

# Monthly Rental Indicators



## November 2021

Rented Units decreased 7.7 percent over last year to 180 units. Active Listings decreased 25.8 percent over last year to 380 units.

### Rental Costs by Property Type

- Single Family Residence was up 20.7 percent over last year to \$1,849 per month.
- Townhouse was up 6.9 percent over last year to \$1,255 per month.
- Condominium increased 18.2 percent over last year to \$1,262 per month.
- Casita/Guesthouse was down 18.7 percent over last year to \$782 per month.
- Manufactured Single Family Residence was up 33.3 percent over last year to \$1,400 per month.
- Mobile Home average rental cost was \$873 per month for this period.

## Monthly Snapshot

**- 7.7%**      **- 25.8%**      **+ 17.6%**

One-Year Change in Rented Units All Properties	One-Year Change in Active Listings All Properties	One-Year Change in Average Rental Cost All Properties
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Rental activity comprised of Single Family, Townhouse, Condo, Casita, Mobile and Manufactured Single Family properties in the MLS of Southern Arizona service area. Percent changes are calculated using rounded figures.

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# Active and Rented Unfurnished Listings

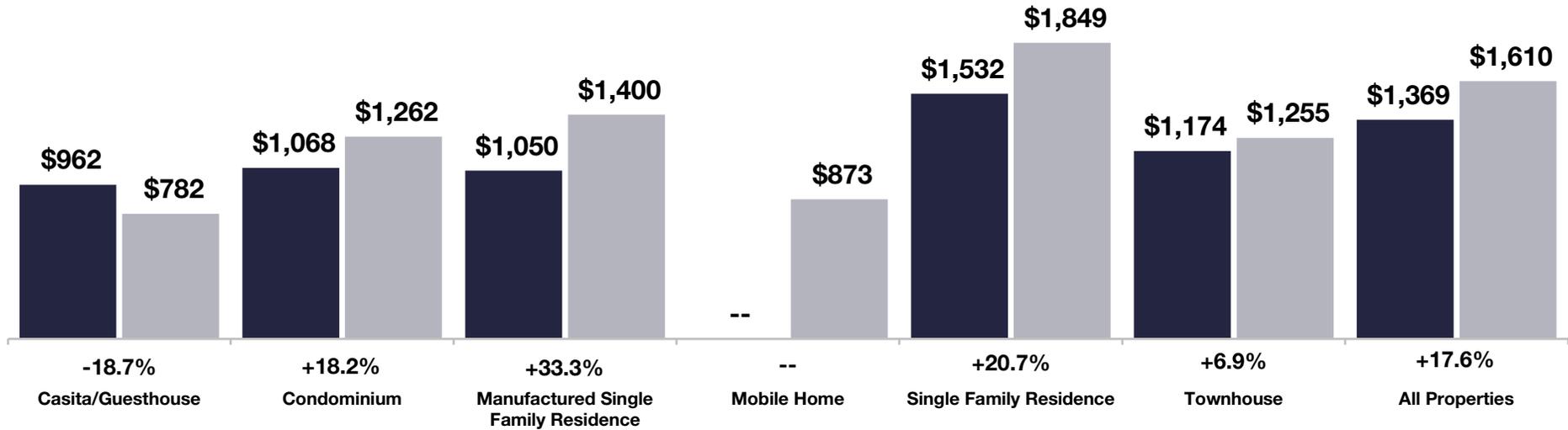
Areas	Active Listings			Rented Units		
	11-2020	11-2021	Percent Change	11-2020	11-2021	Percent Change
<b>MLS of Southern Arizona Area</b>	<b>512</b>	<b>380</b>	- 25.8%	<b>195</b>	<b>180</b>	- 7.7%
<b>Pima County</b>	<b>479</b>	<b>345</b>	- 28.0%	<b>182</b>	<b>174</b>	- 4.4%
<b>Tucson</b>	<b>484</b>	<b>368</b>	- 24.0%	<b>182</b>	<b>174</b>	- 4.4%
<b>Tucson - Central</b>	<b>131</b>	<b>60</b>	- 54.2%	<b>61</b>	<b>56</b>	- 8.2%
<b>Tucson - East</b>	<b>16</b>	<b>13</b>	- 18.8%	<b>17</b>	<b>18</b>	+ 5.9%
<b>Tucson - North</b>	<b>157</b>	<b>127</b>	- 19.1%	<b>29</b>	<b>19</b>	- 34.5%
<b>Tucson - Northeast</b>	<b>10</b>	<b>10</b>	0.0%	<b>10</b>	<b>4</b>	- 60.0%
<b>Tucson - Northwest</b>	<b>82</b>	<b>67</b>	- 18.3%	<b>21</b>	<b>27</b>	+ 28.6%
<b>Tucson - South</b>	<b>9</b>	<b>9</b>	0.0%	<b>5</b>	<b>10</b>	+ 100.0%
<b>Tucson - Upper Southeast</b>	<b>12</b>	<b>11</b>	- 8.3%	<b>13</b>	<b>11</b>	- 15.4%
<b>Tucson - West</b>	<b>31</b>	<b>20</b>	- 35.5%	<b>8</b>	<b>10</b>	+ 25.0%
<b>85705</b>	<b>33</b>	<b>7</b>	- 78.8%	<b>14</b>	<b>10</b>	- 28.6%
<b>85710</b>	<b>12</b>	<b>7</b>	- 41.7%	<b>10</b>	<b>8</b>	- 20.0%
<b>85712</b>	<b>22</b>	<b>15</b>	- 31.8%	<b>18</b>	<b>12</b>	- 33.3%
<b>85716</b>	<b>22</b>	<b>11</b>	- 50.0%	<b>6</b>	<b>13</b>	+ 116.7%
<b>85718</b>	<b>72</b>	<b>57</b>	- 20.8%	<b>9</b>	<b>9</b>	0.0%
<b>85719</b>	<b>38</b>	<b>23</b>	- 39.5%	<b>24</b>	<b>15</b>	- 37.5%
<b>85742</b>	<b>12</b>	<b>11</b>	- 8.3%	<b>7</b>	<b>6</b>	- 14.3%
<b>85745</b>	<b>19</b>	<b>15</b>	- 21.1%	<b>4</b>	<b>5</b>	+ 25.0%
<b>85747</b>	<b>6</b>	<b>5</b>	- 16.7%	<b>7</b>	<b>7</b>	0.0%

# Average Rental Cost by Property Type

Average Rental Cost by Property type for the current month, and same month one year ago.

## November

■ 2020 ■ 2021

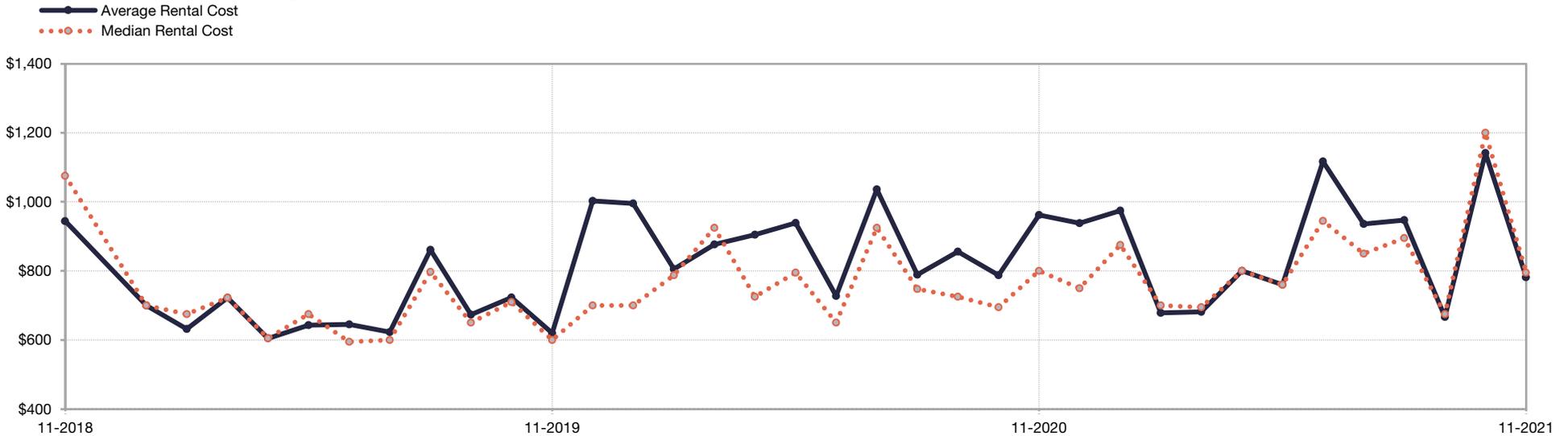


	Casita/ Guesthouse	Condominium	Manufactured Single Family Residence	Mobile Home	Single Family Residence	Townhouse	All Properties
December 2020	\$938	\$1,204	\$850	--	\$1,628	\$1,140	\$1,465
January 2021	\$975	\$1,092	\$725	--	\$1,597	\$1,347	\$1,431
February 2021	\$679	\$943	\$988	--	\$1,689	\$1,243	\$1,478
March 2021	\$682	\$1,031	\$1,149	\$475	\$1,556	\$1,118	\$1,409
April 2021	\$800	\$1,106	\$1,142	\$525	\$1,647	\$1,306	\$1,490
May 2021	\$760	\$1,053	\$1,070	\$775	\$1,816	\$1,276	\$1,562
June 2021	\$1,116	\$1,135	\$1,169	\$900	\$1,757	\$1,193	\$1,544
July 2021	\$936	\$1,223	\$1,416	\$450	\$1,952	\$1,163	\$1,706
August 2021	\$947	\$1,219	\$1,250	\$595	\$1,822	\$1,298	\$1,610
September 2021	\$667	\$1,353	--	\$1,025	\$1,817	\$1,544	\$1,680
October 2021	\$1,141	\$1,144	\$850	\$888	\$1,904	\$1,176	\$1,613
<b>November 2021</b>	<b>\$782</b>	<b>\$1,262</b>	<b>\$1,400</b>	<b>\$873</b>	<b>\$1,849</b>	<b>\$1,255</b>	<b>\$1,610</b>
12-Month Average	\$930	\$1,154	\$1,138	\$774	\$1,751	\$1,243	\$1,549

# Casita/Guesthouse Historical Rental Prices

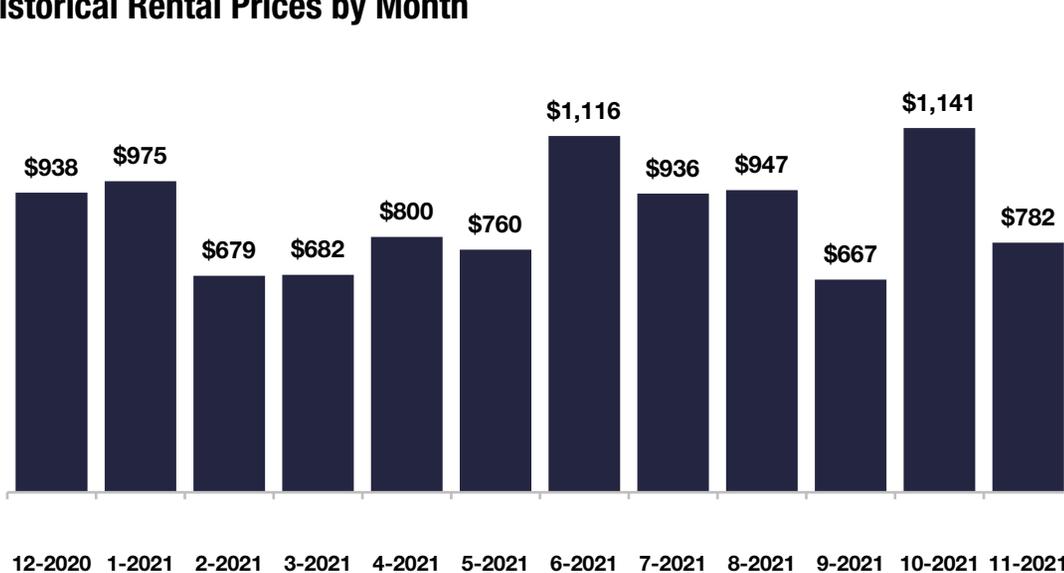
Average Rental Cost per Month

## Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

## Historical Rental Prices by Month



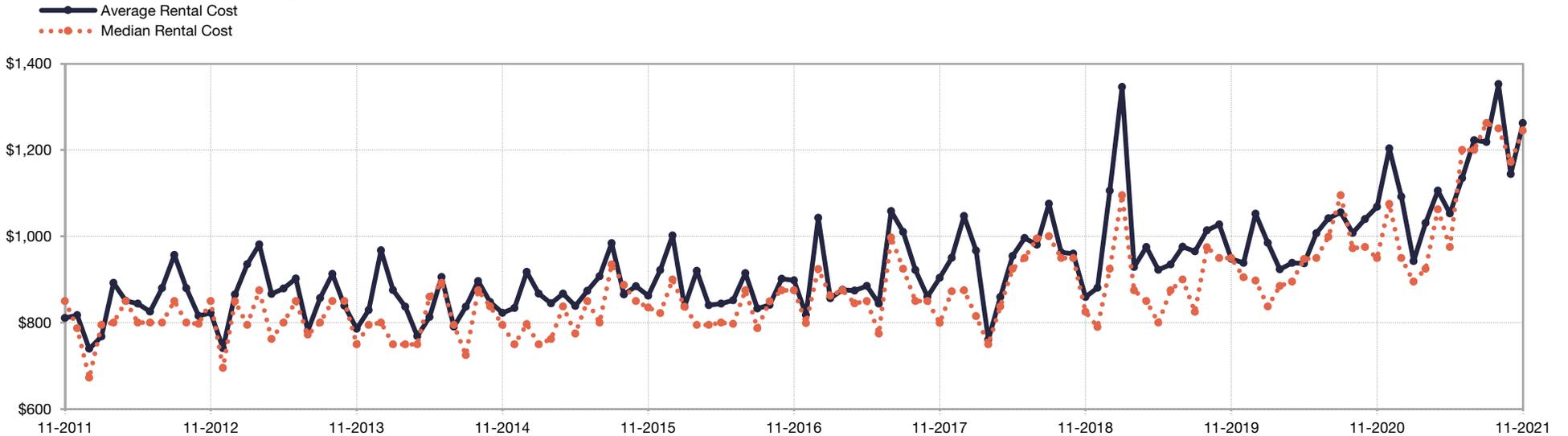
	2018	2019	2020	2021
January	\$692	\$700	\$995	\$975
February	--	\$632	\$805	\$679
March	\$644	\$723	\$876	\$682
April	\$699	\$605	\$905	\$800
May	\$992	\$643	\$939	\$760
June	\$600	\$645	\$728	\$1,116
July	\$688	\$623	\$1,036	\$936
August	\$860	\$861	\$789	\$947
September	\$781	\$674	\$856	\$667
October	\$669	\$723	\$788	\$1,141
November	\$944	\$620	\$962	\$782
<b>December</b>	<b>--</b>	<b>\$1,003</b>	<b>\$938</b>	<b>--</b>
12-Month Med*	\$782	\$725	\$888	\$929

Year to Date

# Condominium Historical Rental Prices

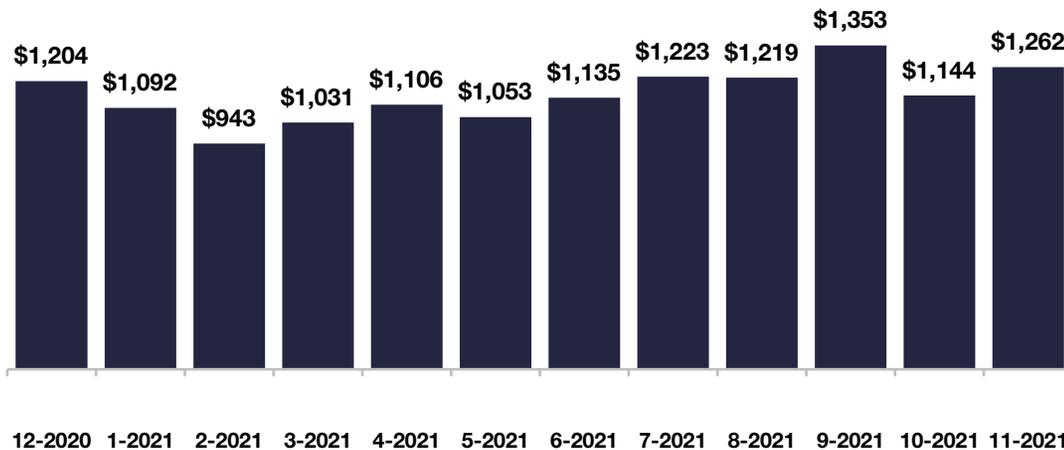
Average Rental Cost per Month

## Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

## Historical Rental Prices by Month



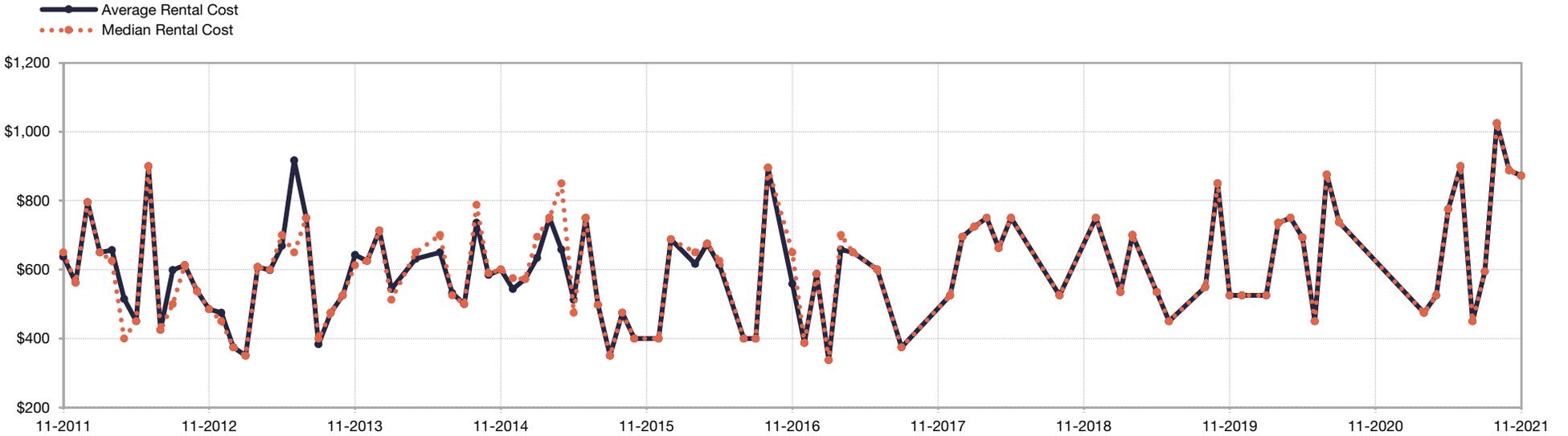
	2018	2019	2020	2021
January	\$1,047	\$1,106	\$1,052	\$1,092
February	\$967	\$1,346	\$985	\$943
March	\$761	\$929	\$924	\$1,031
April	\$859	\$975	\$938	\$1,106
May	\$955	\$923	\$937	\$1,053
June	\$996	\$935	\$1,008	\$1,135
July	\$981	\$976	\$1,042	\$1,223
August	\$1,075	\$965	\$1,055	\$1,219
September	\$963	\$1,014	\$1,008	\$1,353
October	\$960	\$1,027	\$1,040	\$1,144
November	\$859	\$948	\$1,068	\$1,262
December	\$881	\$938	\$1,204	--
12-Month Med*	\$959	\$1,014	\$1,029	\$1,150

Year to Date

# Mobile Home Historical Rental Prices

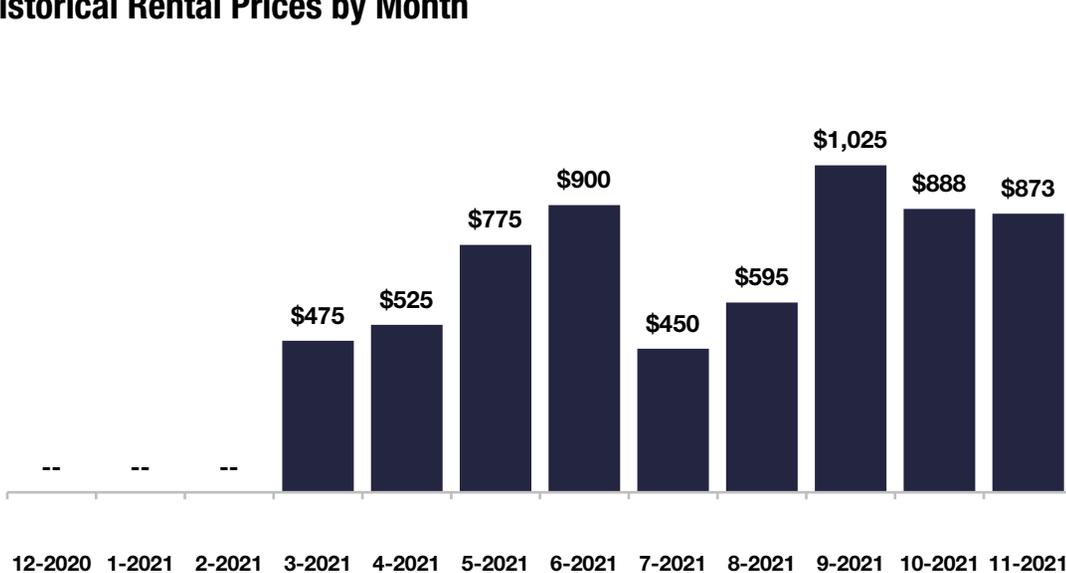
Average Rental Cost per Month

## Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

## Historical Rental Prices by Month



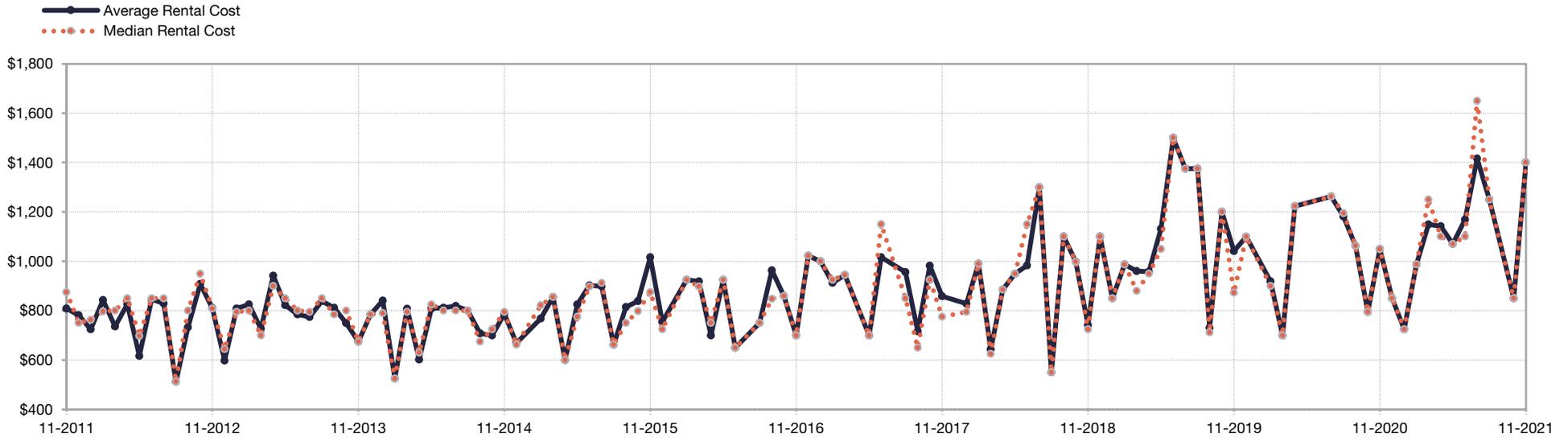
	2018	2019	2020	2021
January	\$695	--	--	--
February	\$725	\$535	\$525	--
March	\$750	\$700	\$735	\$475
April	\$663	--	\$750	\$525
May	\$750	\$535	\$693	\$775
June	--	\$450	\$450	\$900
July	--	--	\$875	\$450
August	--	--	\$738	\$595
September	\$525	\$550	--	\$1,025
October	--	\$850	--	\$888
November	--	\$525	--	\$873
<b>December</b>	<b>\$750</b>	<b>\$525</b>	--	--
12-Month Med*	\$690	\$584	\$693	\$774

Year to Date

# Manufactured Single Family Residence Historical Rental Prices

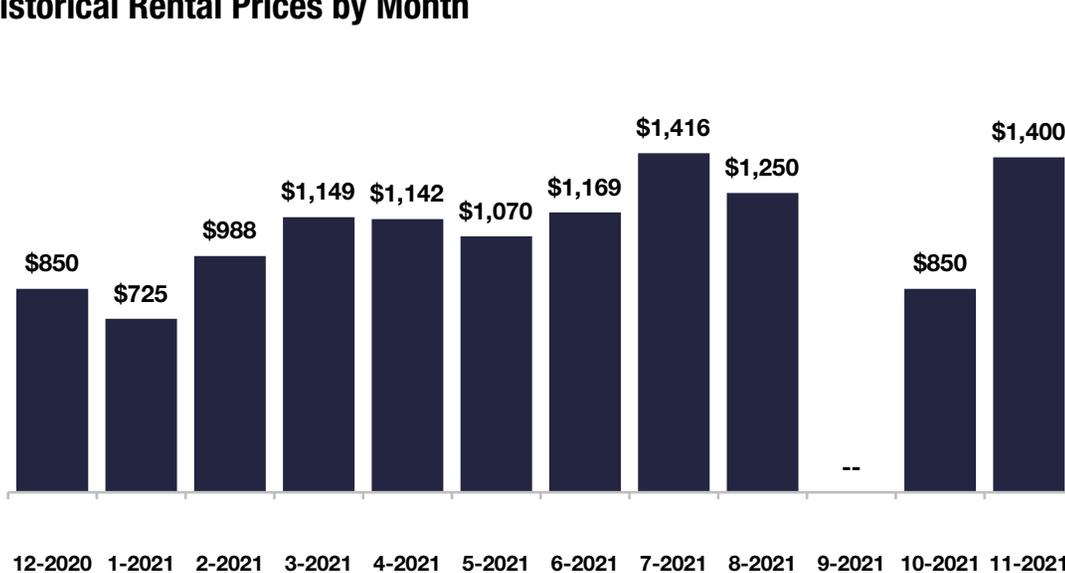
Average Rental Cost per Month

## Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

## Historical Rental Prices by Month



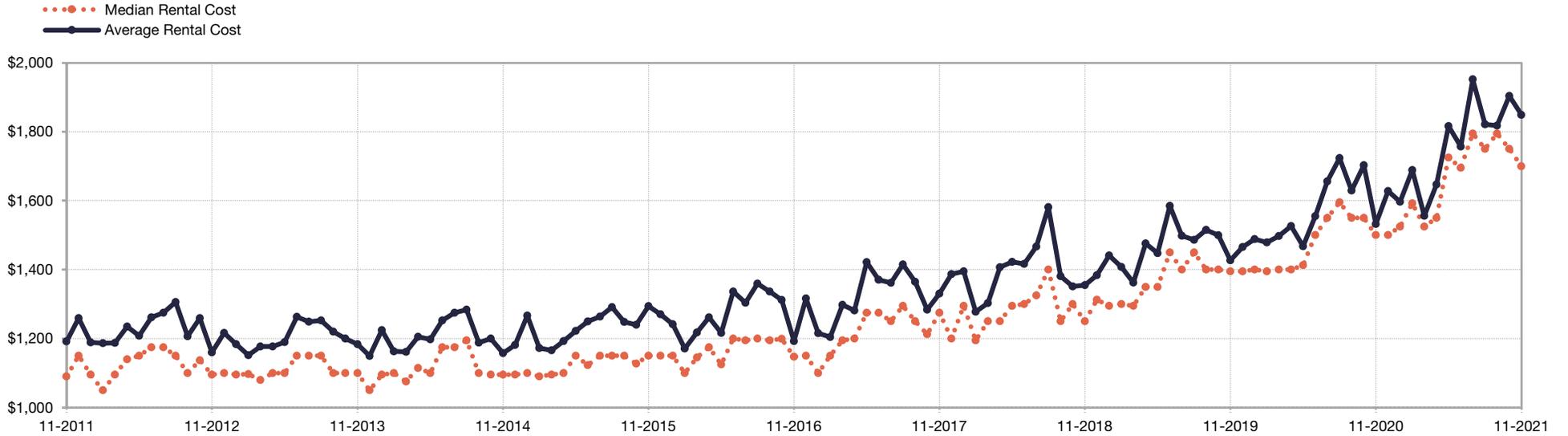
	2018	2019	2020	2021
January	\$828	\$850	--	\$725
February	\$990	\$988	\$919	\$988
March	\$644	\$960	\$700	\$1,149
April	\$885	\$958	\$1,223	\$1,142
May	\$950	\$1,132	--	\$1,070
June	\$983	\$1,500	--	\$1,169
July	\$1,300	\$1,375	\$1,263	\$1,416
August	\$550	\$1,375	\$1,182	\$1,250
September	\$1,100	\$731	\$1,063	--
October	\$999	\$1,200	\$795	\$850
November	\$741	\$1,041	\$1,050	\$1,400
<b>December</b>	<b>\$1,100</b>	<b>\$1,099</b>	<b>\$850</b>	--
12-Month Med*	\$874	\$1,038	\$1,035	\$1,150

Year to Date

# Single Family Residence Historical Rental Prices

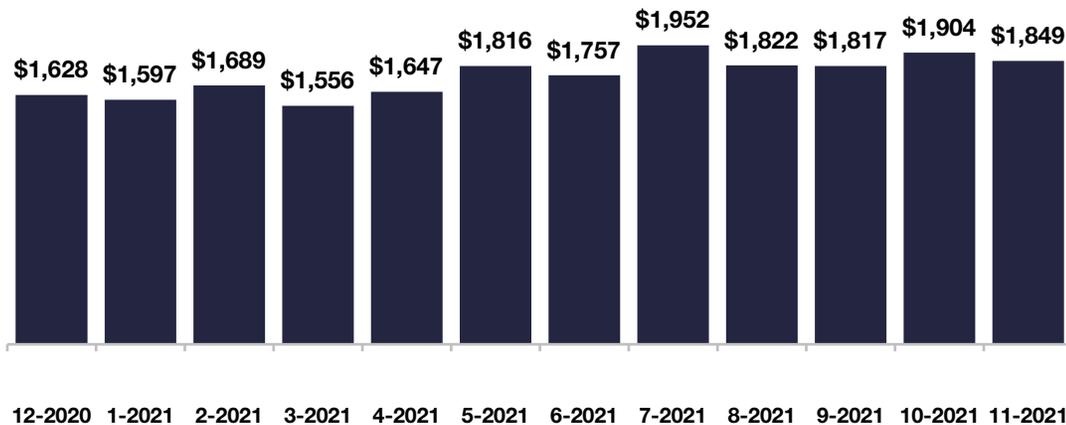
Average Rental Cost per Month

## Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

## Historical Rental Prices by Month



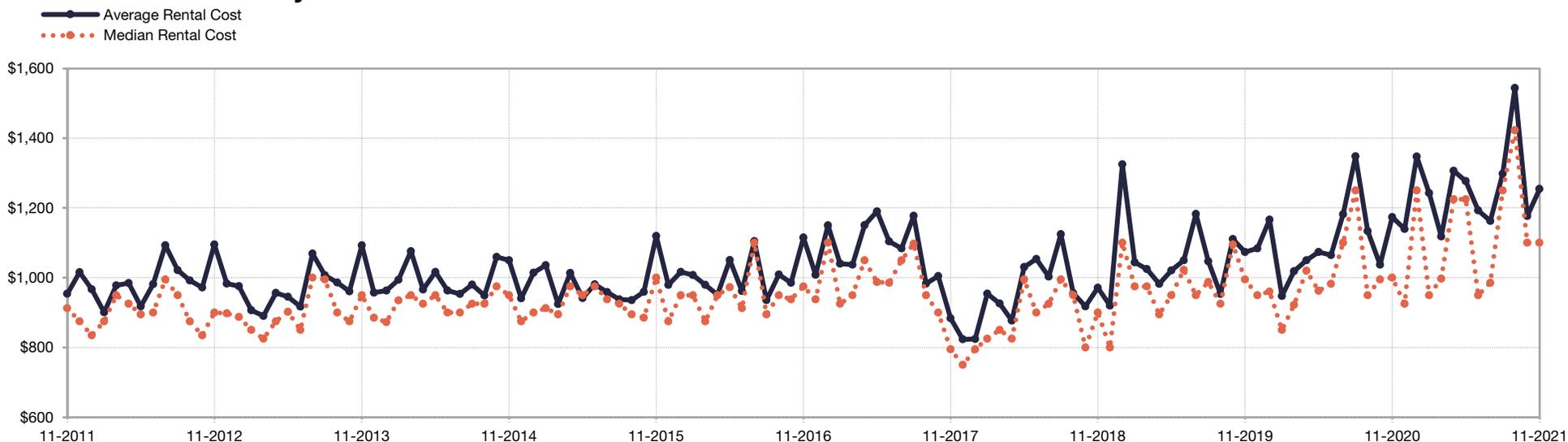
	2018	2019	2020	2021
January	\$1,395	\$1,441	\$1,489	\$1,597
February	\$1,277	\$1,407	\$1,479	\$1,689
March	\$1,303	\$1,363	\$1,498	\$1,556
April	\$1,407	\$1,476	\$1,526	\$1,647
May	\$1,422	\$1,448	\$1,468	\$1,816
June	\$1,417	\$1,585	\$1,555	\$1,757
July	\$1,467	\$1,498	\$1,656	\$1,952
August	\$1,581	\$1,486	\$1,724	\$1,822
September	\$1,381	\$1,515	\$1,629	\$1,817
October	\$1,352	\$1,499	\$1,703	\$1,904
November	\$1,355	\$1,427	\$1,532	\$1,849
<b>December</b>	<b>\$1,384</b>	<b>\$1,466</b>	<b>\$1,628</b>	--
12-Month Med*	\$1,404	\$1,468	\$1,585	\$1,763

Year to Date

# Townhouse Historical Rental Prices

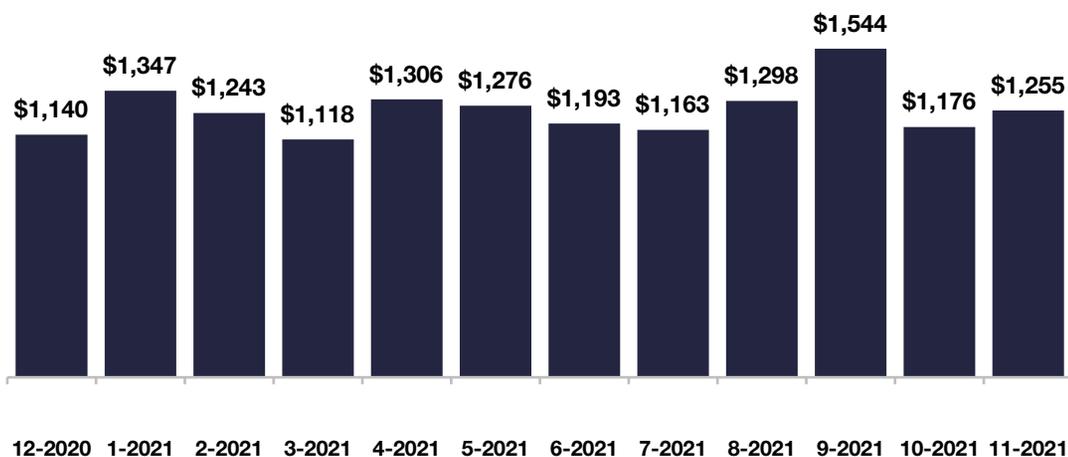
Average Rental Cost per Month

## Historical Rental Cost by Month



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

## Historical Rental Prices by Month



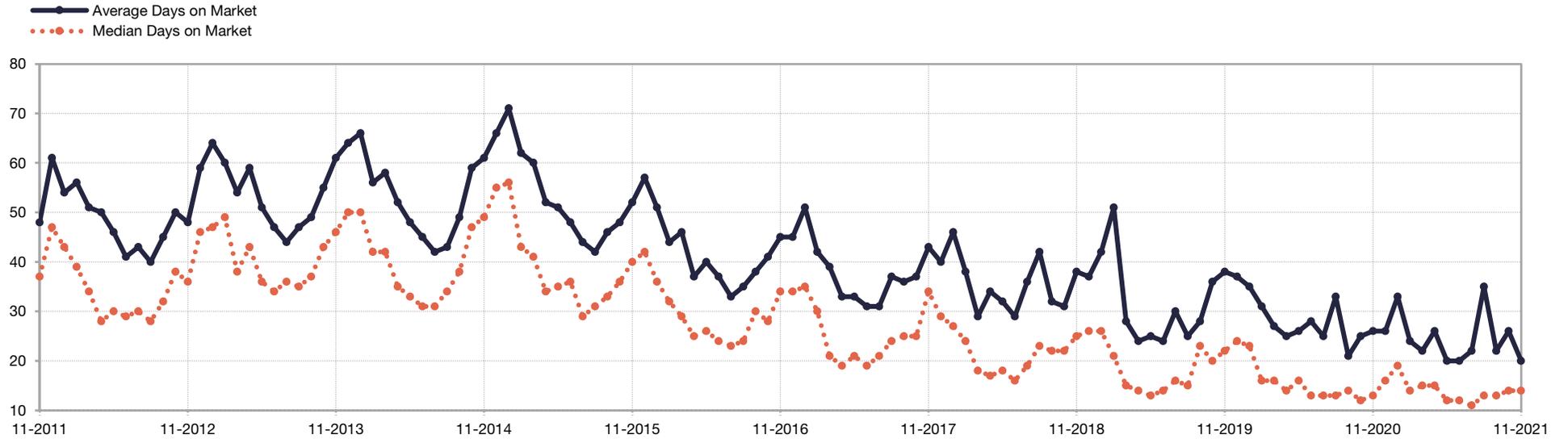
	2018	2019	2020	2021
January	\$824	\$1,325	\$1,166	\$1,347
February	\$954	\$1,044	\$947	\$1,243
March	\$926	\$1,025	\$1,019	\$1,118
April	\$877	\$982	\$1,050	\$1,306
May	\$1,031	\$1,021	\$1,073	\$1,276
June	\$1,053	\$1,050	\$1,064	\$1,193
July	\$1,003	\$1,182	\$1,182	\$1,163
August	\$1,125	\$1,047	\$1,348	\$1,298
September	\$955	\$953	\$1,133	\$1,544
October	\$918	\$1,110	\$1,038	\$1,176
November	\$972	\$1,074	\$1,174	\$1,255
<b>December</b>	<b>\$920</b>	<b>\$1,084</b>	<b>\$1,140</b>	--
12-Month Med*	\$972	\$1,083	\$1,113	\$1,254

Year to Date

# Days on Market

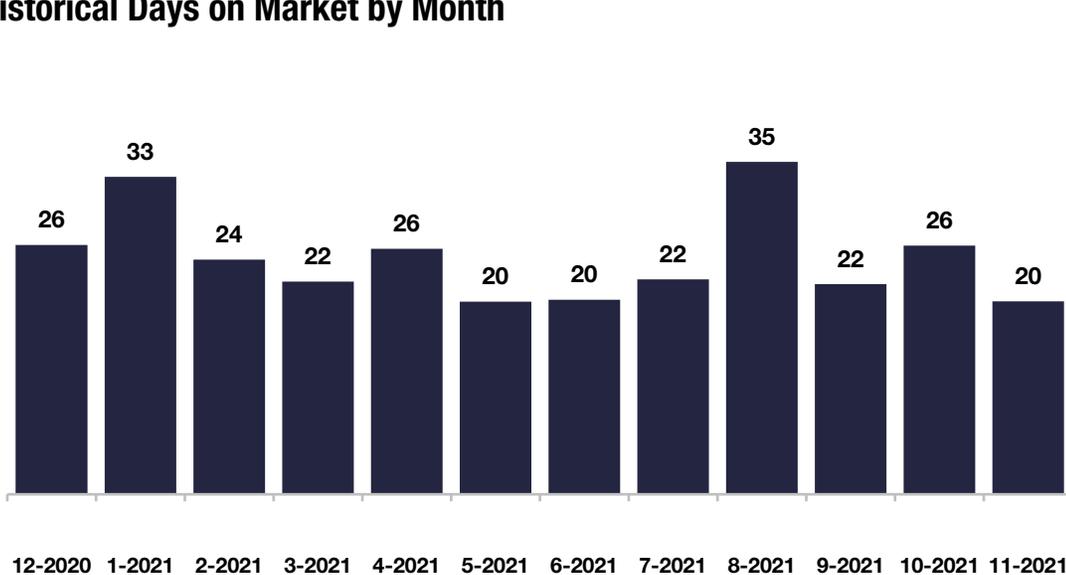
The number of days a property has been listed before a rental agreement has been signed.

## Historical Days on Market



Note: If no activity occurred during a month, no data point is shown and the line extends to the next available data point.

## Historical Days on Market by Month



	2018	2019	2020	2021
January	46	42	35	33
February	38	51	31	24
March	29	28	27	22
April	34	24	25	26
May	32	25	26	20
June	29	24	28	20
July	36	30	25	22
August	42	25	33	35
September	32	28	21	22
October	31	36	25	26
November	38	38	26	20
<b>December</b>	<b>37</b>	<b>37</b>	<b>26</b>	--
12-Month Avg	36	32	27	25

Year to Date

# Average Rental Cost by Area - Single Family

November 2021

	1 Bedroom or Fewer			2 Bedrooms			3 Bedrooms			4 Bedrooms or More		
	Nov-20	Nov-21	% Change	Nov-20	Nov-21	% Change	Nov-20	Nov-21	% Change	Nov-20	Nov-21	% Change
<b>MLS of Southern Arizona</b>	<b>\$809</b>	<b>\$750</b>	<b>-7.2%</b>	<b>\$1,248</b>	<b>\$1,378</b>	<b>+10.4%</b>	<b>\$1,535</b>	<b>\$1,784</b>	<b>+16.2%</b>	<b>\$1,876</b>	<b>\$2,311</b>	<b>+23.2%</b>
Pima County	\$785	\$750	-4.5%	\$1,299	\$1,378	+6.1%	\$1,548	\$1,783	+15.1%	\$1,888	\$2,311	+22.4%
Tucson	\$753	\$750	-0.4%	\$1,279	\$1,391	+8.7%	\$1,544	\$1,780	+15.3%	\$1,895	\$2,330	+23.0%
Tucson - Central	\$753	--	--	\$1,107	\$1,249	+12.8%	\$1,392	\$1,615	+16.0%	\$1,745	\$2,248	+28.8%
Tucson - East	--	--	--	--	\$1,550	--	\$1,483	\$1,631	+10.0%	\$1,715	\$1,995	+16.3%
Tucson - North	--	--	--	\$2,500	--	--	\$2,313	\$2,483	+7.4%	\$2,048	\$3,636	+77.6%
Tucson - Northeast	--	--	--	--	--	--	\$1,500	--	--	\$1,900	--	--
Tucson - Northwest	--	--	--	\$1,948	\$1,683	-13.6%	\$1,623	\$2,019	+24.4%	\$2,491	\$2,451	-1.6%
Tucson - South	--	\$750	--	\$995	\$1,095	+10.1%	\$1,573	\$1,075	-31.7%	\$1,500	\$1,675	+11.7%
Tucson - Upper Southeast	--	--	--	\$1,200	--	--	\$1,563	\$1,894	+21.2%	\$1,650	\$1,935	+17.3%
Tucson - West	--	--	--	--	\$1,665	--	\$1,550	--	--	\$1,598	\$1,948	+22.0%
85705	\$770	--	--	\$850	\$1,395	+64.1%	\$995	--	--	\$2,645	--	-100.0%
85710	--	--	--	--	--	--	\$1,465	\$1,665	+13.7%	\$1,600	\$1,995	+24.7%
85712	--	--	--	\$1,100	\$1,175	+6.8%	\$1,360	\$1,569	+15.4%	\$1,095	--	--
85716	\$750	--	--	\$1,800	\$1,175	-34.7%	--	\$1,750	--	--	\$2,800	--
85718	--	--	--	--	--	--	\$2,400	\$2,800	+16.7%	--	\$5,248	--
85719	\$738	--	--	\$1,025	\$1,189	+16.0%	\$1,518	\$1,250	-17.6%	\$1,495	--	--
85742	--	--	--	\$1,323	\$1,400	+5.9%	\$1,807	\$2,210	+22.3%	\$2,750	\$2,950	+7.3%
85745	--	--	--	--	\$1,995	--	\$1,525	--	--	--	\$1,973	--
85747	--	--	--	\$1,200	--	--	\$1,447	\$1,640	+13.4%	\$1,567	\$1,813	+15.7%
85750	--	--	--	\$2,500	--	--	\$2,283	\$2,850	+24.8%	\$1,898	\$2,200	+15.9%

# Average Rental Cost by Area - Townhouse

November 2021

	1 Bedroom or Fewer			2 Bedrooms			3 Bedrooms			4 Bedrooms or More		
	Nov-20	Nov-21	% Change	Nov-20	Nov-21	% Change	Nov-20	Nov-21	% Change	Nov-20	Nov-21	% Change
<b>MLS of Southern Arizona</b>	<b>\$698</b>	<b>\$1,098</b>	<b>+57.4%</b>	<b>\$1,138</b>	<b>\$1,273</b>	<b>+11.9%</b>	<b>\$1,436</b>	<b>\$1,314</b>	<b>-8.5%</b>	<b>\$1,495</b>	--	--
Pima County	\$698	\$1,098	+57.4%	\$1,140	\$1,122	-1.5%	\$1,436	\$1,314	-8.5%	\$1,495	--	--
Tucson	\$698	\$1,123	+60.9%	\$1,166	\$1,273	+9.2%	\$1,436	\$1,314	-8.5%	\$1,495	--	--
Tucson - Central	\$600	\$1,123	+87.1%	\$879	\$924	+5.1%	\$1,473	\$1,198	-18.7%	--	--	--
Tucson - East	--	--	--	\$998	\$1,250	+25.3%	\$1,175	\$1,750	+48.9%	--	--	--
Tucson - North	--	--	--	\$1,843	\$1,725	-6.4%	\$1,523	\$1,525	+0.2%	--	--	--
Tucson - Northeast	\$795	--	--	\$850	--	--	--	--	--	\$1,495	--	--
Tucson - Northwest	--	--	--	\$1,950	--	--	--	--	--	--	--	--
Tucson - South	--	--	--	--	--	--	--	\$1,150	--	--	--	--
Tucson - Upper Southeast	--	--	--	--	--	--	--	--	--	--	--	--
Tucson - West	--	--	--	--	\$1,850	--	\$1,450	\$1,300	-10.3%	--	--	--
85705	\$600	\$995	+65.8%	\$824	\$835	+1.4%	--	\$1,230	--	--	--	--
85710	--	--	--	\$1,032	--	--	--	\$1,750	--	--	--	--
85712	\$795	--	--	\$800	\$932	+16.5%	--	--	--	--	--	--
85716	--	\$895	--	\$850	\$949	+11.6%	--	\$1,100	--	--	--	--
85718	--	--	--	--	--	--	\$1,523	--	--	--	--	--
85719	--	\$1,250	--	\$980	\$950	-3.1%	\$1,473	--	--	--	--	--
85742	--	--	--	--	--	--	--	--	--	--	--	--
85745	--	--	--	--	\$2,500	--	--	--	--	--	--	--
85747	--	--	--	--	--	--	--	--	--	--	--	--
85750	--	--	--	\$1,843	\$1,725	-6.4%	--	--	--	--	--	--