



ZIP 85203, Mesa, Arizona.

Current market data.

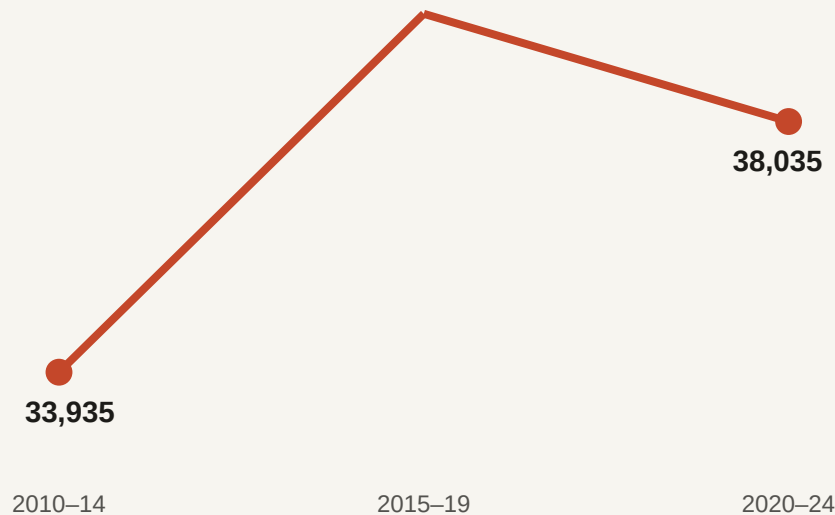
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

38,035 people call ZIP
85203 home.

38,035

people.

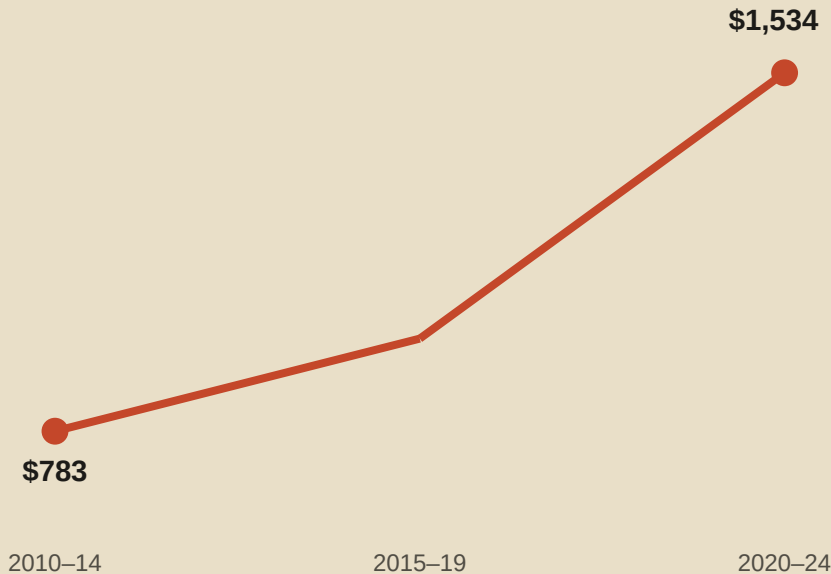


RENT

**Median rent is up 96%
since the 2010–2014
survey, before inflation.**

\$1,534

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

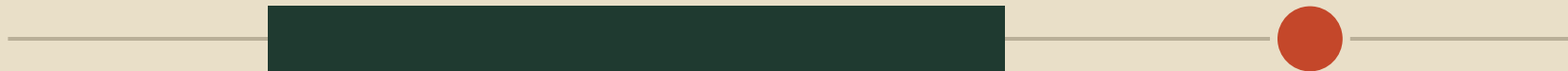




ROOM TO BUILD

The median rent is above what local wages can carry.

\$899–\$1,348



\$1,534 median

is the monthly rent range local workforce wages support.



BUILDING

Most of the housing here is older than 2000.

91%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.5–0.6% to the 14,112 homes here.

67–82

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



HOME VALUE

A median home costs **11%**
more than Arizona's.

\$439,100

median home value in ZIP 85203.

ZIP 85203



\$439,100

Arizona



\$394,500

U.S.



\$332,700

THAT WAS ZIP 85203'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/85203/

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