



Maricopa, Arizona.

Current market data.

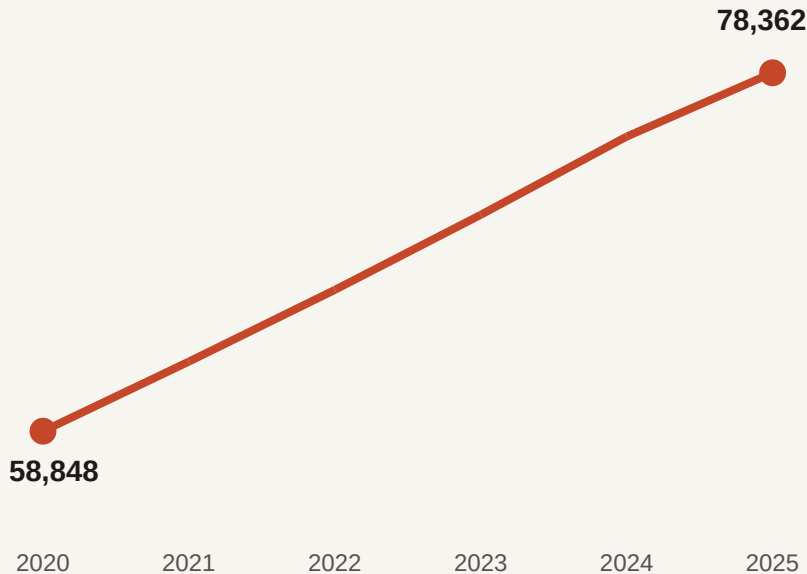
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 33.2% since 2020.

78,362

people, the 16th-largest of Arizona's cities and towns.

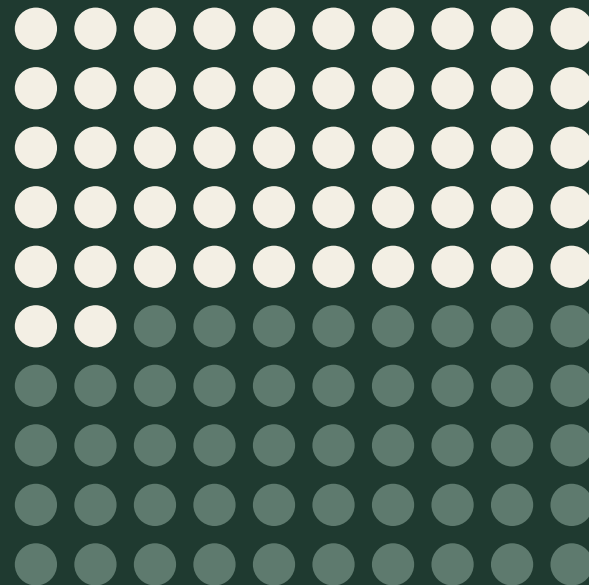


THE WORKDAY

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

52.3%

of 5,764 jobs located in Maricopa are filled by in-commuters.



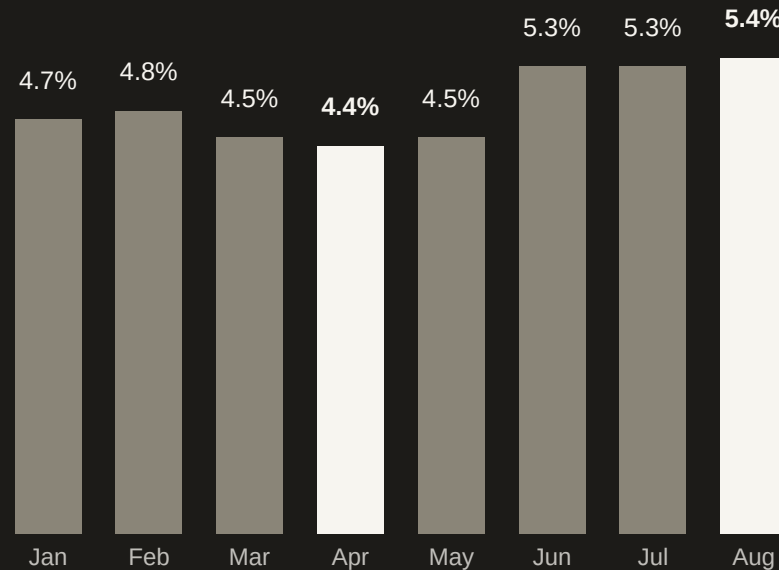
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
4.4%.

5.4%

in August 2026, the latest month released. A year earlier it was 4.8%.

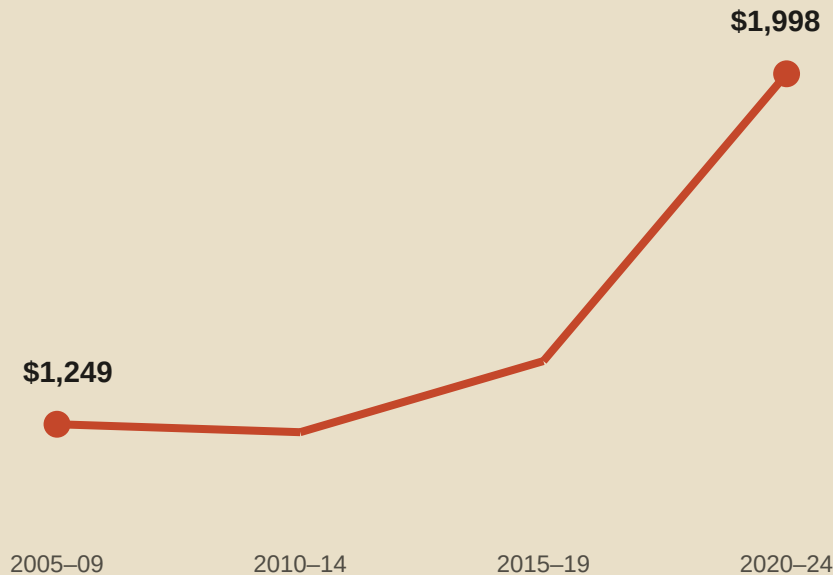


RENT

Median rent is up 60%
since the 2005–2009
survey, before inflation.

\$1,998

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

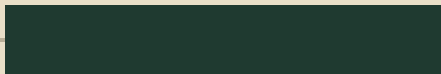
TRACT 17.14

\$2,167

ROOM TO BUILD

The median rent is above what local wages can carry.

\$884–\$1,326



\$1,998 median

is the monthly rent range local workforce wages support.

BUILDING

7% of the housing here was built before 2000.

13,241

homes permitted in ten years,
2016–2025

15%

of those were in multifamily
buildings

7%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–0.3% to the 23,233 homes here.

53–62

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



HOME VALUE

A median home costs 4% less than Arizona's.

\$377,200

median home value in Maricopa.

Maricopa



Arizona



U.S.



THAT WAS MARICOPA'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/maricopa/**](https://almanacdata.ai/e/az/maricopa/)

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