



Douglas, Arizona.

Current market data.

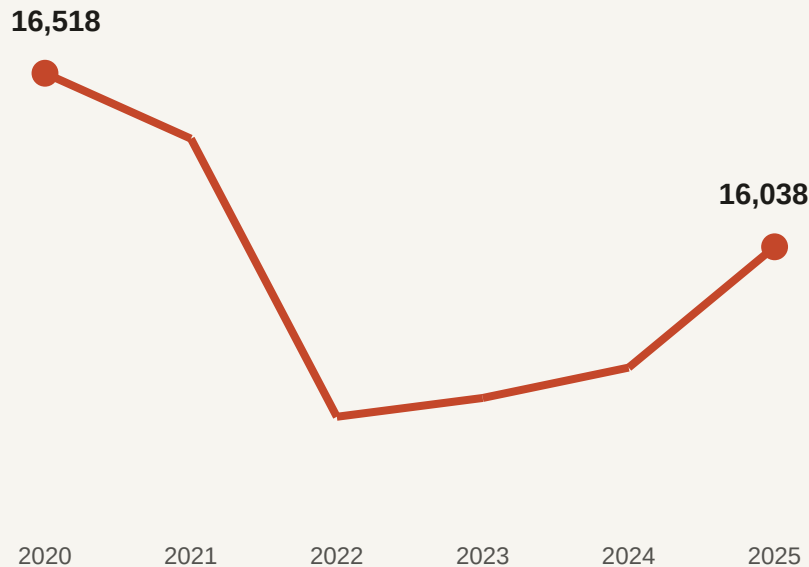
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Down 2.9% since 2020.

16,038

people, the 37th-largest of Arizona's cities and towns.

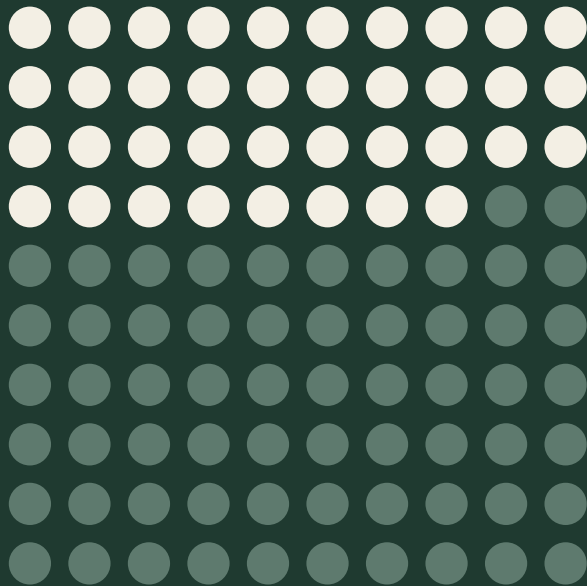


THE WORKDAY

4 in 10 jobs here go to
people who live somewhere
else.

38.3%

of 2,587 jobs located in Douglas are filled by in-commuters.



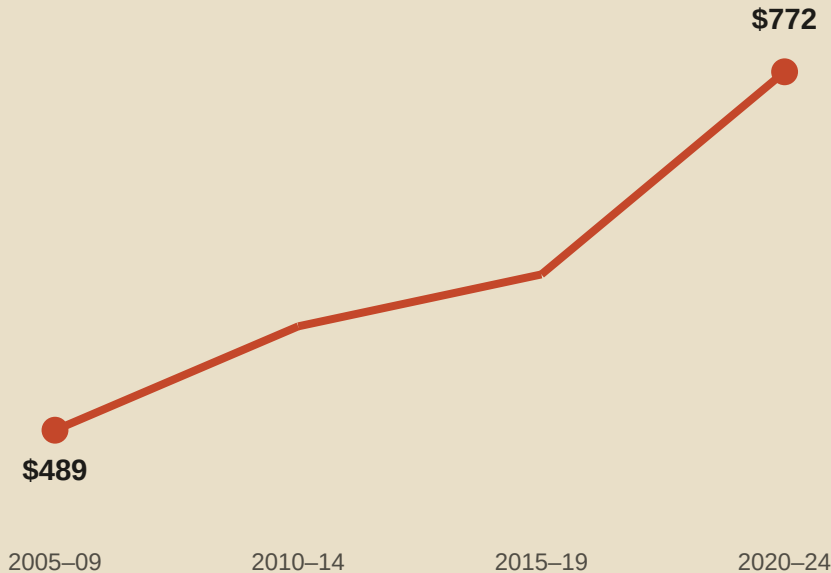
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 58%
since the 2005–2009
survey, before inflation.

\$772

a month. Arizona's median is \$1,543.





THE SEAM

Cross one tract line and median rent doubles.

A \$943 gap between neighbors, the sharpest rent edge between adjacent tracts in Cochise County.

TRACT 4

\$668

TRACT 13.01

\$1,611



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$757–\$1,135



\$772 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

190

homes permitted in ten years,
2016–2025

54%

of those were in multifamily
buildings

87%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.5% to the 5,468 homes here.

25–28

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 60% less than Arizona's.

\$157,700

median home value in Douglas.

Douglas



\$157,700

Arizona



\$394,500

U.S.



\$332,700

THAT WAS DOUGLAS'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at [**almanacdata.ai/e/az/douglas/**](https://almanacdata.ai/e/az/douglas/)

The Almanac · your hyper-diligent research partner