ZIP 84404, Plain City, Utah.

Current market data.

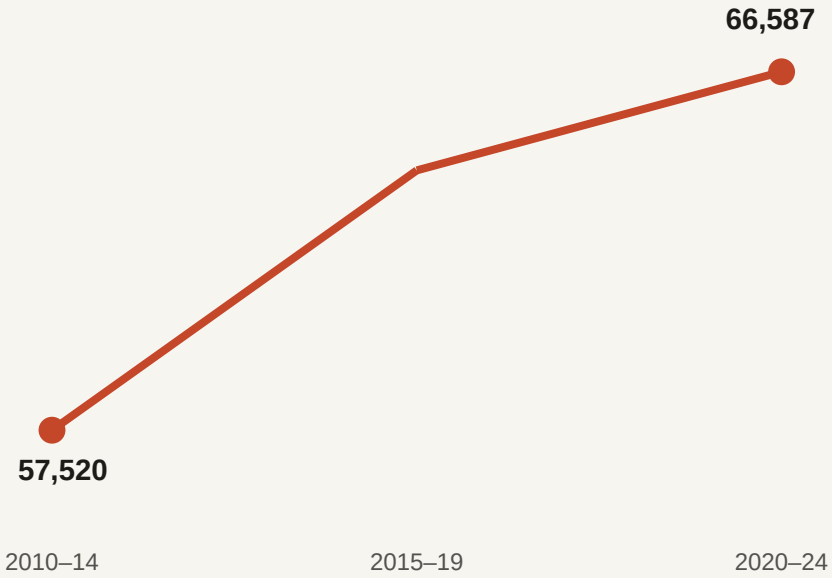
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

66,587 people call ZIP 84404 home.

66,587

people.



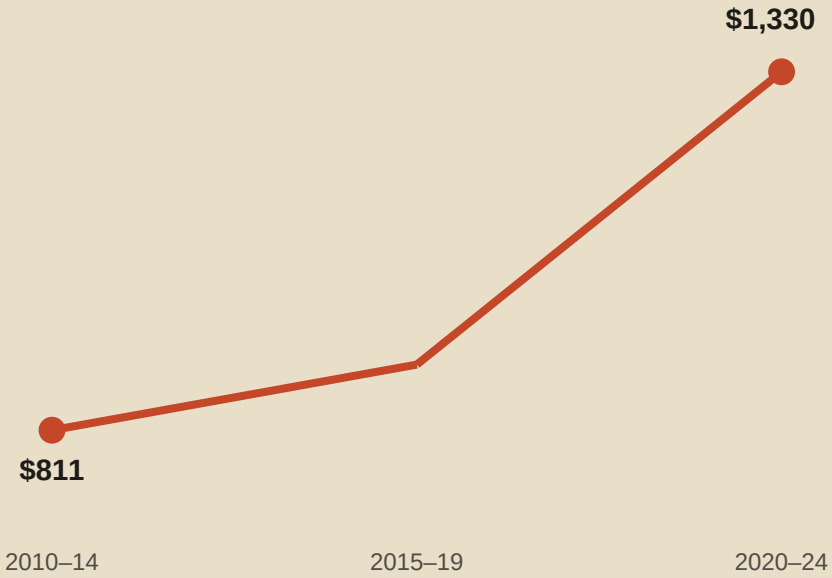
Source: Census ACS 5-year, 2020-2024

RENT

Median rent is up 64% since the 2010–2014 survey, before inflation.

$1,330

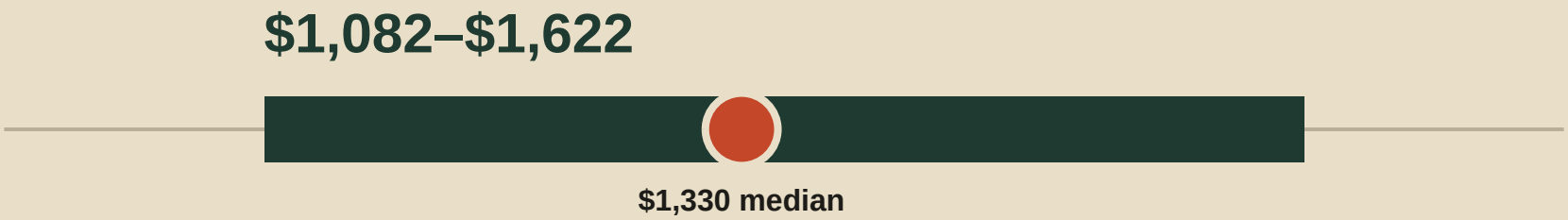
a month. Utah's median is $1,496.



Source: Census ACS 5-year, 2020-2024

ROOM TO BUILD

The median rent sits inside what local wages can carry.



is the monthly rent range local workforce wages support.

Source: Computed by the Almanac, 2023; Census ACS 5-year, 2020-2024

BUILDING

68% of the housing here was built before 2000.

68%

of all homes were built before 2000

Source: Census ACS 5-year, 2020-2024

UNITS NEEDED

Closing the gap would add 0.3–1.3% to the 24,322 homes here.

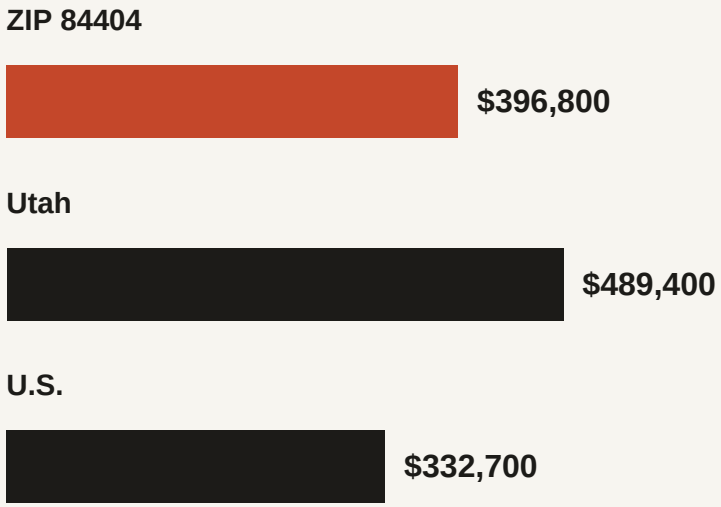
69–311

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

Source: Computed by the Almanac, 2023

HOME VALUE

A median home costs 19% less than Utah's.



$396,800

median home value in ZIP 84404.

Source: Census ACS 5-year, 2020-2024

THAT WAS ZIP 84404'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/zip/84404/**