

Mesa 85208

ZIP code · AZ · Arizona > Maricopa County > Mesa

SELLER'S MARKET

\$306K

MEDIAN SALE PRICE

-0.9%

1-YR CHANGE

784

SALES (12 MO)

\$388K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

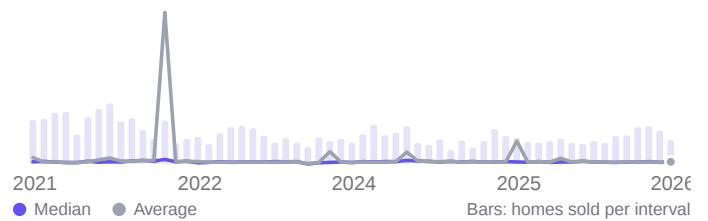
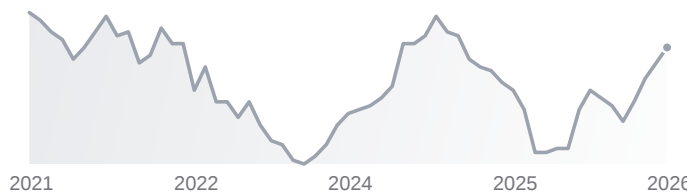
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$305K · Average \$317K

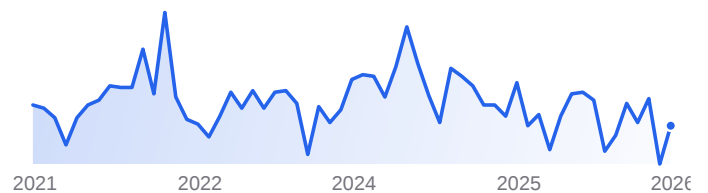
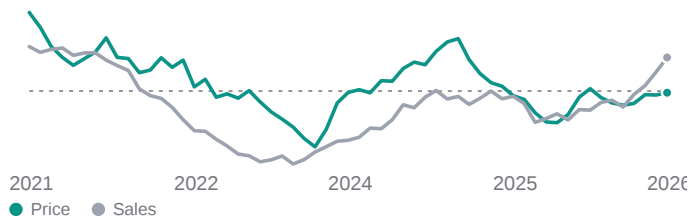


Growth (year over year)

Price -0.9% · Sales +17.4%

Price per square foot

\$226/ft²

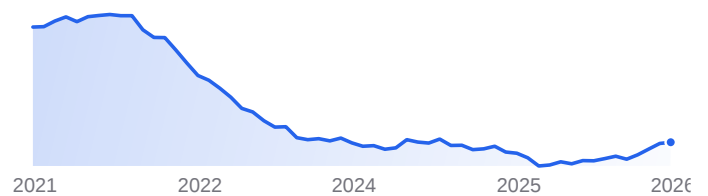
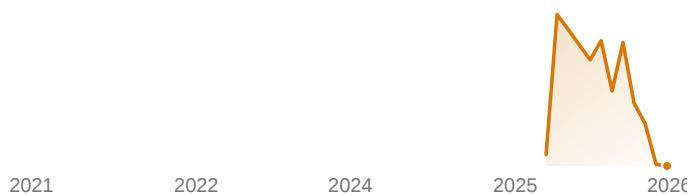


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

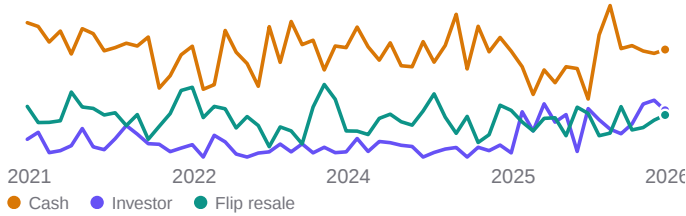
5.5%



BUYERS & OUTCOMES

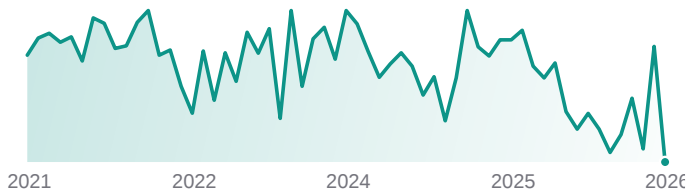
Buyer mix

Cash 40% · Investor 17% · Flip resale 16%



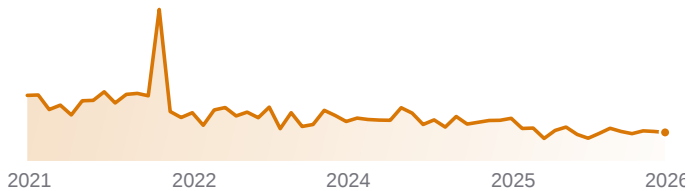
Sellers who sold at a gain

83%

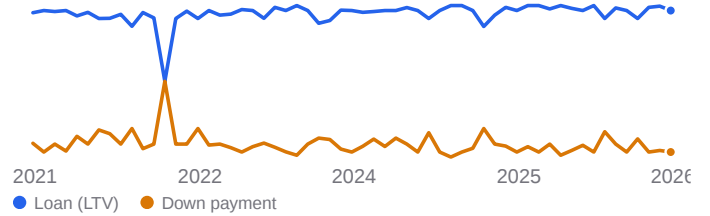


Median annualized return at resale

+5.2%

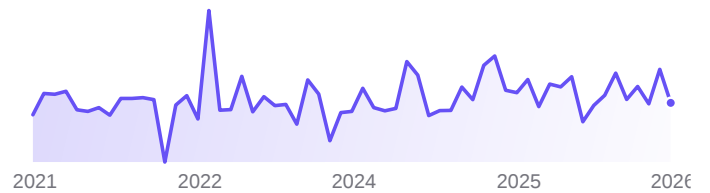


Financing (share of purchase price) Loan (LTV) 95% · Down payment 5.0%



Typical hold before selling

6.6 yrs



Preforeclosure filings

Filings 4 · Auction stage 4



HOUSING STOCK

Homes	14,367
Median value (AVM)	\$388K
Median size	1,368 ft²
Median bedrooms	3
Median year built	1987
Single family	58%
Condos	6.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	61%
Underwater (LTV 125% or more)	1.5%
Owner occupied	66%
Company owned	24%
Median loan-to-value	39%

Typical ownership tenure

8.5 yrs

COMMUNITY

Population	38,748
Density	4,498 / mi²
Median household income	\$64K
Average household income	\$76K
Crime index (US avg 100)	135
Air pollution index (US avg 100)	106
Earthquake index (US avg 100)	55
Homes occupied	80%
Bachelor's or higher	16%
Poverty rate	9.7%
Unemployment	0.8%
Average temp	70°F
Annual precip	10 in
Sunshine	86%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.