



Mammoth, Arizona.

Current market data.

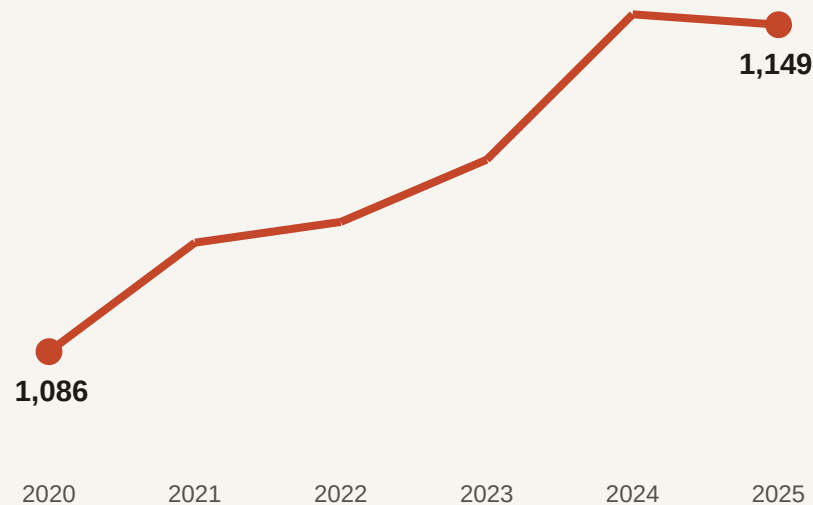
10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 5.8% since 2020.

1,149

people, the 85th-largest of Arizona's cities and towns.

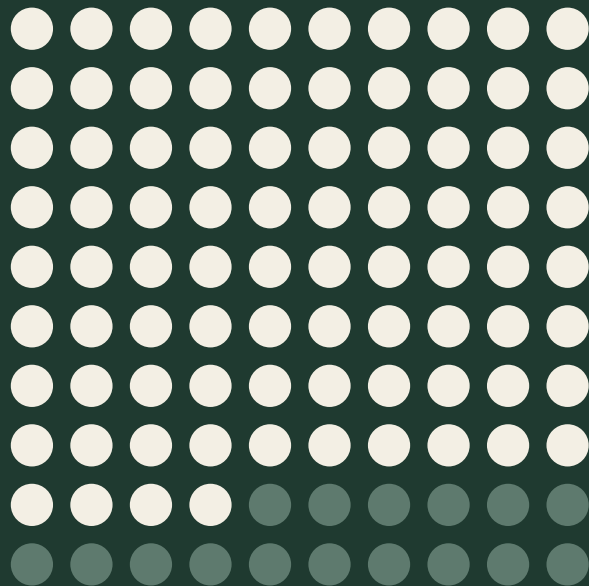


THE WORKDAY

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

84.1%

of 113 jobs located in Mammoth are filled by in-commuters.



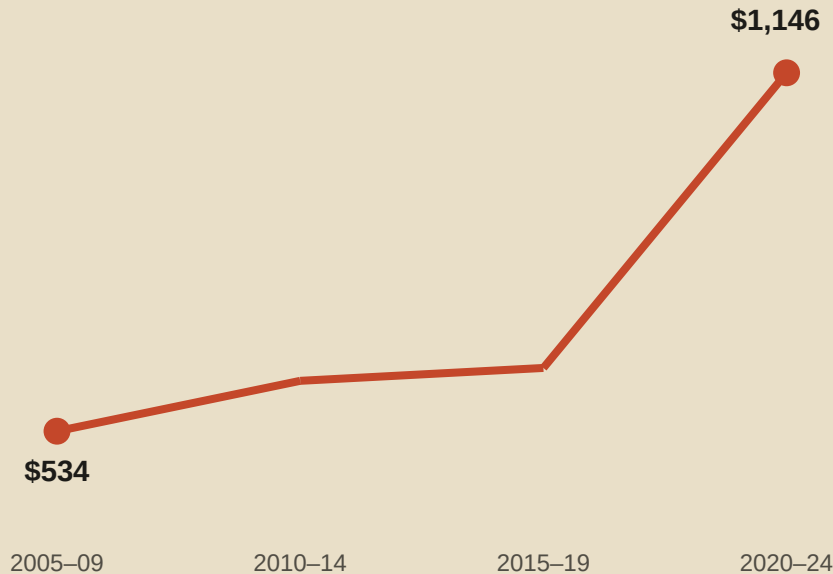
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 115%
since the 2005–2009
survey, before inflation.

\$1,146

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





THE SEAM

Cross one tract line and median rent doubles.

A \$1,661 gap between neighbors, the sharpest rent edge between adjacent tracts in Pinal County.

TRACT 9413

\$506

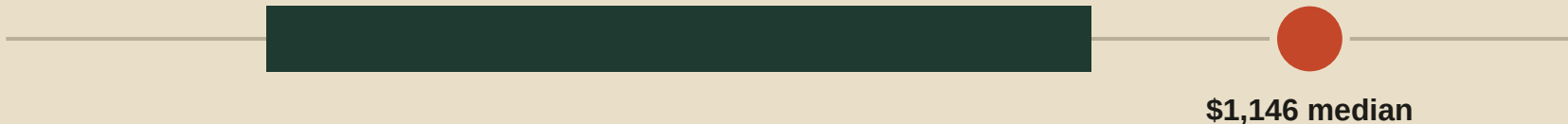
TRACT 17.14

\$2,167

ROOM TO BUILD

The median rent is above what local wages can carry.

\$702–\$1,053



is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

0

homes permitted, 2022–2025

97%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0–0.2% to the 558 homes here.

0–1

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



HOME VALUE

A median home costs 75% less than Arizona's.

\$98,400

median home value in Mammoth.

Mammoth



\$98,400

Arizona



\$394,500

U.S.



\$332,700

THAT WAS MAMMOTH'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/mammoth/**](https://almanacdata.ai/e/az/mammoth/)

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