

ARIZONA

#13*

In **Arizona**, the Fair Market Rent (FMR) for a two-bedroom apartment is **\$1,778**. In order to afford this level of rent and utilities — without paying more than 30% of income on housing — a household must earn **\$5,925** monthly or **\$71,101** annually. Assuming a 40-hour work week, 52 weeks per year, this level of income translates into an hourly Housing Wage of:

\$34.18
PER HOUR
STATE HOUSING
WAGE

FACTS ABOUT ARIZONA:

STATE FACTS	
Minimum Wage	\$14.70
Average Renter Wage	\$23.31
2-Bedroom Housing Wage	\$34.18
Number of Renter Households	923,559
Percent Renters	33%

MOST EXPENSIVE AREAS	HOUSING WAGE
Phoenix-Mesa-Scottsdale MSA	\$37.50
Flagstaff MSA	\$37.35
Prescott MSA	\$30.88
Gila County	\$27.10
Navajo County	\$26.62

MSA = Metropolitan Statistical Area; HMFA = HUD Metro FMR Area.

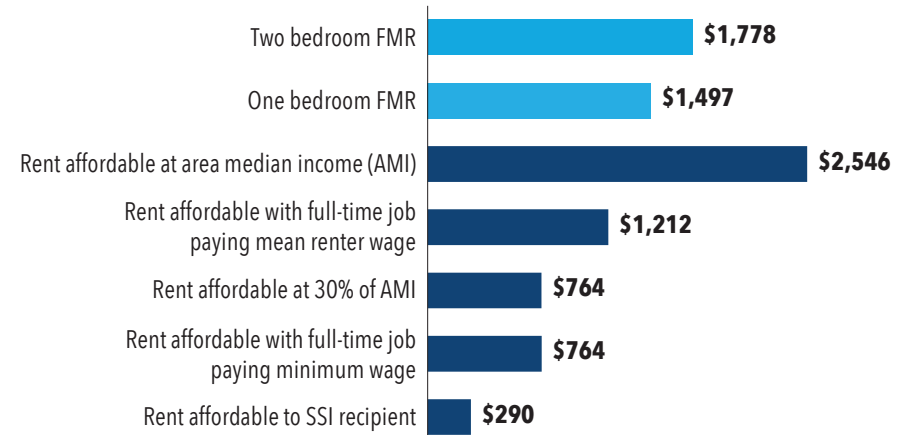
* Ranked from Highest to Lowest 2-Bedroom Housing Wage. Includes District of Columbia and Puerto Rico.

93
Work Hours Per Week At
Minimum Wage To Afford a
2-Bedroom Rental Home (at FMR)

78
Work Hours Per Week At
Minimum Wage To Afford a
1-Bedroom Rental Home (at FMR)

2.3
Number of Full-Time Jobs At
Minimum Wage To Afford a
2-Bedroom Rental Home (at FMR)

2
Number of Full-Time Jobs At
Minimum Wage To Afford a
1-Bedroom Rental Home (at FMR)



Arizona	FY25 HOUSING WAGE	HOUSING COSTS			AREA MEDIAN INCOME (AMI)				RENTERS				
	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2019-2023)	% of total households (2019-2023)	Estimated hourly mean renter wage (2025)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR
Arizona	\$34.18	\$1,778	\$71,101	2.3	\$101,832	\$2,546	\$30,550	\$764	923,559	33%	\$23.31	\$1,212	1.5
Combined Nonmetro Areas	\$24.59	\$1,279	\$51,153	1.7	\$68,702	\$1,718	\$20,611	\$515	33,016	27%	\$22.28	\$1,159	1.1
<u>Metropolitan Areas</u>													
Flagstaff MSA	\$37.35	\$1,942	\$77,680	2.5	\$101,900	\$2,548	\$30,570	\$764	22,077	41%	\$18.98	\$987	2.0
Lake Havasu City-Kingman MSA	\$26.10	\$1,357	\$54,280	1.8	\$73,800	\$1,845	\$22,140	\$554	25,552	26%	\$18.29	\$951	1.4
Phoenix-Mesa-Scottsdale MSA	\$37.50	\$1,950	\$78,000	2.6	\$109,600	\$2,740	\$32,880	\$822	624,464	34%	\$24.61	\$1,280	1.5
Prescott MSA	\$30.88	\$1,606	\$64,240	2.1	\$87,300	\$2,183	\$26,190	\$655	28,846	26%	\$19.08	\$992	1.6
Sierra Vista-Douglas MSA	\$23.10	\$1,201	\$48,040	1.6	\$71,200	\$1,780	\$21,360	\$534	14,890	29%	\$17.51	\$911	1.3
Tucson MSA	\$26.40	\$1,373	\$54,920	1.8	\$96,100	\$2,403	\$28,830	\$721	151,661	35%	\$18.50	\$962	1.4
Yuma MSA	\$26.48	\$1,377	\$55,080	1.8	\$76,200	\$1,905	\$22,860	\$572	23,053	30%	\$18.39	\$956	1.4
<u>Counties</u>													
Apache County	\$22.29	\$1,159	\$46,360	1.5	\$55,300	\$1,383	\$16,590	\$415	4,265	21%	\$28.73	\$1,494	0.8
Cochise County	\$23.10	\$1,201	\$48,040	1.6	\$71,200	\$1,780	\$21,360	\$534	14,890	29%	\$17.51	\$911	1.3
Coconino County	\$37.35	\$1,942	\$77,680	2.5	\$101,900	\$2,548	\$30,570	\$764	22,077	41%	\$18.98	\$987	2.0
Gila County	\$27.10	\$1,409	\$56,360	1.8	\$76,100	\$1,903	\$22,830	\$571	5,309	23%	\$20.85	\$1,084	1.3
Graham County	\$24.21	\$1,259	\$50,360	1.6	\$81,100	\$2,028	\$24,330	\$608	3,297	26%	\$23.09	\$1,201	1.0
Greenlee County	\$22.94	\$1,193	\$47,720	1.6	\$88,400	\$2,210	\$26,520	\$663	1,522	44%	\$45.05	\$2,343	0.5
La Paz County	\$22.90	\$1,191	\$47,640	1.6	\$66,700	\$1,668	\$20,010	\$500	2,628	30%	\$24.75	\$1,287	0.9
Maricopa County	\$37.50	\$1,950	\$78,000	2.6	\$109,600	\$2,740	\$32,880	\$822	593,849	35%	\$24.75	\$1,287	1.5
Mohave County	\$26.10	\$1,357	\$54,280	1.8	\$73,800	\$1,845	\$22,140	\$554	25,552	26%	\$18.29	\$951	1.4
Navajo County	\$26.62	\$1,384	\$55,360	1.8	\$67,200	\$1,680	\$20,160	\$504	10,677	27%	\$17.62	\$916	1.5
Pima County	\$26.40	\$1,373	\$54,920	1.8	\$96,100	\$2,403	\$28,830	\$721	151,661	35%	\$18.50	\$962	1.4
Pinal County	\$37.50	\$1,950	\$78,000	2.6	\$109,600	\$2,740	\$32,880	\$822	30,615	19%	\$19.31	\$1,004	1.9

1: BR = Bedroom

2: FMR = Fiscal Year 2025 Fair Market Rent.

3: This calculation uses the higher of the county, state, or federal minimum wage, where applicable.

4: AMI = Fiscal Year 2025 Area Median Income

5: Affordable rents represent the generally accepted standard of spending not more than 30% of gross income on gross housing

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	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2019-2023)	% of total households (2019-2023)	Estimated hourly mean renter wage (2025)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR
Santa Cruz County	\$21.42	\$1,114	\$44,560	1.5	\$66,100	\$1,653	\$19,830	\$496	5,318	32%	\$14.53	\$756	1.5
Yavapai County	\$30.88	\$1,606	\$64,240	2.1	\$87,300	\$2,183	\$26,190	\$655	28,846	26%	\$19.08	\$992	1.6
Yuma County	\$26.48	\$1,377	\$55,080	1.8	\$76,200	\$1,905	\$22,860	\$572	23,053	30%	\$18.39	\$956	1.4

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