



ZIP 86406, Lake Havasu City, Arizona.

Current market data.

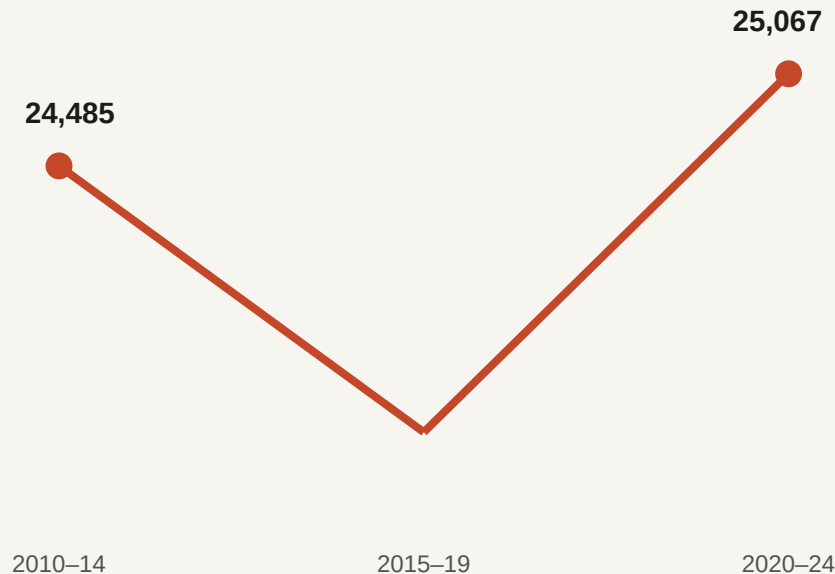
8 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

25,067 people call ZIP
86406 home.

25,067

people.



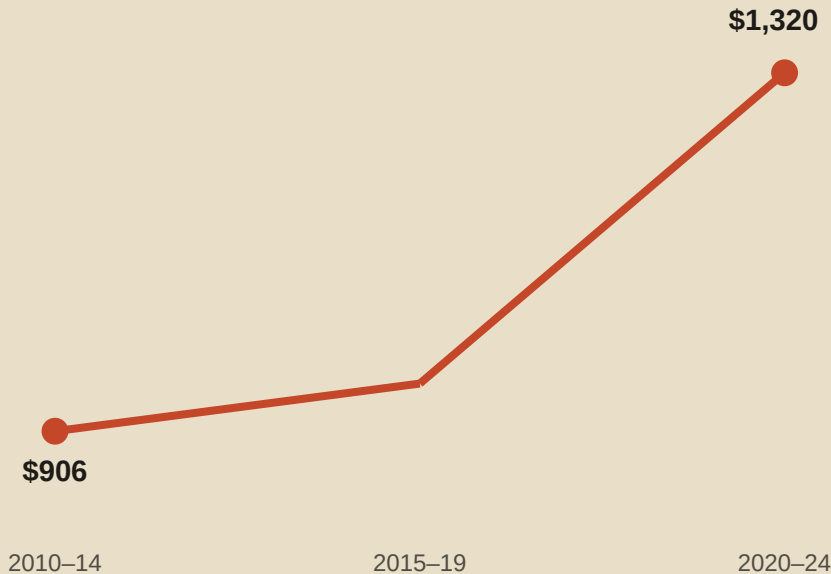


RENT

**Median rent is up 46%
since the 2010–2014
survey, before inflation.**

\$1,320

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

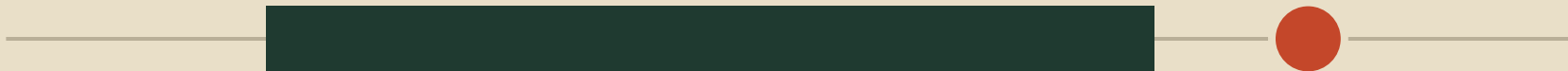




ROOM TO BUILD

The median rent is above what local wages can carry.

\$832–\$1,248



\$1,320 median

is the monthly rent range local workforce wages support.



BUILDING

63% of the housing here was built before 2000.

63%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.1–0.2% to the 15,024 homes here.

22–28

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



HOME VALUE

A median home costs 21% more than Arizona's.

\$476,600

median home value in ZIP 86406.

ZIP 86406



\$476,600

Arizona



\$394,500

U.S.



\$332,700

THAT WAS ZIP 86406'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/86406/

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