



ZIP 85212, Mesa, Arizona.

Current market data.

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

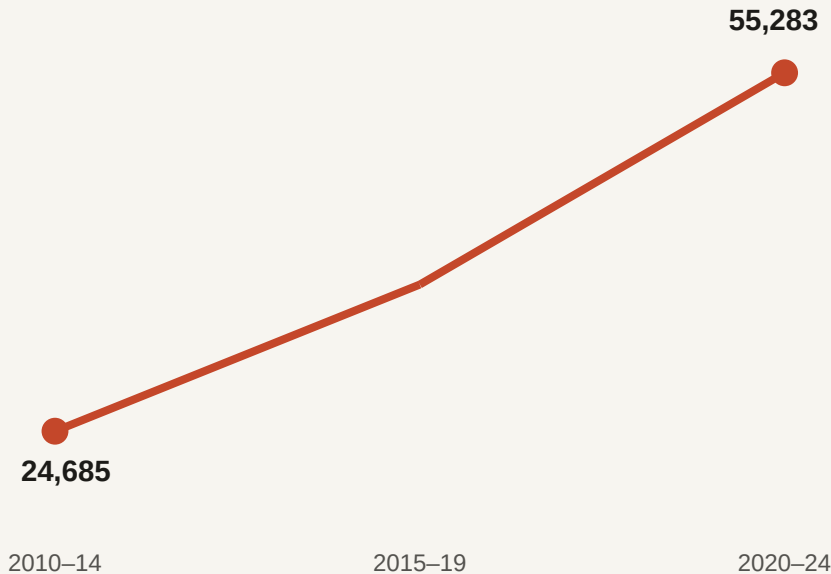


POPULATION

55,283 people call ZIP
85212 home.

55,283

people.

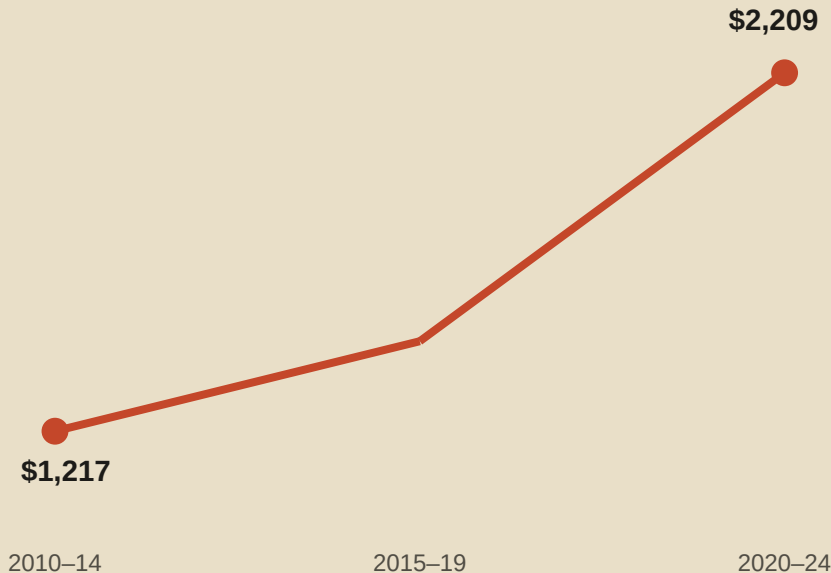


RENT

**Median rent is up 82%
since the 2010–2014
survey, before inflation.**

\$2,209

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

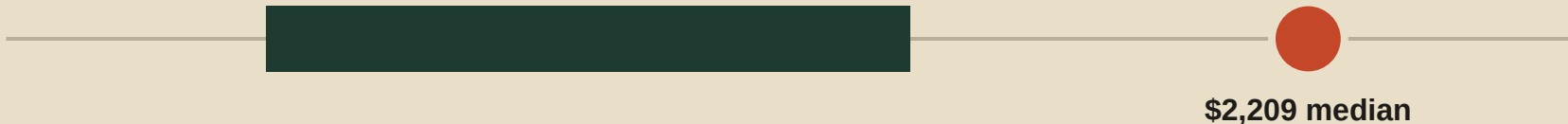




ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,221–\$1,832



is the monthly rent range local workforce wages support.



BUILDING

14% of the housing here was built before 2000.

14%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–0.6% to the 18,043 homes here.

37–111

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



HOME VALUE

A median home costs 48% more than Arizona's.

\$584,000

median home value in ZIP 85212.

ZIP 85212



\$584,000

Arizona



\$394,500

U.S.



\$332,700

THAT WAS ZIP 85212'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/85212/

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