



Rentometer Quarterly Rent Report: Nationwide Rent Price Changes in Q3 2023



Summary

Over the past year, Rentometer has closely monitored rent prices for three-bedroom (3-BR) single-family rentals (SFRs). Single-family homes are an attractive option for renters looking for more space.

There are countless factors that are affecting home prices, including high demand, low supply of inventory, and interest rates continuing to increase. How have these factors affected rent prices?

Rentometer compiled an rent price analysis of 3-BR SFRs in 771 cities across the U.S. to see how much they have changed since this time last year.

Some **key highlights** from the nationwide analysis are as follows:

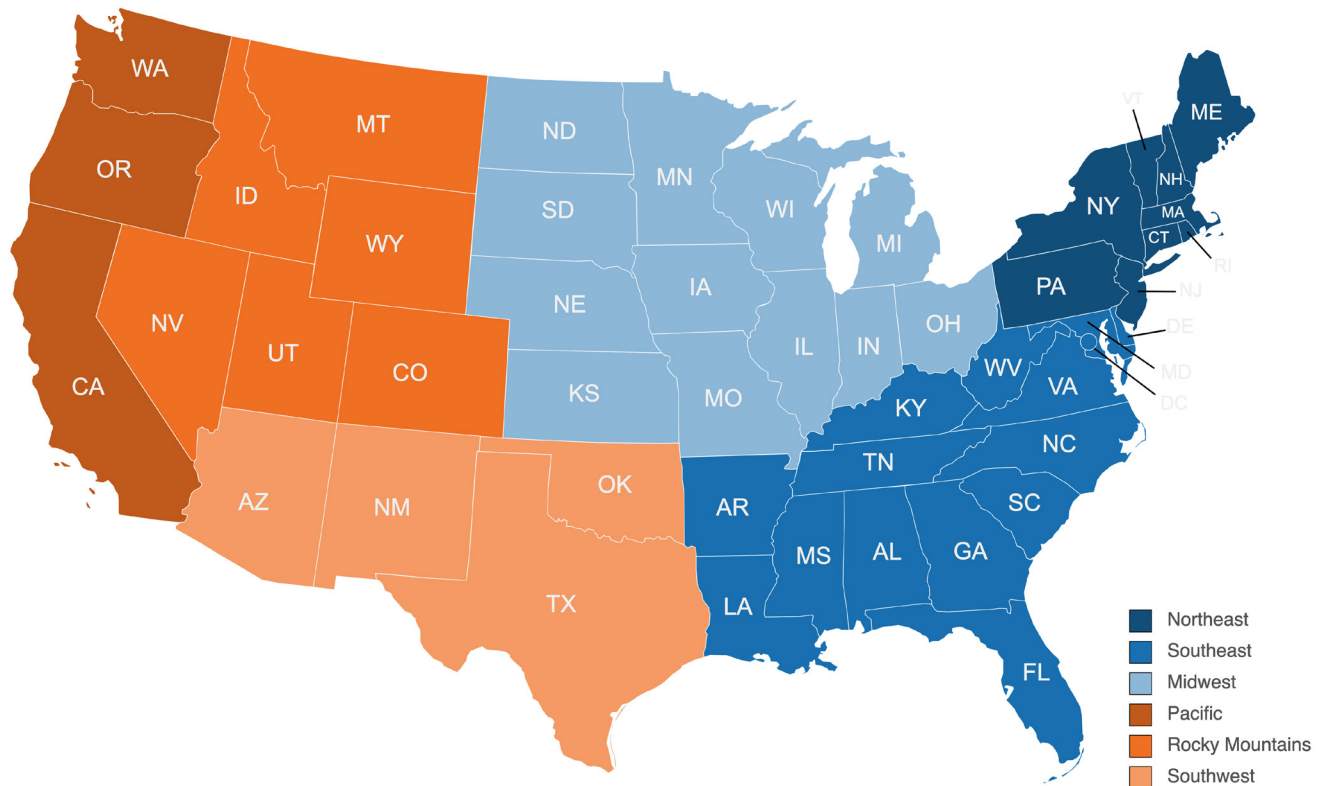
- 73% of cities experienced year-over-year rent increases
- 19% of cities experienced double digit year-over-year rent increases, which is down from 39% last quarter

The remainder of this report contains our nationwide analysis of Q3 2023 average rent prices and how they have changed over the past year.

Key Highlights



Methodology



Geography: SFR markets in 771 U.S. cities across six regions.

Property type: 3-BR SFRs with all bathroom counts.

Analysis: Rent data was analyzed year-over-year for Q3 2022 and Q3 2023.

Data: Includes data collected and updated between July 1st and September 30th for 2022 and 2023.

Exclusions:

- Cities with fewer than 25 new or updated rentals within any quarter were excluded.
- Rentals below \$500 (minimum price) or above \$10,000 (maximum price) were excluded.

Analysis

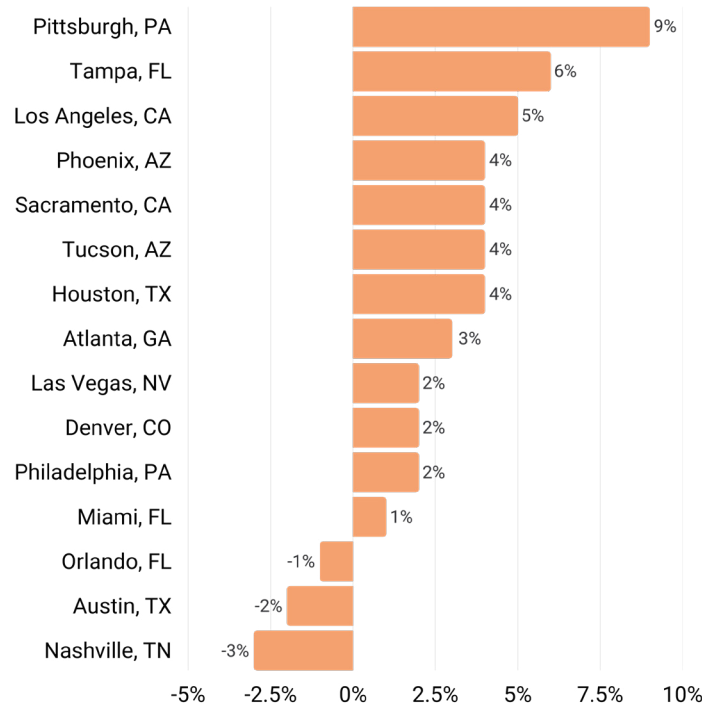
Nationwide

Nationwide Rent Price Analysis

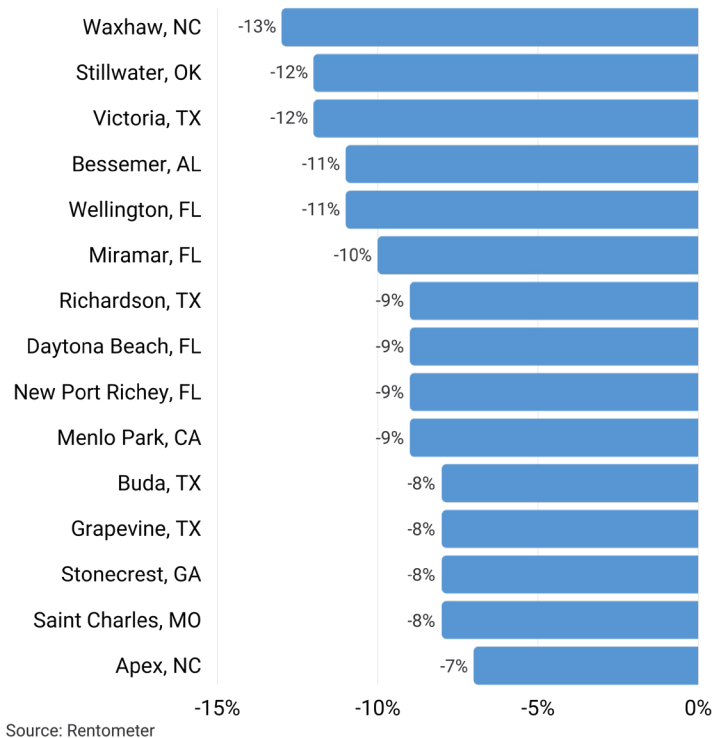
The bar graph on the right shows the year-over-year rent price changes across fifteen major cities in the U.S.

Of these fifteen markets, Pittsburgh, Pennsylvania had the largest year-over-year rent increase of 9%, while Nashville, Tennessee had the largest rent decrease of -3%.

Nationwide Year-Over-Year Rent Changes



Nationwide Year-Over-Year Rent Decreases



Nationwide Rent Price Decreases

Out of the 771 cities represented in this report, 162 markets had rent decreases. The bar graph on the left shows the fifteen markets that had the largest rent decreases in Q3 2023.

Of these fifteen markets, Waxhaw, North Carolina had the largest year-over-year rent decrease of -13%, while Apex, North Carolina had the smallest decrease of -7%.

Analysis

Midwest

Rent Price Changes in the Midwest

In the Midwest, Anderson, Indiana had the largest year-over-year rent increase of 25%, while Saint Charles, Missouri had the largest decrease of -8%.

Rent Prices in Popular Midwest Markets

Average rent prices in three popular Midwest markets: Chicago, Illinois (\$2,674), Kansas City, Missouri (\$1,579); Minneapolis, Minnesota (\$2,294).

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Akron, OH	\$1,223	\$1,207	-1% ▼
Anderson, IN	\$1,045	\$1,304	25% ▲
Ankeny, IA	\$1,866	\$2,099	12% ▲
Ann Arbor, MI	\$2,547	\$2,594	2% ▲
Aurora, IL	\$2,185	\$2,212	1% ▲
Bellevue, NE	\$1,712	\$1,985	16% ▲
Belton, MO	\$1,639	\$1,627	-1% ▼
Bloomington, IN	\$2,035	\$2,064	1% ▲
Blue Springs, MO	\$1,686	\$1,728	2% ▲
Brownsburg, IN	\$1,819	\$2,028	11% ▲
Canal Winchester, OH	\$1,909	\$1,890	-1% ▼
Canton, OH	\$1,141	\$1,212	6% ▲
Cedar Rapids, IA	\$1,323	\$1,369	3% ▲
Champaign, IL	\$1,396	\$1,495	7% ▲
Chicago, IL	\$2,606	\$2,674	3% ▲
Cincinnati, OH	\$1,599	\$1,869	17% ▲
Cleveland Heights, OH	\$1,519	\$1,875	23% ▲
Cleveland, OH	\$1,400	\$1,424	2% ▲
Columbia, MO	\$1,521	\$1,643	8% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Midwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Columbus, IN	\$1,760	\$1,700	-3% ▼
Columbus, OH	\$1,666	\$1,798	8% ▲
Davenport, IA	\$1,277	\$1,497	17% ▲
Dayton, OH	\$1,293	\$1,397	8% ▲
Dearborn Heights, MI	\$1,525	\$1,561	2% ▲
Dearborn, MI	\$1,726	\$1,823	6% ▲
Des Moines, IA	\$1,426	\$1,523	7% ▲
Detroit, MI	\$1,232	\$1,260	2% ▲
Duluth, MN	\$1,798	\$1,953	9% ▲
Eastpointe, MI	\$1,337	\$1,348	1% ▲
Euclid, OH	\$1,269	\$1,357	7% ▲
Evansville, IN	\$1,152	\$1,349	17% ▲
Fargo, ND	\$1,586	\$1,751	10% ▲
Fishers, IN	\$2,014	\$2,036	1% ▲
Flint, MI	\$894	\$922	3% ▲
Florissant, MO	\$1,488	\$1,494	—
Fort Wayne, IN	\$1,370	\$1,557	14% ▲
Franklin, IN	\$1,546	\$1,680	9% ▲
Gary, IN	\$1,167	\$1,319	13% ▲
Grand Rapids, MI	\$1,885	\$1,968	4% ▲
Greenfield, IN	\$1,584	\$1,635	3% ▲
Greenwood, IN	\$1,645	\$1,667	1% ▲
Grove City, OH	\$1,794	\$2,106	17% ▲
Hamilton, OH	\$1,425	\$1,712	20% ▲
Hammond, IN	\$1,540	\$1,524	-1% ▼
Independence, MO	\$1,453	\$1,435	-1% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Midwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Indianapolis, IN	\$1,545	\$1,645	6% ▲
Joliet, IL	\$2,022	\$1,881	-7% ▼
Joplin, MO	\$1,265	\$1,335	6% ▲
Kansas City, KS	\$1,317	\$1,545	17% ▲
Kansas City, MO	\$1,525	\$1,579	4% ▲
Lansing, MI	\$1,342	\$1,374	2% ▲
Lawrence, KS	\$1,698	\$1,824	7% ▲
Lee's Summit, MO	\$1,842	\$1,932	5% ▲
Lincoln, NE	\$1,597	\$1,631	2% ▲
Madison, WI	\$2,213	\$2,425	10% ▲
Manhattan, KS	\$1,321	\$1,524	15% ▲
Middletown, OH	\$1,277	\$1,587	24% ▲
Milwaukee, WI	\$1,605	\$1,616	1% ▲
Minneapolis, MN	\$2,110	\$2,294	9% ▲
Muncie, IN	\$1,118	\$1,094	-2% ▼
Naperville, IL	\$2,641	\$3,024	15% ▲
Noblesville, IN	\$1,829	\$1,978	8% ▲
O'Fallon, MO	\$1,882	\$2,164	15% ▲
Olathe, KS	\$2,048	\$1,998	-2% ▼
Omaha, NE	\$1,738	\$1,927	11% ▲
Overland Park, KS	\$1,927	\$2,174	13% ▲
Plainfield, IL	\$2,372	\$2,355	-1% ▼
Prairie Village, KS	\$1,989	\$2,296	15% ▲
Raytown, MO	\$1,336	\$1,458	9% ▲
Reynoldsburg, OH	\$1,776	\$1,833	3% ▲
Rochester, MN	\$1,729	\$1,966	14% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Midwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Rockford, IL	\$1,342	\$1,460	9% ▲
Royal Oak, MI	\$2,175	\$2,431	12% ▲
Saint Charles, MO	\$2,266	\$2,096	-8% ▼
Saint Paul, MN	\$1,893	\$1,939	2% ▲
Sioux Falls, SD	\$1,713	\$1,808	6% ▲
South Bend, IN	\$1,470	\$1,504	2% ▲
Springfield, IL	\$1,503	\$1,417	-6% ▼
Springfield, MO	\$1,435	\$1,420	-1% ▼
St. Louis, MO	\$1,512	\$1,608	6% ▲
St. Peters, MO	\$1,953	\$2,142	10% ▲
Sterling Heights, MI	\$2,146	\$2,131	-1% ▼
Toledo, OH	\$1,155	\$1,167	1% ▲
Topeka, KS	\$1,103	\$1,252	14% ▲
Traverse City, MI	\$2,120	\$2,210	4% ▲
Troy, MI	\$2,204	\$2,293	4% ▲
Warren, MI	\$1,497	\$1,481	-1% ▼
West Lafayette, IN	\$1,760	\$1,830	4% ▲
Westfield, IN	\$2,150	\$2,490	16% ▲
Westland, MI	\$1,432	\$1,602	12% ▲
Wichita, KS	\$1,237	\$1,315	6% ▲
Youngstown, OH	\$1,071	\$1,133	6% ▲

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Analysis

Northeast

Rent Price Changes in the Northeast

In the Northeast, Newark, New Jersey had the largest year-over-year rent increase of 18%, while Newport, Rhode Island had the largest decrease of -5%.

Rent Prices in Popular Northeast Markets

Average rent prices in three popular Northeast markets: Boston, Massachusetts (\$4,005), Philadelphia, Pennsylvania (\$1,757); Pittsburgh, Pennsylvania (\$1,806).

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Allentown, PA	\$1,881	\$1,964	4% ▲
Boston, MA	\$3,744	\$4,005	7% ▲
Buffalo, NY	\$1,675	\$1,629	-3% ▼
Erie, PA	\$1,204	\$1,372	14% ▲
Harrisburg, PA	\$1,537	\$1,592	4% ▲
Jersey City, NJ	\$2,598	\$2,908	12% ▲
Lancaster, PA	\$1,733	\$1,875	8% ▲
Long Beach, NY	\$3,914	\$4,479	14% ▲
Milford, CT	\$3,029	\$3,508	16% ▲
Newark, NJ	\$2,079	\$2,454	18% ▲
Newport, RI	\$4,430	\$4,214	-5% ▼
Newton, MA	\$4,360	\$4,258	-2% ▼
Norwalk, CT	\$5,031	\$4,968	-1% ▼
Philadelphia, PA	\$1,728	\$1,757	2% ▲
Pittsburgh, PA	\$1,651	\$1,806	9% ▲
Queens, NY	\$3,229	\$3,607	12% ▲
Rochester, NY	\$1,700	\$1,889	11% ▲
Staten Island, NY	\$2,840	\$3,122	10% ▲
Syracuse, NY	\$1,808	\$1,810	—

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Pacific

Rent Price Changes in the Pacific

In the Pacific, Anaheim, California had the largest year-over-year rent increase of 28%, while Menlo Park, California had the largest decrease of -9%.

Rent Prices in Popular Pacific Markets

Average rent prices in three popular Pacific markets: Los Angeles, California (\$5,172), San Diego, California (\$4,595); San Francisco, California (\$5,431).

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Albany, OR	\$2,216	\$2,257	2% ▲
Anaheim, CA	\$3,403	\$4,360	28% ▲
Anchorage, AK	\$2,392	\$2,742	15% ▲
Antioch, CA	\$2,839	\$2,886	2% ▲
Apple Valley, CA	\$2,316	\$2,246	-3% ▼
Auburn, WA	\$2,817	\$2,683	-5% ▼
Bakersfield, CA	\$2,146	\$2,168	1% ▲
Beaverton, OR	\$2,539	\$2,721	7% ▲
Bellevue, WA	\$3,735	\$3,839	3% ▲
Bellingham, WA	\$2,809	\$3,038	8% ▲
Bend, OR	\$2,968	\$3,115	5% ▲
Berkeley, CA	\$5,047	\$4,944	-2% ▼
Bothell, WA	\$3,172	\$3,323	5% ▲
Bremerton, WA	\$2,425	\$2,442	1% ▲
Brentwood, CA	\$2,992	\$3,156	5% ▲
Burbank, CA	\$4,869	\$4,679	-4% ▼
Camarillo, CA	\$3,796	\$3,798	—
Campbell, CA	\$4,171	\$4,214	1% ▲
Carlsbad, CA	\$4,855	\$5,481	13% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Pacific

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Cathedral City, CA	\$3,420	\$3,638	6% ▲
Chico, CA	\$2,170	\$2,149	-1% ▼
Chino Hills, CA	\$3,195	\$3,390	6% ▲
Chula Vista, CA	\$3,573	\$3,630	2% ▲
Citrus Heights, CA	\$2,493	\$2,405	-4% ▼
Clovis, CA	\$2,290	\$2,381	4% ▲
Concord, CA	\$3,362	\$3,409	1% ▲
Corona, CA	\$3,076	\$3,098	1% ▲
Corvallis, OR	\$2,294	\$2,420	5% ▲
Costa Mesa, CA	\$5,164	\$5,495	6% ▲
Cupertino, CA	\$4,535	\$4,656	3% ▲
Daly City, CA	\$3,982	\$3,866	-3% ▼
Desert Hot Springs, CA	\$2,938	\$2,751	-6% ▼
Dublin, CA	\$3,757	\$3,974	6% ▲
El Cajon, CA	\$3,643	\$3,780	4% ▲
Elk Grove, CA	\$2,609	\$2,608	—
Encinitas, CA	\$5,830	\$6,722	15% ▲
Escondido, CA	\$3,699	\$3,946	7% ▲
Eugene, OR	\$2,334	\$2,346	1% ▲
Everett, WA	\$2,701	\$2,657	-2% ▼
Ewa Beach, HI	\$3,292	\$3,652	11% ▲
Fairfield, CA	\$2,811	\$2,814	—
Folsom, CA	\$2,822	\$2,884	2% ▲
Fontana, CA	\$2,827	\$3,045	8% ▲
Fremont, CA	\$3,770	\$3,885	3% ▲
Fresno, CA	\$2,286	\$2,301	1% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Pacific

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Fullerton, CA	\$3,749	\$3,950	5% ▲
Glendale, CA	\$4,948	\$5,110	3% ▲
Hanford, CA	\$1,874	\$2,145	14% ▲
Hayward, CA	\$3,518	\$3,535	—
Hemet, CA	\$2,222	\$2,531	14% ▲
Hesperia, CA	\$2,199	\$2,365	8% ▲
Hillsboro, OR	\$2,523	\$2,660	5% ▲
Honolulu, HI	\$3,574	\$3,765	5% ▲
Huntington Beach, CA	\$4,998	\$5,484	10% ▲
Inglewood, CA	\$3,908	\$4,115	5% ▲
Irvine, CA	\$4,752	\$4,946	4% ▲
Issaquah, WA	\$3,585	\$3,630	1% ▲
Kennewick, WA	\$2,023	\$2,242	11% ▲
Kent, WA	\$2,924	\$3,000	3% ▲
Kirkland, WA	\$3,574	\$3,988	12% ▲
La Quinta, CA	\$4,008	\$4,477	12% ▲
Lacey, WA	\$2,409	\$2,485	3% ▲
Laguna Niguel, CA	\$5,040	\$5,027	—
Lake Elsinore, CA	\$2,757	\$2,862	4% ▲
Lake Stevens, WA	\$2,984	\$2,893	-3% ▼
Lakewood, CA	\$3,435	\$3,801	11% ▲
Lancaster, CA	\$2,610	\$2,743	5% ▲
Lincoln, CA	\$2,623	\$2,797	7% ▲
Livermore, CA	\$3,532	\$3,467	-2% ▼
Long Beach, CA	\$3,637	\$4,116	13% ▲
Los Angeles, CA	\$4,949	\$5,172	5% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Pacific

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Lynnwood, WA	\$2,716	\$3,061	13% ▲
Manteca, CA	\$2,606	\$2,569	-1% ▼
Marina, CA	\$3,927	\$4,114	5% ▲
Marysville, WA	\$2,685	\$2,684	—
Medford, OR	\$2,110	\$2,320	10% ▲
Menifee, CA	\$2,703	\$2,805	4% ▲
Menlo Park, CA	\$6,023	\$5,507	-9% ▼
Merced, CA	\$2,043	\$2,024	-1% ▼
Milpitas, CA	\$3,734	\$3,873	4% ▲
Mission Viejo, CA	\$3,865	\$4,390	14% ▲
Modesto, CA	\$2,281	\$2,322	2% ▲
Moreno Valley, CA	\$2,565	\$2,828	10% ▲
Mountain View, CA	\$5,171	\$5,192	—
Murrieta, CA	\$2,935	\$2,886	-2% ▼
Napa, CA	\$4,504	\$4,238	-6% ▼
Newport Beach, CA	\$7,188	\$6,904	-4% ▼
Oakland, CA	\$4,098	\$4,044	-1% ▼
Oceanside, CA	\$3,736	\$4,094	10% ▲
Olympia, WA	\$2,441	\$2,468	1% ▲
Ontario, CA	\$2,685	\$3,040	13% ▲
Orange, CA	\$4,125	\$4,210	2% ▲
Palm Desert, CA	\$3,918	\$4,662	19% ▲
Palm Springs, CA	\$4,927	\$5,779	17% ▲
Palmdale, CA	\$2,572	\$2,770	8% ▲
Palo Alto, CA	\$6,082	\$6,165	1% ▲
Pasadena, CA	\$4,301	\$4,722	10% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Pacific

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Pasco, WA	\$2,113	\$2,150	2% ▲
Petaluma, CA	\$3,378	\$3,501	4% ▲
Pleasanton, CA	\$3,982	\$4,166	5% ▲
Portland, OR	\$2,825	\$2,920	3% ▲
Puyallup, WA	\$2,698	\$2,650	-2% ▼
Rancho Cordova, CA	\$2,464	\$2,540	3% ▲
Rancho Cucamonga, CA	\$3,085	\$3,280	6% ▲
Redding, CA	\$2,023	\$2,128	5% ▲
Redlands, CA	\$2,809	\$3,008	7% ▲
Redmond, OR	\$2,368	\$2,577	9% ▲
Redmond, WA	\$3,544	\$3,567	1% ▲
Redondo Beach, CA	\$5,134	\$5,242	2% ▲
Redwood City, CA	\$5,045	\$5,400	7% ▲
Renton, WA	\$2,969	\$3,029	2% ▲
Richmond, CA	\$3,457	\$3,399	-2% ▼
Ridgecrest, CA	\$1,650	\$1,781	8% ▲
Riverside, CA	\$2,700	\$2,997	11% ▲
Rocklin, CA	\$2,713	\$2,726	—
Roseville, CA	\$2,736	\$2,764	1% ▲
Sacramento, CA	\$2,457	\$2,550	4% ▲
Salem, OR	\$2,254	\$2,291	2% ▲
Salinas, CA	\$3,364	\$3,570	6% ▲
Sammamish, WA	\$3,410	\$3,505	3% ▲
San Bernardino, CA	\$2,364	\$2,606	10% ▲
San Clemente, CA	\$5,870	\$6,221	6% ▲
San Diego, CA	\$4,262	\$4,595	8% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Pacific

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
San Francisco, CA	\$5,166	\$5,431	5% ▲
San Jose, CA	\$3,981	\$4,061	2% ▲
San Luis Obispo, CA	\$3,722	\$3,896	5% ▲
San Marcos, CA	\$3,774	\$4,016	6% ▲
San Mateo, CA	\$5,054	\$5,058	—
San Rafael, CA	\$4,697	\$4,964	6% ▲
San Ramon, CA	\$4,189	\$4,263	2% ▲
Santa Barbara, CA	\$6,826	\$6,451	-5% ▼
Santa Clara, CA	\$4,276	\$4,452	4% ▲
Santa Clarita, CA	\$3,606	\$3,795	5% ▲
Santa Cruz, CA	\$4,939	\$5,457	10% ▲
Santa Rosa, CA	\$3,454	\$3,475	1% ▲
Seattle, WA	\$3,674	\$3,792	3% ▲
South Lake Tahoe, CA	\$3,167	\$3,747	18% ▲
South San Francisco, CA	\$4,217	\$4,073	-3% ▼
Spokane Valley, WA	\$2,216	\$2,245	1% ▲
Spokane, WA	\$2,015	\$2,122	5% ▲
Springfield, OR	\$2,052	\$2,171	6% ▲
Stockton, CA	\$2,235	\$2,288	2% ▲
Sunnyvale, CA	\$4,317	\$4,572	6% ▲
Tacoma, WA	\$2,614	\$2,574	-2% ▼
Temecula, CA	\$3,016	\$3,236	7% ▲
Thousand Oaks, CA	\$4,201	\$4,003	-5% ▼
Tigard, OR	\$2,665	\$2,838	6% ▲
Torrance, CA	\$3,983	\$4,338	9% ▲
Tracy, CA	\$2,816	\$2,788	-1% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Pacific

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Turlock, CA	\$2,232	\$2,452	10% ▲
Upland, CA	\$3,226	\$3,372	5% ▲
Vacaville, CA	\$2,859	\$2,914	2% ▲
Vallejo, CA	\$2,645	\$2,819	7% ▲
Vancouver, WA	\$2,476	\$2,492	1% ▲
Victorville, CA	\$2,219	\$2,322	5% ▲
Visalia, CA	\$2,127	\$2,104	-1% ▼
Vista, CA	\$3,756	\$3,873	3% ▲
Walnut Creek, CA	\$4,156	\$4,138	—
Whittier, CA	\$3,300	\$3,620	10% ▲
Yuba City, CA	\$2,248	\$2,238	—

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Rocky Mountains

Rent Price Changes in the Rocky Mountains

In the Rocky Mountains, Bozeman, Montana had the largest year-over-year rent increase of 13%, while Arvada, Colorado had the largest decrease of -5%.

Rent Prices in Popular Rocky Mountains Markets

Average rent prices in three popular Rocky Mountains markets: Colorado Springs, Colorado (\$2,233), Denver, Colorado (\$3,102); Las Vegas, Nevada (\$2,238).

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Arvada, CO	\$2,868	\$2,730	-5% ▼
Aurora, CO	\$2,576	\$2,648	3% ▲
Billings, MT	\$1,937	\$1,954	1% ▲
Boise, ID	\$2,211	\$2,282	3% ▲
Boulder, CO	\$3,500	\$3,749	7% ▲
Bozeman, MT	\$3,249	\$3,672	13% ▲
Brighton, CO	\$2,569	\$2,615	2% ▲
Broomfield, CO	\$2,843	\$2,925	3% ▲
Caldwell, ID	\$1,979	\$1,952	-1% ▼
Castle Rock, CO	\$2,814	\$3,050	8% ▲
Centennial, CO	\$2,772	\$3,078	11% ▲
Cheyenne, WY	\$1,876	\$1,962	5% ▲
Coeur d'Alene, ID	\$2,495	\$2,450	-2% ▼
Colorado Springs, CO	\$2,206	\$2,233	1% ▲
Commerce City, CO	\$2,750	\$2,841	3% ▲
Denver, CO	\$3,049	\$3,102	2% ▲
Eagle Mountain, UT	\$2,177	\$2,200	1% ▲
Fort Collins, CO	\$2,377	\$2,511	6% ▲
Fountain, CO	\$2,073	\$2,127	3% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Rocky Mountains

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Grand Junction, CO	\$1,783	\$1,979	11% ▲
Greeley, CO	\$1,977	\$2,083	5% ▲
Henderson, NV	\$2,365	\$2,361	—
Idaho Falls, ID	\$1,776	\$1,748	-2% ▼
Lakewood, CO	\$2,747	\$2,891	5% ▲
Las Vegas, NV	\$2,196	\$2,238	2% ▲
Lehi, UT	\$2,279	\$2,398	5% ▲
Littleton, CO	\$2,807	\$2,913	4% ▲
Longmont, CO	\$2,658	\$2,786	5% ▲
Loveland, CO	\$2,346	\$2,311	-1% ▼
Meridian, ID	\$2,282	\$2,214	-3% ▼
Nampa, ID	\$1,968	\$2,051	4% ▲
North Las Vegas, NV	\$2,058	\$2,027	-2% ▼
Parker, CO	\$2,896	\$3,089	7% ▲
Post Falls, ID	\$2,306	\$2,246	-3% ▼
Pueblo, CO	\$1,521	\$1,668	10% ▲
Reno, NV	\$2,486	\$2,686	8% ▲
Salt Lake City, UT	\$2,564	\$2,620	2% ▲
South Jordan, UT	\$2,337	\$2,398	3% ▲
Sparks, NV	\$2,311	\$2,431	5% ▲
St. George, UT	\$2,171	\$2,172	—
Thornton, CO	\$2,628	\$2,768	5% ▲
Westminster, CO	\$2,648	\$2,809	6% ▲
Windsor, CO	\$2,477	\$2,458	-1% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

Rent Price Changes in the Southeast

In the Southeast, Decatur, Alabama had the largest year-over-year rent increase of 43%, while Waxhaw, North Carolina had the largest decrease of -13%.

Rent Prices in Popular Southeast Markets

Average rent prices in three popular Southeast markets: Atlanta, Georgia (\$2,642), Miami, Florida (\$4,078); Orlando, Florida (\$2,340).

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Acworth, GA	\$2,099	\$2,133	2% ▲
Albany, GA	\$1,060	\$1,114	5% ▲
Alexandria, VA	\$3,445	\$3,391	-2% ▼
Alpharetta, GA	\$2,598	\$2,825	9% ▲
Altamonte Springs, FL	\$2,201	\$2,323	6% ▲
Anderson, SC	\$1,585	\$1,486	-6% ▼
Apex, NC	\$2,202	\$2,043	-7% ▼
Apopka, FL	\$2,187	\$2,253	3% ▲
Arlington, VA	\$3,540	\$3,776	7% ▲
Asheville, NC	\$2,694	\$2,705	—
Athens, GA	\$1,738	\$2,032	17% ▲
Atlanta, GA	\$2,567	\$2,642	3% ▲
Auburn, AL	\$1,718	\$1,854	8% ▲
Augusta, GA	\$1,331	\$1,424	7% ▲
Austell, GA	\$1,912	\$1,887	-1% ▼
Baltimore, MD	\$1,684	\$1,769	5% ▲
Bartlett, TN	\$1,808	\$1,878	4% ▲
Baton Rouge, LA	\$1,569	\$1,720	10% ▲
Benton, AR	\$1,451	\$1,382	-5% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Bentonville, AR	\$1,911	\$1,904	—
Bessemer, AL	\$1,431	\$1,276	-11% ▼
Birmingham, AL	\$1,461	\$1,503	3% ▲
Boca Raton, FL	\$4,820	\$4,960	3% ▲
Bossier City, LA	\$1,359	\$1,535	13% ▲
Bowling Green, KY	\$1,565	\$1,645	5% ▲
Boynton Beach, FL	\$3,883	\$4,209	8% ▲
Bradenton, FL	\$2,996	\$3,666	22% ▲
Brandon, FL	\$2,200	\$2,296	4% ▲
Brunswick, GA	\$1,786	\$2,144	20% ▲
Buford, GA	\$2,291	\$2,210	-4% ▼
Burlington, NC	\$1,523	\$1,723	13% ▲
Cabot, AR	\$1,364	\$1,417	4% ▲
Calera, AL	\$1,567	\$1,565	—
Canton, GA	\$2,140	\$2,157	1% ▲
Cape Coral, FL	\$2,820	\$3,001	6% ▲
Cartersville, GA	\$1,836	\$2,045	11% ▲
Cary, NC	\$2,200	\$2,218	1% ▲
Casselberry, FL	\$2,170	\$2,283	5% ▲
Center Point, AL	\$1,123	\$1,249	11% ▲
Centeron, AR	\$1,635	\$1,709	5% ▲
Chapel Hill, NC	\$2,230	\$2,355	6% ▲
Charleston, SC	\$3,172	\$3,767	19% ▲
Charlotte, NC	\$1,951	\$2,081	7% ▲
Charlottesville, VA	\$2,181	\$2,512	15% ▲
Chattanooga, TN	\$2,007	\$1,981	-1% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Chesapeake, VA	\$1,928	\$1,967	2% ▲
Clarksville, TN	\$1,686	\$1,718	2% ▲
Clayton, NC	\$1,918	\$1,869	-3% ▼
Clearwater, FL	\$2,649	\$2,778	5% ▲
Clermont, FL	\$2,435	\$2,362	-3% ▼
Cocoa, FL	\$1,994	\$2,107	6% ▲
Coconut Creek, FL	\$3,426	\$3,570	4% ▲
College Park, GA	\$1,904	\$1,831	-4% ▼
Collierville, TN	\$1,942	\$2,202	13% ▲
Columbia, SC	\$1,554	\$1,701	9% ▲
Columbia, TN	\$1,866	\$1,972	6% ▲
Columbus, GA	\$1,262	\$1,268	—
Concord, NC	\$1,833	\$1,852	1% ▲
Conway, AR	\$1,422	\$1,490	5% ▲
Conyers, GA	\$1,826	\$1,821	—
Coral Gables, FL	\$5,861	\$5,973	2% ▲
Coral Springs, FL	\$3,700	\$3,491	-6% ▼
Cornelius, NC	\$2,462	\$2,302	-7% ▼
Covington, GA	\$1,859	\$1,766	-5% ▼
Crestview, FL	\$1,820	\$1,911	5% ▲
Dallas, GA	\$1,931	\$1,829	-5% ▼
Davie, FL	\$3,416	\$3,520	3% ▲
Daytona Beach, FL	\$2,393	\$2,173	-9% ▼
Decatur, AL	\$1,377	\$1,973	43% ▲
Decatur, GA	\$2,035	\$1,943	-5% ▼
Deerfield Beach, FL	\$3,591	\$4,342	21% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
DeLand, FL	\$2,118	\$2,037	-4% ▼
Delray Beach, FL	\$4,866	\$4,875	—
Deltona, FL	\$1,969	\$1,951	-1% ▼
Doral, FL	\$4,247	\$4,396	4% ▲
Douglasville, GA	\$1,903	\$1,797	-6% ▼
Duluth, GA	\$2,203	\$2,240	2% ▲
Durham, NC	\$1,977	\$2,141	8% ▲
Easley, SC	\$1,580	\$1,780	13% ▲
East Point, GA	\$1,832	\$1,794	-2% ▼
Enterprise, AL	\$1,388	\$1,610	16% ▲
Eustis, FL	\$1,996	\$2,071	4% ▲
Fairburn, GA	\$2,014	\$2,014	—
Fairfax, VA	\$3,116	\$2,905	-7% ▼
Falls Church, VA	\$3,022	\$3,115	3% ▲
Fayetteville, AR	\$1,769	\$1,855	5% ▲
Fayetteville, NC	\$1,370	\$1,514	11% ▲
Forest Park, GA	\$1,537	\$1,579	3% ▲
Fort Lauderdale, FL	\$4,098	\$4,341	6% ▲
Fort Myers, FL	\$3,004	\$3,203	7% ▲
Fort Pierce, FL	\$2,446	\$2,578	5% ▲
Fort Smith, AR	\$1,270	\$1,409	11% ▲
Franklin, TN	\$3,134	\$3,091	-1% ▼
Frederick, MD	\$2,280	\$2,356	3% ▲
Fredericksburg, VA	\$2,175	\$2,218	2% ▲
Fuquay-Varina, NC	\$1,998	\$2,061	3% ▲
Gainesville, FL	\$1,883	\$2,111	12% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Gainesville, GA	\$2,135	\$2,212	4% ▲
Gallatin, TN	\$2,098	\$2,262	8% ▲
Garner, NC	\$1,947	\$2,023	4% ▲
Gastonia, NC	\$1,705	\$1,710	—
Goose Creek, SC	\$1,970	\$2,003	2% ▲
Green Cove Springs, FL	\$1,814	\$1,880	4% ▲
Greensboro, NC	\$1,644	\$1,709	4% ▲
Greenville, NC	\$1,631	\$1,820	12% ▲
Greenville, SC	\$1,739	\$1,984	14% ▲
Greer, SC	\$1,818	\$1,914	5% ▲
Grovetown, GA	\$1,597	\$1,772	11% ▲
Gulfport, MS	\$1,348	\$1,711	27% ▲
Hampton, GA	\$1,883	\$1,826	-3% ▼
Hampton, VA	\$1,596	\$1,801	13% ▲
Hattiesburg, MS	\$1,314	\$1,485	13% ▲
Helena, AL	\$1,957	\$1,859	-5% ▼
Hendersonville, TN	\$2,206	\$2,512	14% ▲
Hialeah, FL	\$3,443	\$3,527	2% ▲
High Point, NC	\$1,617	\$1,649	2% ▲
Hinesville, GA	\$1,506	\$1,607	7% ▲
Holly Springs, NC	\$1,978	\$2,108	7% ▲
Hollywood, FL	\$4,419	\$4,168	-6% ▼
Homestead, FL	\$2,993	\$2,908	-3% ▼
Horn Lake, MS	\$1,621	\$1,507	-7% ▼
Hudson, FL	\$2,048	\$2,178	6% ▲
Hueytown, AL	\$1,279	\$1,284	—

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Huntersville, NC	\$2,137	\$2,174	2% ▲
Huntsville, AL	\$1,618	\$1,666	3% ▲
Indian Trail, NC	\$1,989	\$2,035	2% ▲
Irmo, SC	\$1,615	\$1,680	4% ▲
Jackson, MS	\$1,117	\$1,208	8% ▲
Jacksonville Beach, FL	\$3,357	\$3,272	-3% ▼
Jacksonville, AR	\$1,076	\$1,193	11% ▲
Jacksonville, FL	\$1,858	\$1,798	-3% ▼
Jacksonville, NC	\$1,408	\$1,576	12% ▲
Jonesboro, AR	\$1,402	\$1,535	9% ▲
Jupiter, FL	\$4,363	\$5,385	23% ▲
Kannapolis, NC	\$1,691	\$1,733	2% ▲
Kennesaw, GA	\$2,112	\$2,216	5% ▲
Kernersville, NC	\$1,867	\$1,938	4% ▲
Kissimmee, FL	\$2,234	\$2,282	2% ▲
Knoxville, TN	\$2,171	\$2,235	3% ▲
La Vergne, TN	\$1,900	\$2,014	6% ▲
Ladson, SC	\$1,901	\$2,137	12% ▲
Lafayette, LA	\$1,528	\$1,654	8% ▲
Lake Charles, LA	\$1,371	\$1,375	—
Lake Worth, FL	\$3,669	\$3,613	-2% ▼
Lakeland, FL	\$1,974	\$2,010	2% ▲
Largo, FL	\$2,797	\$2,784	—
Lawrenceville, GA	\$2,136	\$2,154	1% ▲
Lebanon, TN	\$2,040	\$2,085	2% ▲
Leesburg, FL	\$1,912	\$1,902	-1% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Lehigh Acres, FL	\$2,184	\$2,235	2% ▲
Lexington, KY	\$1,663	\$1,775	7% ▲
Lexington, SC	\$1,798	\$1,866	4% ▲
Lilburn, GA	\$2,165	\$2,256	4% ▲
Lithonia, GA	\$1,788	\$1,762	-1% ▼
Little Rock, AR	\$1,309	\$1,505	15% ▲
Locust Grove, GA	\$1,923	\$1,897	-1% ▼
Loganville, GA	\$2,036	\$2,033	—
Louisville, KY	\$1,557	\$1,543	-1% ▼
Macon, GA	\$1,263	\$1,373	9% ▲
Madison, AL	\$1,818	\$1,889	4% ▲
Margate, FL	\$3,155	\$3,223	2% ▲
Marietta, GA	\$2,164	\$2,404	11% ▲
Maryville, TN	\$2,030	\$2,278	12% ▲
Matthews, NC	\$2,170	\$2,078	-4% ▼
McDonough, GA	\$1,898	\$1,929	2% ▲
Melbourne, FL	\$2,350	\$2,373	1% ▲
Memphis, TN	\$1,482	\$1,472	-1% ▼
Metairie, LA	\$2,172	\$2,413	11% ▲
Miami, FL	\$4,055	\$4,078	1% ▲
Middleburg, FL	\$1,872	\$1,853	-1% ▼
Milton, FL	\$1,909	\$1,787	-6% ▼
Miramar, FL	\$3,568	\$3,225	-10% ▼
Mobile, AL	\$1,376	\$1,530	11% ▲
Moncks Corner, SC	\$1,953	\$2,073	6% ▲
Monroe, LA	\$1,221	\$1,210	-1% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Monroe, NC	\$1,910	\$1,950	2% ▲
Montgomery, AL	\$1,177	\$1,268	8% ▲
Mooresville, NC	\$1,941	\$2,069	7% ▲
Morgantown, WV	\$1,548	\$1,631	5% ▲
Morrisville, NC	\$2,357	\$2,253	-4% ▼
Mount Dora, FL	\$2,245	\$2,190	-2% ▼
Mount Pleasant, SC	\$3,434	\$3,953	15% ▲
Mt. Juliet, TN	\$2,316	\$2,351	2% ▲
Murfreesboro, TN	\$2,084	\$2,088	—
Myrtle Beach, SC	\$2,276	\$2,224	-2% ▼
Naples, FL	\$5,482	\$5,350	-2% ▼
Nashville, TN	\$2,736	\$2,661	-3% ▼
New Orleans, LA	\$2,484	\$2,362	-5% ▼
New Port Richey, FL	\$2,258	\$2,057	-9% ▼
Newnan, GA	\$2,081	\$1,948	-6% ▼
Newport News, VA	\$1,691	\$1,758	4% ▲
Norfolk, VA	\$1,875	\$2,066	10% ▲
North Charleston, SC	\$1,896	\$2,266	20% ▲
North Little Rock, AR	\$1,132	\$1,256	11% ▲
North Miami Beach, FL	\$3,671	\$3,797	3% ▲
North Miami, FL	\$4,030	\$4,865	21% ▲
North Port, FL	\$2,358	\$2,355	—
Ocala, FL	\$1,880	\$2,067	10% ▲
Ocoee, FL	\$2,347	\$2,338	—
Olive Branch, MS	\$1,784	\$1,826	2% ▲
Orange Park, FL	\$1,990	\$1,954	-2% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Orlando, FL	\$2,361	\$2,340	-1% ▼
Ormond Beach, FL	\$2,530	\$2,770	9% ▲
Oviedo, FL	\$2,347	\$2,475	5% ▲
Palm Bay, FL	\$2,070	\$1,986	-4% ▼
Palm Beach Gardens, FL	\$4,751	\$5,435	14% ▲
Palm Coast, FL	\$2,373	\$2,315	-2% ▼
Palmetto, FL	\$2,612	\$2,501	-4% ▼
Panama City Beach, FL	\$2,815	\$2,866	2% ▲
Panama City, FL	\$1,966	\$2,153	10% ▲
Peachtree City, GA	\$2,441	\$2,545	4% ▲
Pembroke Pines, FL	\$3,687	\$3,572	-3% ▼
Pensacola, FL	\$1,962	\$1,878	-4% ▼
Phenix City, AL	\$1,216	\$1,355	11% ▲
Pinehurst, NC	\$2,235	\$2,309	3% ▲
Pinellas Park, FL	\$2,733	\$2,652	-3% ▼
Plant City, FL	\$2,097	\$2,094	—
Plantation, FL	\$4,057	\$3,942	-3% ▼
Pompano Beach, FL	\$4,588	\$4,480	-2% ▼
Pooler, GA	\$2,043	\$2,120	4% ▲
Port Charlotte, FL	\$2,513	\$2,532	1% ▲
Port Orange, FL	\$2,515	\$2,447	-3% ▼
Port St. Lucie, FL	\$2,658	\$2,765	4% ▲
Portsmouth, VA	\$1,678	\$1,734	3% ▲
Powder Springs, GA	\$1,856	\$1,926	4% ▲
Punta Gorda, FL	\$3,140	\$3,278	4% ▲
Raleigh, NC	\$2,026	\$2,096	3% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Richmond, VA	\$1,921	\$2,024	5% ▲
Riverdale, GA	\$1,738	\$1,771	2% ▲
Riverview, FL	\$2,116	\$2,146	1% ▲
Roanoke, VA	\$1,582	\$1,742	10% ▲
Rock Hill, SC	\$1,780	\$1,835	3% ▲
Rocky Mount, NC	\$1,202	\$1,267	5% ▲
Rogers, AR	\$1,913	\$1,928	1% ▲
Roswell, GA	\$2,828	\$3,051	8% ▲
Royal Palm Beach, FL	\$3,146	\$3,296	5% ▲
Salisbury, NC	\$1,496	\$1,591	6% ▲
Sanford, FL	\$2,123	\$2,154	1% ▲
Sanford, NC	\$1,819	\$1,966	8% ▲
Sarasota, FL	\$3,126	\$3,517	13% ▲
Savannah, GA	\$2,091	\$2,487	19% ▲
Sebring, FL	\$1,813	\$1,925	6% ▲
Seffner, FL	\$2,220	\$2,263	2% ▲
Shelby County, TN	\$1,795	\$1,864	4% ▲
Shreveport, LA	\$1,125	\$1,277	14% ▲
Simpsonville, SC	\$1,784	\$1,918	8% ▲
Slidell, LA	\$1,782	\$1,830	3% ▲
Smyrna, GA	\$2,552	\$2,701	6% ▲
Smyrna, TN	\$2,060	\$2,161	5% ▲
Snellville, GA	\$2,035	\$1,948	-4% ▼
Southaven, MS	\$1,707	\$1,795	5% ▲
Spartanburg, SC	\$1,417	\$1,597	13% ▲
Spring Hill, FL	\$2,026	\$2,069	2% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Spring Hill, TN	\$2,386	\$2,312	-3% ▼
Springdale, AR	\$1,693	\$1,715	1% ▲
St. Augustine, FL	\$2,655	\$2,490	-6% ▼
St. Cloud, FL	\$2,320	\$2,343	1% ▲
St. Petersburg, FL	\$2,901	\$3,065	6% ▲
Statesville, NC	\$1,770	\$1,736	-2% ▼
Stockbridge, GA	\$1,909	\$1,863	-2% ▼
Stonecrest, GA	\$1,873	\$1,731	-8% ▼
Summerville, SC	\$2,093	\$2,151	3% ▲
Sumter, SC	\$1,475	\$1,422	-4% ▼
Sunrise, FL	\$3,334	\$3,370	1% ▲
Suwanee, GA	\$2,527	\$2,396	-5% ▼
Tallahassee, FL	\$1,852	\$2,045	10% ▲
Tampa, FL	\$2,565	\$2,711	6% ▲
Titusville, FL	\$2,028	\$2,014	-1% ▼
Tuscaloosa, AL	\$1,474	\$1,706	16% ▲
Union City, GA	\$2,001	\$1,889	-6% ▼
Valdosta, GA	\$1,215	\$1,385	14% ▲
Valrico, FL	\$2,057	\$2,233	9% ▲
Venice, FL	\$3,772	\$3,820	1% ▲
Vero Beach, FL	\$3,053	\$3,607	18% ▲
Villa Rica, GA	\$1,891	\$1,819	-4% ▼
Virginia Beach, VA	\$2,210	\$2,341	6% ▲
Wake Forest, NC	\$2,081	\$2,096	1% ▲
Warner Robins, GA	\$1,429	\$1,514	6% ▲
Washington, DC	\$3,809	\$3,749	-2% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southeast

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Waxhaw, NC	\$2,284	\$1,979	-13% ▼
Wellington, FL	\$5,258	\$4,704	-11% ▼
West Palm Beach, FL	\$3,726	\$4,224	13% ▲
Weston, FL	\$3,956	\$4,065	3% ▲
Williamsburg, VA	\$1,863	\$2,111	13% ▲
Wilmington, DE	\$1,971	\$1,988	1% ▲
Wilmington, NC	\$2,234	\$2,298	3% ▲
Winder, GA	\$1,922	\$1,854	-4% ▼
Winston-Salem, NC	\$1,679	\$1,708	2% ▲
Winter Garden, FL	\$2,643	\$2,740	4% ▲
Winter Haven, FL	\$1,972	\$1,943	-1% ▼
Winter Park, FL	\$2,273	\$2,598	14% ▲
Winter Springs, FL	\$2,336	\$2,384	2% ▲
Woodstock, GA	\$2,216	\$2,367	7% ▲
Yulee, FL	\$2,167	\$2,276	5% ▲
Zephyrhills, FL	\$2,207	\$2,266	3% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southwest

Rent Price Changes in the Southwest

In the Southwest, Huntsville, Texas had the largest year-over-year rent increase of 24%, while Stillwater, Oklahoma had the largest decrease of -12%.

Rent Prices in Popular Southwest Markets

Average rent prices in three popular Southwest markets: Austin, Texas (\$2,854), Dallas, Texas (\$2,826); Houston, Texas (\$2,224).

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Abilene, TX	\$1,455	\$1,543	6% ▲
Albuquerque, NM	\$2,017	\$2,267	12% ▲
Allen, TX	\$2,495	\$2,714	9% ▲
Amarillo, TX	\$1,666	\$1,686	1% ▲
Anna, TX	\$2,095	\$2,132	2% ▲
Apache Junction, AZ	\$1,901	\$2,141	13% ▲
Arlington, TX	\$2,125	\$2,155	1% ▲
Aubrey, TX	\$2,319	\$2,285	-1% ▼
Austin, TX	\$2,918	\$2,854	-2% ▼
Avondale, AZ	\$2,060	\$2,106	2% ▲
Baytown, TX	\$1,767	\$1,788	1% ▲
Beaumont, TX	\$1,494	\$1,445	-3% ▼
Bedford, TX	\$2,431	\$2,443	—
Broken Arrow, OK	\$1,622	\$1,782	10% ▲
Bryan, TX	\$1,703	\$1,791	5% ▲
Buckeye, AZ	\$2,031	\$2,037	—
Buda, TX	\$2,445	\$2,247	-8% ▼
Bullhead City, AZ	\$1,967	\$1,826	-7% ▼
Burleson, TX	\$2,070	\$2,008	-3% ▼

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Canyon Lake, TX	\$2,076	\$1,993	-4% ▼
Carrollton, TX	\$2,626	\$2,662	1% ▲
Casa Grande, AZ	\$1,890	\$2,016	7% ▲
Cedar Hill, TX	\$2,128	\$2,138	—
Cedar Park, TX	\$2,365	\$2,311	-2% ▼
Chandler, AZ	\$2,463	\$2,501	2% ▲
Cleburne, TX	\$1,756	\$1,772	1% ▲
Clovis, NM	\$1,262	\$1,427	13% ▲
College Station, TX	\$1,911	\$1,920	—
Conroe, TX	\$1,902	\$1,994	5% ▲
Converse, TX	\$1,772	\$1,785	1% ▲
Coppell, TX	\$2,621	\$2,722	4% ▲
Copperas Cove, TX	\$1,342	\$1,414	5% ▲
Corpus Christi, TX	\$1,870	\$1,991	6% ▲
Crowley, TX	\$2,037	\$2,108	3% ▲
Cypress, TX	\$2,001	\$2,240	12% ▲
Dallas, TX	\$2,660	\$2,826	6% ▲
Del City, OK	\$1,179	\$1,190	1% ▲
Denison, TX	\$1,591	\$1,593	—
Denton, TX	\$2,040	\$2,109	3% ▲
DeSoto, TX	\$2,088	\$2,078	—
Dickinson, TX	\$1,862	\$2,048	10% ▲
Duncanville, TX	\$1,979	\$2,055	4% ▲
Edinburg, TX	\$1,625	\$1,861	15% ▲
Edmond, OK	\$1,795	\$1,786	-1% ▼
El Mirage, AZ	\$1,915	\$1,910	—

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
El Paso, TX	\$1,579	\$1,656	5% ▲
Enid, OK	\$1,176	\$1,336	14% ▲
Eules, TX	\$2,309	\$2,607	13% ▲
Flagstaff, AZ	\$2,897	\$3,056	5% ▲
Florence, AZ	\$1,772	\$1,878	6% ▲
Flower Mound, TX	\$2,584	\$2,793	8% ▲
Forney, TX	\$2,187	\$2,204	1% ▲
Fort Worth, TX	\$2,055	\$2,159	5% ▲
Friendswood, TX	\$1,957	\$2,085	7% ▲
Frisco, TX	\$2,802	\$2,868	2% ▲
Galveston, TX	\$2,270	\$2,559	13% ▲
Garland, TX	\$2,101	\$2,063	-2% ▼
Georgetown, TX	\$2,309	\$2,289	-1% ▼
Gilbert, AZ	\$2,397	\$2,478	3% ▲
Glendale, AZ	\$2,181	\$2,313	6% ▲
Goodyear, AZ	\$2,212	\$2,362	7% ▲
Granbury, TX	\$2,026	\$2,079	3% ▲
Grand Prairie, TX	\$2,181	\$2,297	5% ▲
Grapevine, TX	\$3,158	\$2,910	-8% ▼
Greenville, TX	\$1,663	\$1,708	3% ▲
Houston, TX	\$2,148	\$2,224	4% ▲
Humble, TX	\$1,889	\$1,956	4% ▲
Huntsville, TX	\$1,477	\$1,836	24% ▲
Hurst, TX	\$2,223	\$2,248	1% ▲
Hutto, TX	\$2,207	\$2,185	-1% ▼
Irving, TX	\$2,611	\$2,679	3% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Katy, TX	\$2,087	\$2,113	1% ▲
Keller, TX	\$2,610	\$2,562	-2% ▼
Killeen, TX	\$1,522	\$1,533	1% ▲
Kyle, TX	\$2,078	\$2,093	1% ▲
La Marque, TX	\$1,635	\$1,802	10% ▲
La Porte, TX	\$1,891	\$1,835	-3% ▼
Lake Havasu City, AZ	\$2,336	\$2,364	1% ▲
Lancaster, TX	\$1,959	\$2,010	3% ▲
Laredo, TX	\$1,769	\$1,968	11% ▲
Las Cruces, NM	\$1,688	\$1,811	7% ▲
Lawton, OK	\$1,085	\$1,144	5% ▲
League City, TX	\$2,112	\$2,342	11% ▲
Leander, TX	\$2,286	\$2,189	-4% ▼
Lewisville, TX	\$2,435	\$2,510	3% ▲
Little Elm, TX	\$2,389	\$2,347	-2% ▼
Longview, TX	\$1,781	\$1,706	-4% ▼
Lubbock, TX	\$1,478	\$1,492	1% ▲
Manor, TX	\$2,131	\$2,165	2% ▲
Mansfield, TX	\$2,220	\$2,262	2% ▲
Marana, AZ	\$2,104	\$2,114	—
Maricopa, AZ	\$1,884	\$1,892	—
McAllen, TX	\$1,669	\$1,826	9% ▲
McKinney, TX	\$2,529	\$2,466	-2% ▼
Mesa, AZ	\$2,243	\$2,355	5% ▲
Mesquite, TX	\$1,992	\$2,055	3% ▲
Midland, TX	\$2,250	\$2,422	8% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Midlothian, TX	\$2,177	\$2,198	1% ▲
Midwest City, OK	\$1,143	\$1,281	12% ▲
Mission, TX	\$1,758	\$1,981	13% ▲
Missouri City, TX	\$2,019	\$2,127	5% ▲
Montgomery, TX	\$2,138	\$2,193	3% ▲
Moore, OK	\$1,492	\$1,488	—
New Braunfels, TX	\$2,093	\$1,998	-5% ▼
Norman, OK	\$1,549	\$1,614	4% ▲
North Richland Hills, TX	\$2,198	\$2,420	10% ▲
Odessa, TX	\$2,046	\$2,228	9% ▲
Oklahoma City, OK	\$1,517	\$1,550	2% ▲
Owasso, OK	\$1,667	\$1,683	1% ▲
Pasadena, TX	\$1,809	\$1,709	-6% ▼
Pearland, TX	\$2,140	\$2,219	4% ▲
Peoria, AZ	\$2,239	\$2,382	6% ▲
Pflugerville, TX	\$2,226	\$2,204	-1% ▼
Phoenix, AZ	\$2,290	\$2,380	4% ▲
Plano, TX	\$2,675	\$2,682	—
Prescott Valley, AZ	\$2,290	\$2,241	-2% ▼
Prescott, AZ	\$2,809	\$2,684	-4% ▼
Princeton, TX	\$2,062	\$2,086	1% ▲
Queen Creek, AZ	\$2,160	\$2,262	5% ▲
Richardson, TX	\$2,782	\$2,525	-9% ▼
Richmond, TX	\$2,059	\$2,134	4% ▲
Rio Rancho, NM	\$1,905	\$2,055	8% ▲
Rockwall, TX	\$2,279	\$2,354	3% ▲

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Analysis

Southwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Rosenberg, TX	\$1,872	\$2,122	13% ▲
Round Rock, TX	\$2,249	\$2,253	—
Rowlett, TX	\$2,352	\$2,468	5% ▲
Royse City, TX	\$2,108	\$2,168	3% ▲
Sahuarita, AZ	\$1,866	\$1,957	5% ▲
San Angelo, TX	\$1,467	\$1,504	3% ▲
San Antonio, TX	\$1,864	\$1,873	—
San Marcos, TX	\$2,138	\$2,120	-1% ▼
San Tan Valley, AZ	\$2,067	\$2,047	-1% ▼
Santa Fe, NM	\$3,081	\$3,280	6% ▲
Schertz, TX	\$2,008	\$1,952	-3% ▼
Scottsdale, AZ	\$3,710	\$3,932	6% ▲
Sherman, TX	\$1,781	\$1,905	7% ▲
Sierra Vista, AZ	\$1,650	\$1,670	1% ▲
Spring, TX	\$2,133	\$2,194	3% ▲
Stillwater, OK	\$1,515	\$1,336	-12% ▼
Sugar Land, TX	\$2,167	\$2,166	—
Surprise, AZ	\$2,103	\$2,126	1% ▲
Tempe, AZ	\$2,467	\$2,594	5% ▲
Temple, TX	\$1,747	\$1,810	4% ▲
Texas City, TX	\$1,462	\$1,691	16% ▲
The Colony, TX	\$2,280	\$2,381	4% ▲
The Village, OK	\$1,481	\$1,495	1% ▲
The Woodlands, TX	\$2,374	\$2,813	18% ▲
Tolleson, AZ	\$2,087	\$2,059	-1% ▼
Tomball, TX	\$2,121	\$2,131	—

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Analysis

Southwest

City/State	Q3 2022 Average Rent	Q3 2023 Average Rent	YoY % Change
Tucson, AZ	\$1,981	\$2,053	4% ▲
Tulsa, OK	\$1,507	\$1,564	4% ▲
Tyler, TX	\$1,679	\$1,869	11% ▲
Victoria, TX	\$1,722	\$1,523	-12% ▼
Waco, TX	\$1,730	\$1,726	—
Watauga, TX	\$1,975	\$2,012	2% ▲
Waxahachie, TX	\$2,157	\$2,380	10% ▲
Weatherford, TX	\$2,046	\$2,002	-2% ▼
Wichita Falls, TX	\$1,422	\$1,429	—
Willis, TX	\$1,656	\$1,926	16% ▲
Wylie, TX	\$2,253	\$2,260	—
Yukon, OK	\$1,572	\$1,599	2% ▲
Yuma, AZ	\$1,669	\$1,782	7% ▲

Key: ▲ Rent Increase ▼ Rent Decrease — No Significant Change in Rent (between -1% and 1%)

Conclusion

Conclusion

Rentometer will continue to monitor rent prices throughout the rest of 2023 to see how they are impacted as the housing market continues to evolve.

It is important now more than ever to know the market rent in your area to remain competitive and make informed real estate decisions.

To access rent data in your area, [click here](#).

Access Rent Data 24/7

Make data-driven real estate decisions with Rentometer - the fastest way to check residential rent prices in the U.S. Try us for free today!

[Start Free Trial](#)

About Rentometer

Rentometer collects, analyzes, and distributes multifamily and SFR rent price data throughout the U.S. Our rental data is proven to be valuable for our diverse customer base of real estate professionals—including real estate investors, property managers, agents, and even renters—as we deliver more than 20,000 reports daily.

For more information, please contact us at info@rentometer.com or visit us at www.rentometer.com.

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