



ZIP 85296, Gilbert, Arizona.

Current market data.

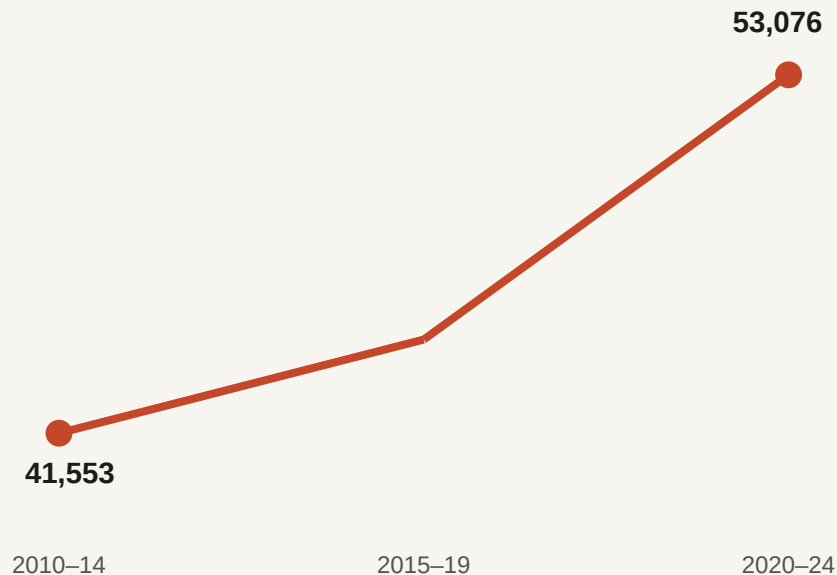
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

53,076 people call ZIP
85296 home.

53,076

people.



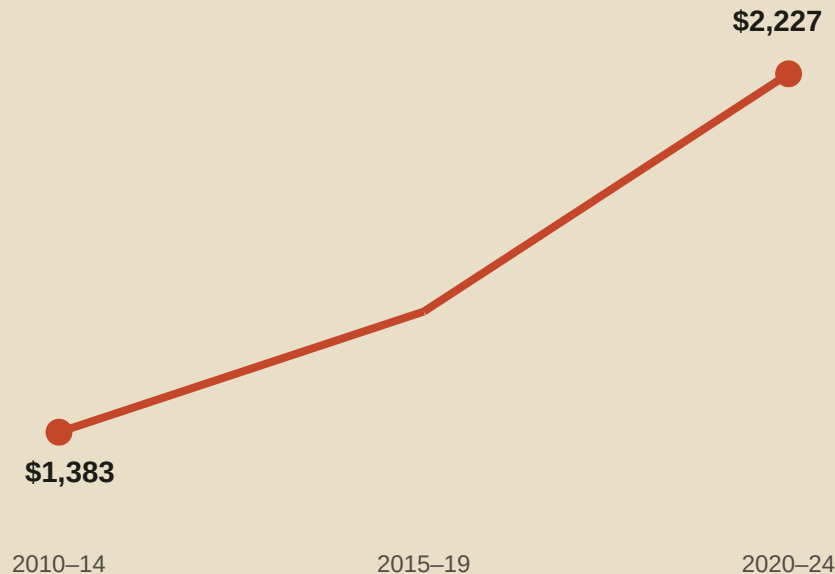


RENT

Median rent is up 61%
since the 2010–2014
survey, before inflation.

\$2,227

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

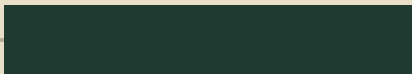




ROOM TO BUILD

The median rent is above what local wages can carry.

\$948–\$1,422



\$2,227 median

is the monthly rent range local workforce wages support.



BUILDING

46% of the housing here was built before 2000.

46%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.4–0.8% to the 18,839 homes here.

68–147

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



HOME VALUE

A median home costs 42%
more than Arizona's.

\$561,400

median home value in ZIP 85296.

ZIP 85296



\$561,400

Arizona



\$394,500

U.S.



\$332,700

THAT WAS ZIP 85296'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/85296/

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