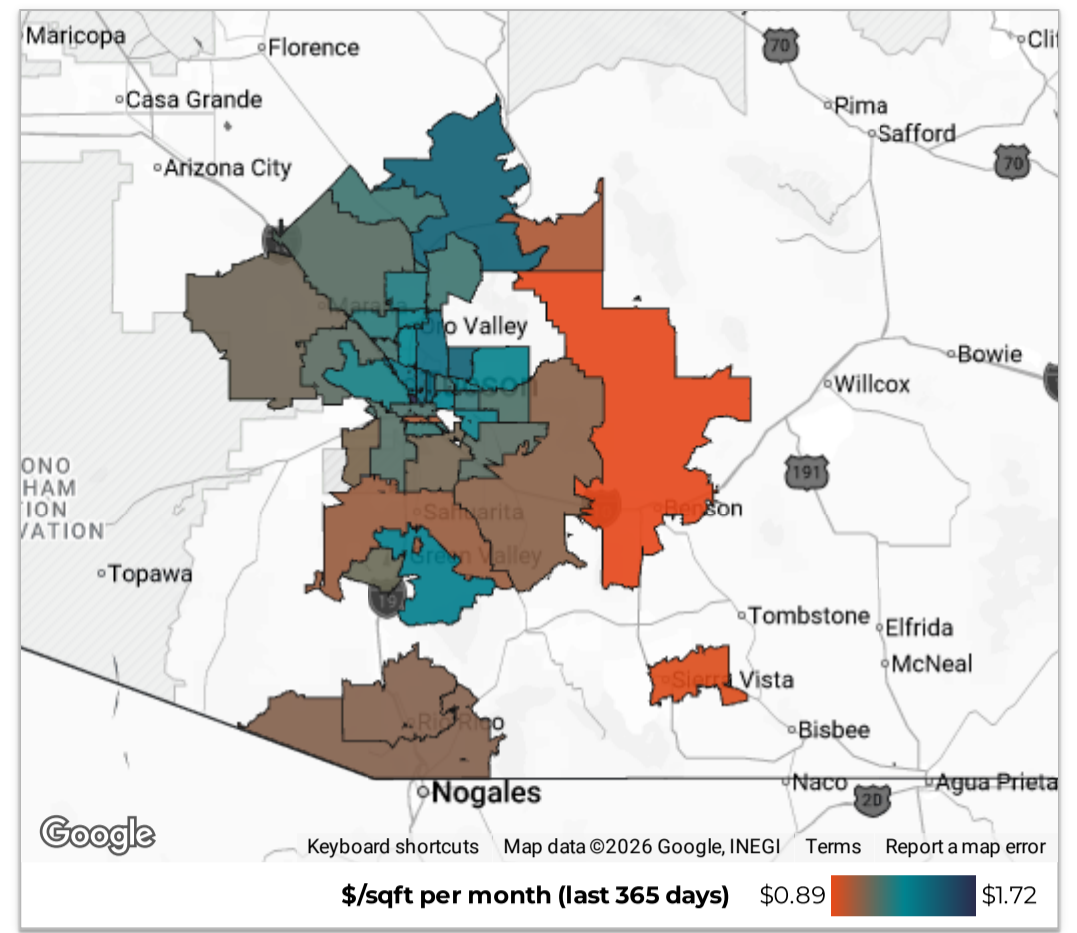
Region City Zip Code

County Type Beds

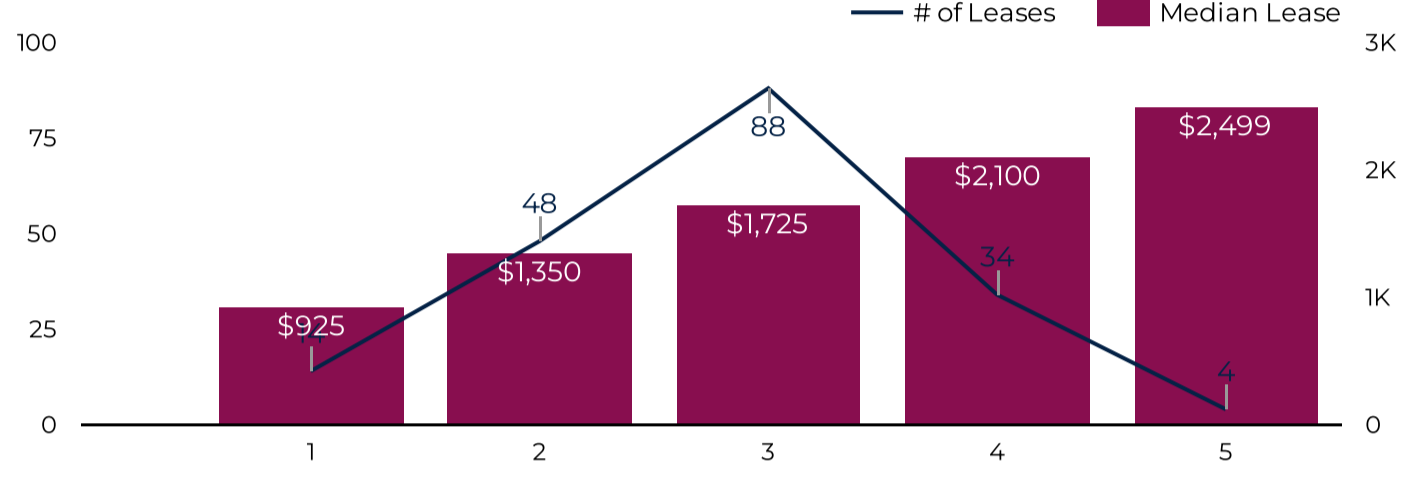
Price Range Between and

March

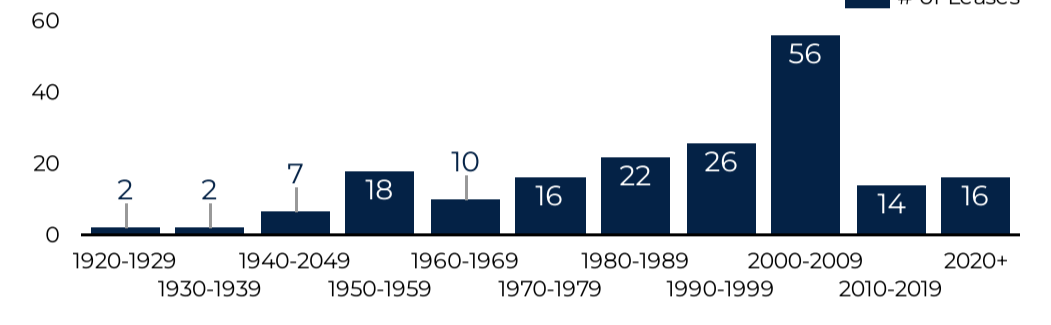
of Leases: **193** (↑ 9.7% from previous year)
 Total Monthly Rental Volume: **\$339.75K** (↑ 7.8% from previous year)
 Average SqFt: **1,484**
 Median Year Built: **1,996**



Median Lease Price By Bedrooms



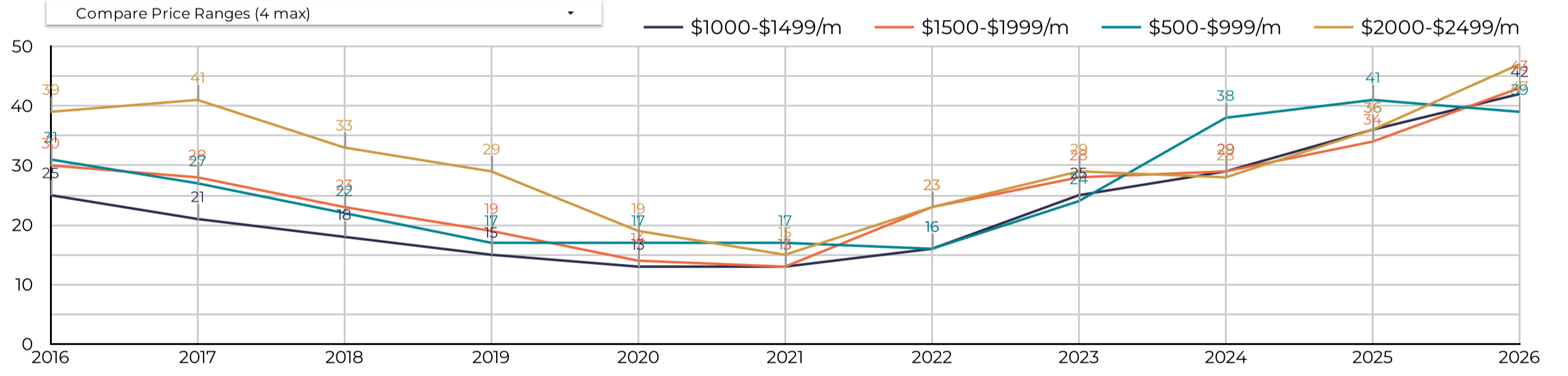
Leases By Property Age



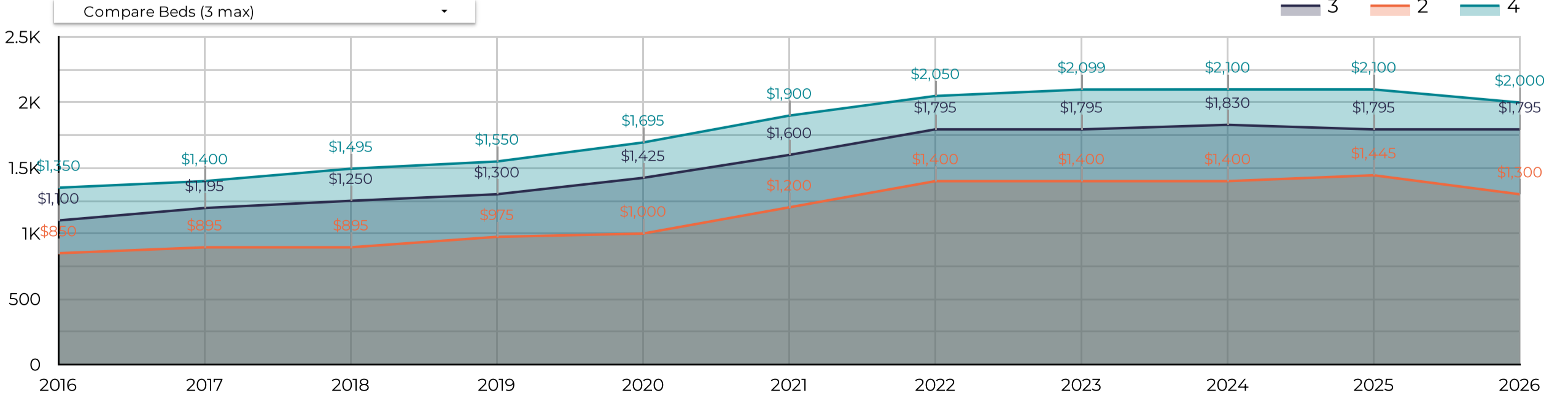
Renter Demand By Price Range

Price Range	# of Leases	0-2 Beds	3 Beds	4+ Beds	Median DOM	% Over or Under Asking
\$500-\$999/m	10	10	0	0	35	-0.56%
\$1000-\$1499/m	39	30	9	0	37	-0.18%
\$1500-\$1999/m	98	20	66	12	35	-0.09%
\$2000-\$2499/m	33	3	11	19	51	-0.08%
\$2500-\$2999/m	8	3	1	4	50	0%
\$3000/m+	5	1	1	3	50	-0.89%
Grand total	193	67	88	38	37	-0.15%

Median Days on Market



Median Rental Price/Month



COMPARISONS By Region

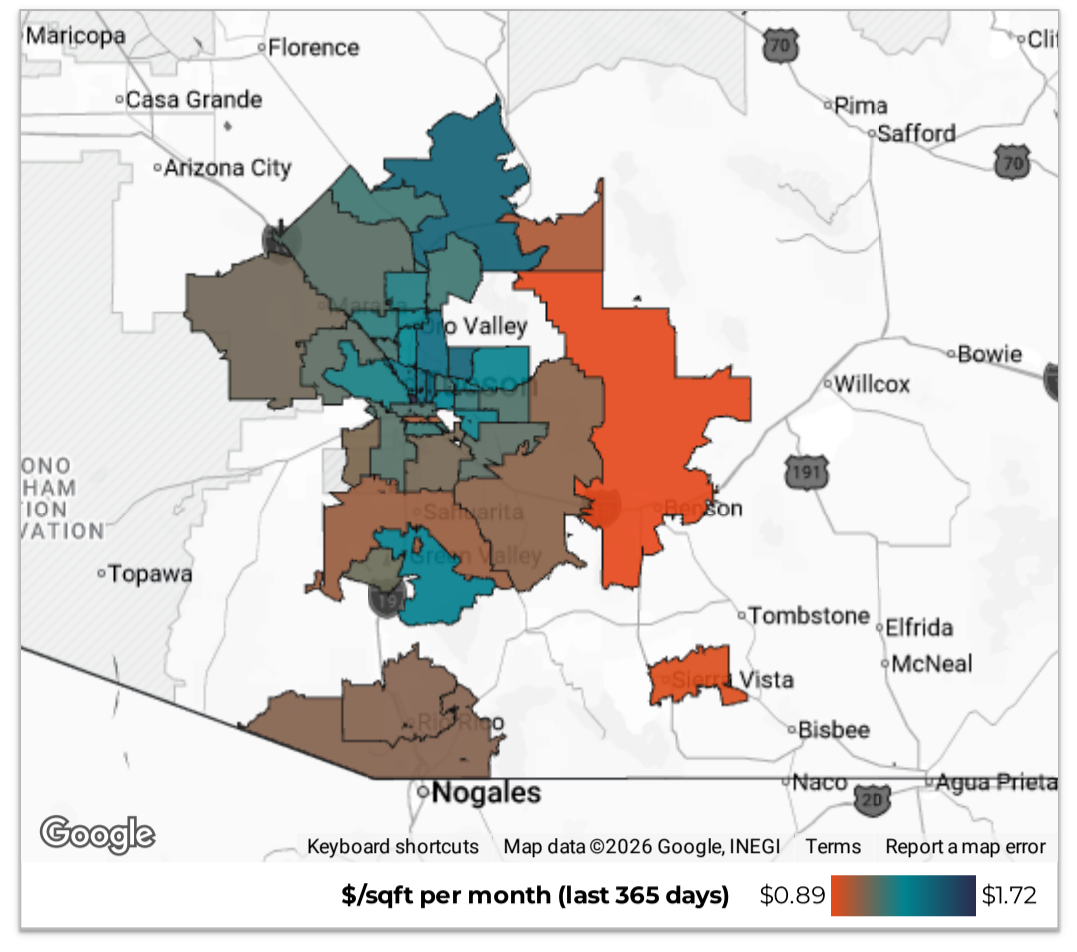
MLSSAZ® Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
 This report provides a snapshot of the market as taken on: Apr 7, 2026

Region City Zip Code

County Type Beds

Price Range Between Enter a value and Enter a value

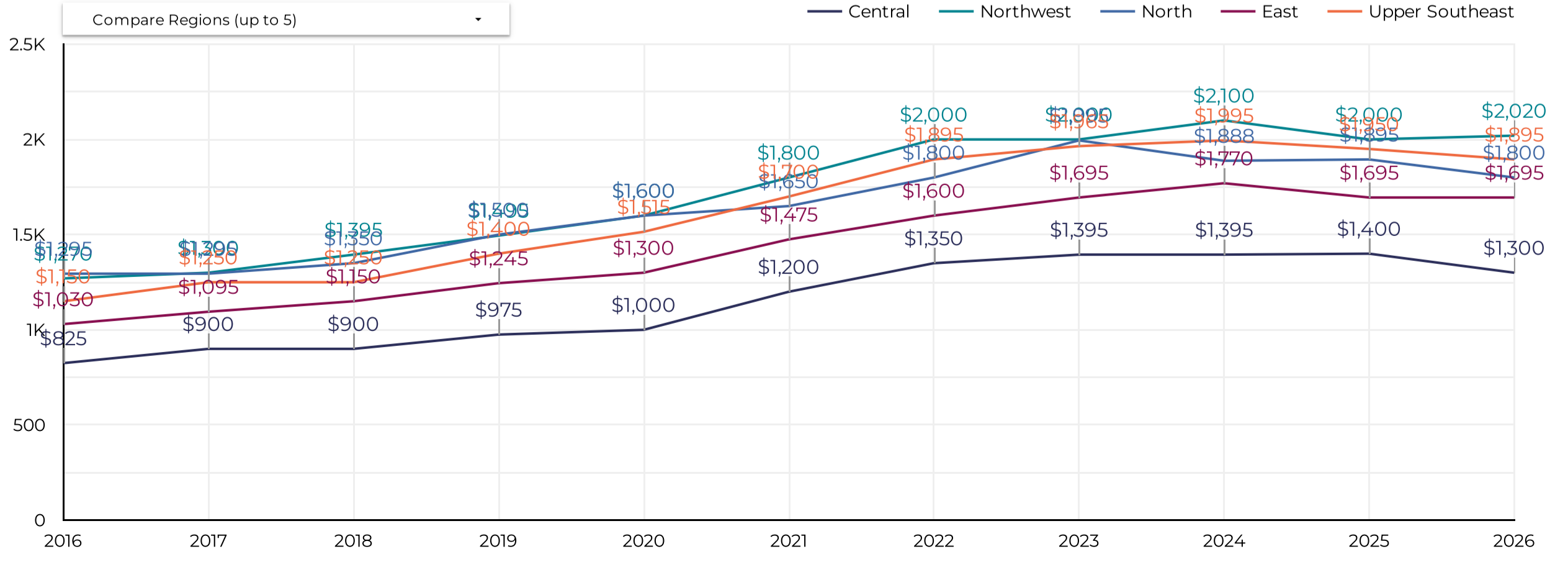


Mar 2026
 vs. last year

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	62	51.2% ↑	\$89.21K	58.0% ↑	\$1,499	\$174 ↑	\$1.27	-\$0.10 ↓	34	-20 ↓	0.6%	0.7% ↑
2. Northwest	23	-11.5% ↓	\$48.28K	-17.4% ↓	\$1,950	-\$45 ↓	\$1.24	-\$0.01 ↓	46	16 ↑	-0.3%	1.0% ↑
3. East	20	5.3% ↑	\$33.8K	4.1% ↑	\$1,600	-\$95 ↓	\$1.28	\$0.01 ↑	34	12 ↑	-0.6%	-0.2% ↓
4. Upper Southeast	20	-13.0% ↓	\$39.98K	-15.8% ↓	\$1,875	-\$67 ↓	\$1.10	\$0.02 ↑	29	-6 ↓	+0.0%	+0.0%...
5. North	15	25.0% ↑	\$27.62K	3.6% ↑	\$1,680	-\$15 ↓	\$1.54	-\$0.23 ↓	55	26 ↑	-2.1%	-2.1% ↓
6. South	13	160.0%...	\$20.58K	166.6% ↑	\$1,599	\$49 ↑	\$1.17	-\$0.13 ↓	82	39 ↑	0.1%	0.1% ↑
7. Southwest	9	0.0%	\$15.97K	1.4% ↑	\$1,795	\$50 ↑	\$1.05	-\$0.11 ↓	43	13 ↑	-1.2%	-1.2% ↓
8. West	7	-53.3%...	\$15.25K	-40.8% ↓	\$2,200	\$550 ↑	\$1.33	-\$0.03 ↓	34	13 ↑	0.0%	0.0%
9. Upper Northwest	6	100.0%...	\$15.27K	74.6% ↑	\$2,600	-\$395 ↓	\$1.34	-\$0.25 ↓	79	42 ↑	0.0%	2.4% ↑
10. Southeast	5	150.0%...	\$8.94K	152.2% ↑	\$1,799	\$300 ↑	\$1.15	\$0.08 ↑	58	21 ↑	0.0%	0.0%
11. Green Valley North	3	50.0% ↑	\$5.05K	23.0% ↑	\$1,650	-\$200 ↓	\$1.17	\$0.24 ↑	72	58 ↑	0.0%	1.1% ↑
12. SCC-Nogales East	3	200.0%...	\$5.5K	450.0% ↑	\$1,800	\$800 ↑	\$1.26	\$0.20 ↑	26	17 ↑	-0.9%	-0.9% ↓
13. Northeast	2	-60.0%...	\$4.34K	-49.8% ↓	\$1,950	\$455 ↑	\$1.33	\$0.03 ↑	14	-21 ↓	0.0%	0.0%
14. Extended West	2	-50.0%...	\$5.2K	-31.8% ↓	\$2,200	\$305 ↑	\$1.36	\$0.14 ↑	11	-10 ↓	6.4%	6.4% ↑
15. Benson/St. David	1	-	\$1.7K	-	\$1,700	-	\$0.89	-	22	-	-5.6%	-
16. Pinal	1	-80.0%...	\$1.28K	-78.6% ↓	\$1,275	\$76 ↑	\$0.76	-\$0.15 ↓	7	-9 ↓	0.0%	1.7% ↑
17. SCC-Rio Rico West	1	0.0%	\$1.8K	100.0% ↑	\$1,800	\$900 ↑	\$1.09	\$0.03 ↑	13	8 ↑	-10.0%	-10.0%...

Median Lease by Region



COMPARISONS By Zip Code

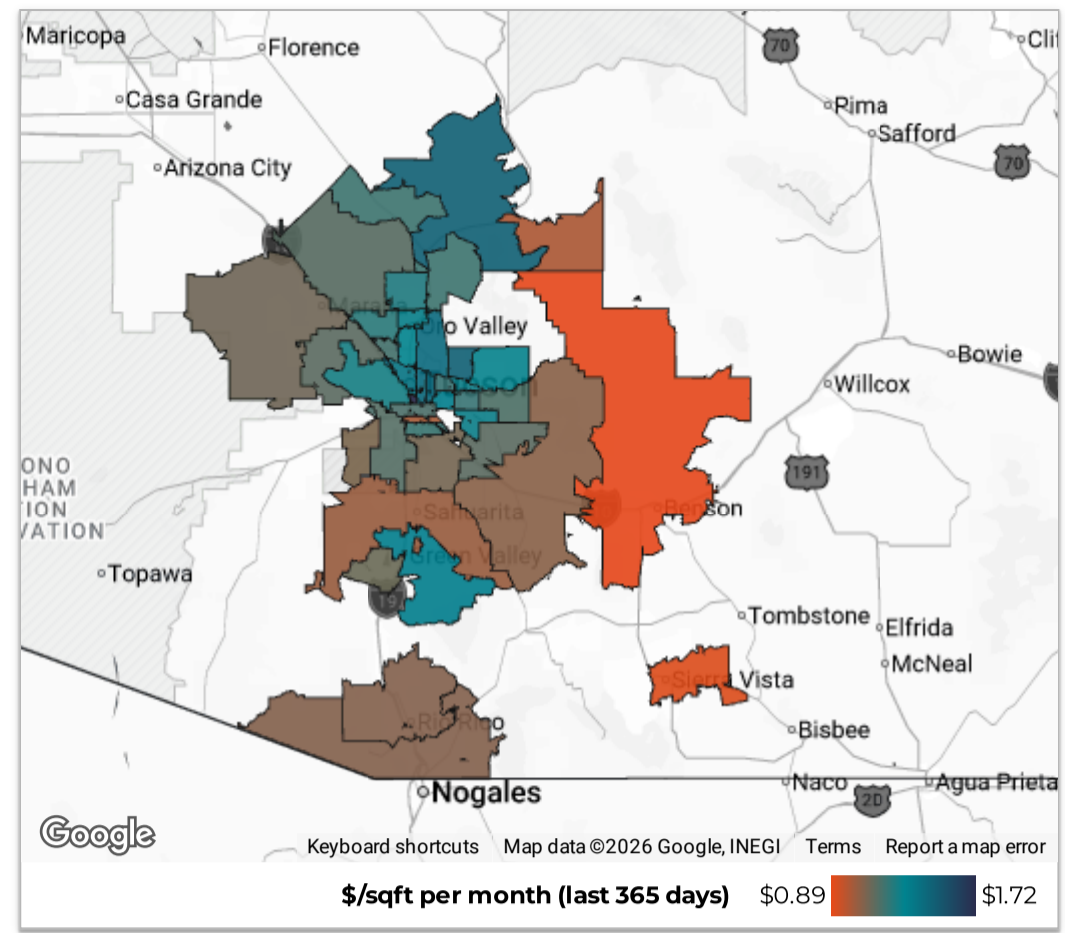
MLSSAZ® Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Apr 7, 2026

Region City Zip Code

County Type Beds

Price Range Between Enter a value and Enter a value



Mar 2026
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. 85712	16	100.0%	\$24,354	148.8%	\$1,350	\$191	\$1.19	-\$0.16	28	1	0.4%	0.1%
2. 85711	13	85.7%	\$18,838	55.2%	\$1,500	-\$100	\$1.33	\$0.15	18	-42	-0.6%	-0.6%
3. 85705	12	33.3%	\$14,655	28.5%	\$1,200	-\$125	\$1.22	-\$0.07	49	-5	3.9%	3.9%
4. 85747	11	-8.3%	\$21,000	-9.1%	\$1,850	\$0	\$1.14	\$0.01	26	9	-0.4%	-0.4%
5. 85716	11	83.3%	\$15,445	98.6%	\$1,495	\$245	\$1.30	-\$0.09	28	-28	-1.8%	-0.6%
6. 85756	10	150.0%	\$18,112	137.5%	\$1,725	-\$175	\$1.07	-\$0.07	58	45	0.7%	0.7%
7. 85730	9	125.0%	\$14,140	119.4%	\$1,550	-\$49	\$1.37	-\$0.01	37	15	-0.7%	0.9%
8. 85710	9	0.0%	\$15,220	7.1%	\$1,695	\$95	\$1.20	-\$0.05	34	1	0.0%	0.0%
9. 85718	8	100.0%	\$17,593	64.6%	\$1,900	-\$695	\$1.64	-\$0.08	55	26	-3.0%	-3.0%
10. 85641	8	-20.0%	\$16,796	-23.2%	\$1,995	-\$154	\$1.03	\$0.00	18	-46	0.0%	0.0%
11. 85719	8	14.3%	\$12,420	49.7%	\$1,600	\$500	\$1.34	-\$0.35	25	-37	1.2%	1.2%
12. 85757	7	75.0%	\$12,474	66.9%	\$1,795	-\$37	\$1.02	-\$0.22	43	-21	-1.5%	-1.5%
13. 85741	7	133.3%	\$12,435	149.2%	\$1,850	\$305	\$1.11	-\$0.26	65	35	0.4%	-0.7%
14. 85737	7	0.0%	\$13,970	1.6%	\$2,150	\$155	\$1.29	-\$0.04	55	31	-0.9%	-0.9%
15. 85750	4	-33.3%	\$5,399	-58.5%	\$1,150	-\$500	\$1.57	-\$0.35	33	7	-1.0%	-1.0%
16. 85745	4	-42.9%	\$8,340	-24.5%	\$1,545	\$50	\$1.53	\$0.12	3	-31	0.0%	0.0%
17. 85739	4	33.3%	\$9,995	14.3%	\$2,195	-\$800	\$1.31	-\$0.28	79	42	0.0%	2.4%
18. 85713	4	-55.6%	\$5,045	-62.2%	\$1,200	-\$275	\$1.20	-\$0.14	93	64	0.0%	0.0%
19. 85658	4	-55.6%	\$8,550	-65.3%	\$2,000	-\$195	\$1.31	\$0.10	10	-61	3.2%	6.8%
20. 85704	4	100.0%	\$7,330	146.4%	\$1,680	\$580	\$1.21	-\$0.19	49	41	-0.7%	-0.7%
21. 85743	4	-33.3%	\$8,556	-26.2%	\$2,200	\$500	\$1.12	-\$0.19	34	21	0.0%	0.0%
22. 85629	3	50.0%	\$5,045	23.0%	\$1,650	-\$200	\$1.17	\$0.24	72	58	0.0%	1.1%
23. 85748	3	-40.0%	\$6,825	-29.3%	\$2,325	\$475	\$1.33	\$0.10	50	31	0.0%	0.0%

1 - 36 / 36

Median Lease By Zip Code

