



BRAY RENTAL MARKET REPORT

Mesa County, CO | 2nd Quarter 2023

Single-Family Rental Market (median rental rates)


\$/Sf Change in Rent Q2 2023 vs Q4 2022	SINGLE-FAMILY	1 Bedroom	2 Bedrooms	3 Bedrooms	4 Bedrooms	All
	+3.02% 	City		\$1,100	\$1,450	\$1,700
Orchard Mesa			\$1,375	\$1,600		\$1,600
Fruitvale			\$863	\$1,600	\$2,300	\$1,550
Northwest		\$1,600	\$1,338	\$1,800	\$2,550	\$1,600
North				\$1,750	\$2,550	\$1,800
Redlands			\$1,850	\$1,375	\$2,115	\$1,675
Clifton				\$1,475		\$1,475
Fruita			\$1,225	\$1,700	\$1,650	\$1,670
Palisade				\$2,550		\$2,550
All		\$1,600	\$1,100	\$1,600	\$1,900	\$1,500

Median Rent
Q2 2023 vs Q4 2022


NO CHANGE 

Above data shows **Single-Family Rentals Only in Mesa County. ***Data is deemed reliable but not guaranteed.
Data based off of Bray Property Management's Rental Portfolio. **Revised August 29, 2023**

Multi-Family Rental Market (2+ Units) (median rental rates)

\$/Sf Change in Rent Q2 2023 vs Q4 2022	MULTI-FAMILY	1 Bedroom	2 Bedrooms	3 Bedrooms	4 Bedrooms	All
	+6.62% 	City	\$850*	\$1,088	\$1,500	\$1,650
Orchard Mesa			\$950	\$1,400	\$1,550	\$1,350
Fruitvale			\$925	\$1,350		\$1,150
Northwest		\$1,410	\$1,625	\$1,500		\$1,445
North		\$1,100	\$1,240	\$1,600		\$1,240
Redlands		\$1,125	\$1,300	\$1,950		\$1,275
Clifton		\$950	\$1,075	\$1,125		\$1,050
Fruita			\$975	\$1,900		\$1,700
Palisade			\$763			\$763
All		\$1,390	\$1,200	\$1,400	\$1,650	\$1,390

Average Rent
Q2 2023 vs Q4 2022

+5.1% 

*Total includes Studios in City. **Above data shows **Multi-Family Rentals Only (any structure with 2 units or more)** in Mesa County. ***Data is deemed reliable but not guaranteed. Data based off of Bray Property Management's Rental Portfolio. **Revised August 29, 2023**



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