

Single-Family Residences and Apartments Average Rent  
 Contract and Adjusted, Selected Boroughs and Census Areas  
 2008

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Survey Area	Single-Family Residences		Apartments	
	Contract (\$)	Adjusted (\$)	Contract (\$)	Adjusted (\$)
Municipality of Anchorage	1,252	1,454	930	1,013
Fairbanks North Star Borough	1,113	1,481	868	941
Juneau Borough	1,195	1,403	988	1,096
Kenai Peninsula Borough	808	1,025	673	783
Ketchikan Gateway Borough	941	1,202	798	900
Kodiak Island Borough	965	1,339	967	1,076
Matanuska-Susitna Borough	1,034	1,221	770	839
Sitka Borough	1,036	1,343	828	1,024
Valdez-Cordova CA	1,307	1,545	935	985
Wrangell-Petersburg CA	615	912	659	754

Note: Areas or bedroom sizes for which six units or less were collected during the survey are not reported for confidentiality purposes.

Source: Alaska Department of Labor and Workforce Development, Research and Analysis Section and the Alaska Housing Finance Corporation - 2008 Rental Market Survey

Apartment Rental Costs and Vacancy Rates  
Selected Boroughs and Census Areas  
2008

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Survey Area	Average Rent (\$)		Median Rent (\$)		Number of Units		Vacancy Rate (%)	Percentage of Units with Utilities Included in Contract Rent						
	Contract	Adjusted	Contract	Adjusted	Surveyed	Vacant		Heat	Light	Water	Water	Garbage	Sewer	Snow
<b>Municipality of Anchorage</b>														
0 Bedroom	692	759	635	701	471	17	3.6	93.2	43.5	93.2	37.6	100.0	100.0	95.1
1 Bedroom	843	912	795	850	3,124	156	5.0	90.1	39.6	93.7	48.1	99.8	99.6	88.6
2 Bedroom	1,009	1,104	950	1,023	3,525	156	4.4	77.2	15.2	82.3	60.6	95.0	95.2	80.7
3 Bedroom	1,130	1,236	1,128	1,215	476	25	5.3	66.0	15.8	72.9	79.8	93.9	94.7	62.2
<b>Fairbanks North Star Borough</b>														
0 Bedroom	553	562	575	595	269	43	16.0	100.0	79.9	100.0	100.0	100.0	99.6	52.8
1 Bedroom	738	790	700	759	1,144	119	10.4	98.5	29.9	90.2	98.0	96.8	97.0	81.0
2 Bedroom	927	1,007	900	997	1,541	164	10.6	98.2	15.2	82.9	97.9	94.6	94.4	86.6
3 Bedroom	1,166	1,299	1,150	1,284	392	42	10.7	92.9	12.8	59.2	91.6	91.1	86.2	79.3
<b>Juneau Borough</b>														
0 Bedroom	668	712	665	713	113	5	4.4	82.3	12.4	84.1	100.0	100.0	100.0	38.1
1 Bedroom	833	906	825	890	319	15	4.7	69.3	31.7	65.2	100.0	100.0	99.4	69.0
2 Bedroom	1,009	1,143	995	1,119	420	22	5.2	56.0	21.9	45.7	96.0	96.9	97.6	72.1
3 Bedroom	1,344	1,537	1,350	1,522	116	6	5.2	58.6	12.9	29.3	98.3	90.5	92.2	44.0
<b>Kenai Peninsula Borough</b>														
0 Bedroom	490	502	450	450	39	1	2.6	100.0	76.9	94.9	100.0	100.0	97.4	97.4
1 Bedroom	609	703	618	685	174	16	9.2	68.4	21.3	70.1	92.0	90.2	89.1	89.1
2 Bedroom	685	798	675	782	489	37	7.6	73.4	10.0	69.1	94.1	93.0	89.6	88.3
3 Bedroom	789	949	800	897	91	3	3.3	65.9	4.4	58.2	89.0	87.9	92.3	72.5
<b>Ketchikan Gateway Borough</b>														
0 Bedroom	540	570	575	575	139	7	8.9	98.7	68.4	97.5	69.6	92.4	69.6	40.5
1 Bedroom	645	726	630	745	131	5	3.8	90.1	39.7	67.2	53.4	58.8	51.1	48.9
2 Bedroom	849	988	810	984	156	9	5.8	84.6	16.7	48.1	30.8	30.1	27.6	34.6
3 Bedroom	1,165	1,292	1,160	1,297	80	8	10.0	85.0	26.3	61.3	40.0	37.5	38.8	47.5
<b>Kodiak Island Borough</b>														
0 Bedroom	579	648	530	629	48	2	4.2	97.9	10.4	56.3	100.0	100.0	100.0	85.4
1 Bedroom	737	804	742	813	71	5	7.0	93.0	23.9	94.4	100.0	100.0	100.0	78.9
2 Bedroom	1,060	1,183	1,000	1,175	127	4	3.1	86.6	3.1	83.5	100.0	99.2	100.0	74.8
3 Bedroom	1,284	1,439	1,275	1,409	70	0	0.0	81.4	8.6	81.4	95.7	95.7	95.7	68.6
<b>Matanuska-Susitna Borough</b>														
0 Bedroom	575	585	495	495	19	1	5.3	100.0	68.4	100.0	100.0	100.0	89.5	100.0
1 Bedroom	689	736	699	745	303	10	3.3	91.7	25.7	86.8	97.7	98.0	97.0	94.4
2 Bedroom	781	861	750	883	390	24	6.2	70.3	26.2	67.7	95.4	93.3	93.3	86.9
3 Bedroom	973	1,068	950	1,019	95	7	7.4	71.6	11.6	66.3	95.8	91.6	84.2	83.2
<b>Sitka Borough</b>														
0 Bedroom	604	670	655	675	8	2	25.0	62.5	62.5	75.0	62.5	62.5	62.5	75.0
1 Bedroom	669	812	690	810	75	5	6.7	57.3	33.3	66.7	21.3	13.3	13.3	81.3
2 Bedroom	847	1,054	807	1,042	97	7	7.2	44.3	10.3	33.0	17.5	12.4	12.4	42.3
3 Bedroom	1,125	1,419	1,100	1,406	40	8	20.0	17.5	7.5	12.5	10.0	7.5	10.0	32.5
<b>Valdez-Cordova CA</b>														
0 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
1 Bedroom	832	852	725	725	35	3	8.6	100.0	80.0	97.1	91.4	91.4	91.4	97.1
2 Bedroom	946	986	850	956	34	1	2.9	100.0	64.7	100.0	88.2	88.2	85.3	91.2
3 Bedroom	1,052	1,151	963	1,077	22	1	4.5	100.0	27.3	95.5	86.4	86.4	86.4	100.0
<b>Wrangell-Petersburg CA</b>														
0 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
1 Bedroom	558	630	535	650	34	1	2.9	100.0	26.5	76.5	58.8	70.6	70.6	55.9
2 Bedroom	669	752	650	701	65	3	4.6	96.9	9.2	90.8	72.3	67.7	61.5	84.6
3 Bedroom	756	918	725	976	30	5	16.7	63.3	26.7	63.3	63.3	60.0	56.7	53.3
<b>Balance of State</b>														
0 Bedroom	823	823	900	900	41	11	26.8	100.0	56.1	100.0	97.6	97.6	97.6	100.0
1 Bedroom	845	845	888	888	66	2	3.0	87.9	37.9	84.8	78.8	77.3	83.3	77.3
2 Bedroom	1,113	1,113	1,133	1,133	87	3	3.4	88.5	33.3	86.2	82.8	83.9	82.8	52.9
3 Bedroom	1,386	1,386	1,445	1,445	42	3	7.1	78.6	16.7	76.2	73.8	76.2	71.4	73.8

Note: Areas or bedroom sizes for which six units or fewer were collected during the survey are not reported for confidentiality purposes.

Source: Alaska Department of Labor and Workforce Development, Research and Analysis Section and the Alaska Housing Finance Corporation - 2008 Rental Market Survey

## Single-Family Residence Rental Costs and Vacancy Rates

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Selected Boroughs and Census Areas

2008

Survey Area	Average Rent (\$)		Median Rent (\$)		Number of Units		Vacancy Rate (%)	Percentage of Units with Utilities Included in Contract Rent						
	Contract	Adjusted	Contract	Adjusted	Surveyed	Vacant		Heat	Light	Hot				Snow
										Water	Water	Garbage	Sewer	
<b>Municipality of Anchorage</b>														
1 Bedroom	732	813	700	820	19	1	5.3	57.9	42.1	57.9	68.4	63.2	68.4	42.1
2 Bedroom	976	1,119	950	1,115	33	7	21.2	21.2	15.2	39.4	66.7	66.7	66.7	24.2
3 Bedroom	1,338	1,558	1,370	1,560	75	1	1.3	12.0	8.0	10.7	28.0	25.3	26.7	13.3
4 Bedroom	1,615	1,910	1,648	1,957	30	1	3.3	0.0	0.0	6.7	16.7	13.3	16.7	3.3
<b>Fairbanks North Star Borough</b>														
1 Bedroom	694	935	688	889	74	5	6.8	48.6	25.7	35.1	55.4	56.8	44.6	54.1
2 Bedroom	971	1,308	950	1,314	130	11	8.5	39.2	13.1	23.8	50.0	45.4	38.5	47.7
3 Bedroom	1,317	1,753	1,350	1,807	146	10	6.8	28.8	5.5	19.9	45.9	42.5	31.5	17.1
4 Bedroom	1,556	2,017	1,700	2,178	37	7	18.9	18.9	5.4	18.9	70.3	78.4	51.4	10.8
<b>Juneau Borough</b>														
1 Bedroom	836	937	850	900	37	3	8.1	56.8	32.4	45.9	97.3	94.6	78.4	54.1
2 Bedroom	1,118	1,296	1,125	1,251	28	3	10.7	50.0	21.4	42.9	89.3	78.6	64.3	46.4
3 Bedroom	1,489	1,818	1,500	1,813	32	2	6.3	18.8	12.5	18.8	78.1	75.0	50.0	18.8
4 Bedroom	2,127	2,492	2,100	2,555	9	2	22.2	33.3	22.2	33.3	66.7	88.9	66.7	33.3
<b>Kenai Peninsula Borough</b>														
1 Bedroom	598	727	575	700	71	4	5.6	45.1	38.0	38.0	57.7	50.7	42.3	43.7
2 Bedroom	719	912	700	876	133	13	9.8	16.5	9.8	14.3	48.1	42.9	30.8	28.6
3 Bedroom	969	1,244	950	1,235	143	8	5.6	9.1	6.3	7.7	33.6	29.4	19.6	11.9
4 Bedroom	972	1,235	1,000	1,313	25	2	8.0	4.0	4.0	8.0	36.0	28.0	20.0	20.0
<b>Ketchikan Gateway Borough</b>														
1 Bedroom	662	838	725	936	9	0	0.0	11.1	11.1	11.1	66.7	66.7	55.6	22.2
2 Bedroom	806	1,033	720	1,024	9	0	0.0	22.2	11.1	11.1	33.3	44.4	55.6	11.1
3 Bedroom	1,126	1,416	1,075	1,392	16	6	37.5	18.8	6.3	6.3	25.0	37.5	37.5	12.5
4 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
<b>Kodiak Island Borough</b>														
1 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
2 Bedroom	848	1,173	850	1,175	28	1	3.6	10.7	7.1	10.7	75.0	75.0	78.6	3.6
3 Bedroom	1,087	1,529	1,160	1,610	31	2	6.5	0.0	6.5	12.9	51.6	61.3	64.5	3.2
4 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
<b>Matanuska-Susitna Borough</b>														
1 Bedroom	693	795	675	797	25	2	8.0	40.0	36.0	44.0	72.0	64.0	56.0	32.0
2 Bedroom	823	990	800	991	38	3	7.9	21.1	15.8	18.4	68.4	57.9	31.6	10.5
3 Bedroom	1,133	1,334	1,100	1,309	75	3	4.0	9.3	9.3	8.0	56.0	33.3	40.0	8.0
4 Bedroom	1,295	1,527	1,350	1,584	26	0	0.0	7.7	7.7	7.7	76.9	42.3	46.2	11.5
<b>Sitka Borough</b>														
1 Bedroom	675	887	630	902	11	0	0.0	27.3	18.2	18.2	18.2	18.2	18.2	18.2
2 Bedroom	927	1,213	883	1,176	31	3	9.7	3.2	3.2	6.5	6.5	9.7	9.7	16.1
3 Bedroom	1,237	1,600	1,200	1,578	24	3	12.5	0.0	0.0	0.0	0.0	0.0	0.0	16.7
4 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
<b>Valdez-Cordova CA</b>														
1 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
2 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
3 Bedroom	1,621	1,896	1,475	1,832	16	3	18.8	31.3	31.3	37.5	56.3	56.3	56.3	37.5
4 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
<b>Wrangell-Petersburg CA</b>														
1 Bedroom	500	679	500	665	7	2	28.6	42.9	14.3	42.9	42.9	14.3	42.9	42.9
2 Bedroom	564	878	535	843	17	2	11.8	5.9	0.0	5.9	11.8	0.0	11.8	29.4
3 Bedroom	696	1,025	650	1,025	16	1	6.3	6.3	0.0	12.5	12.5	6.3	6.3	6.3
4 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
<b>Balance of State</b>														
1 Bedroom	807	807	888	888	14	1	7.1	71.4	14.3	35.7	21.4	21.4	14.3	42.9
2 Bedroom	861	861	900	900	30	2	6.7	53.3	36.7	40.0	56.7	46.7	46.7	16.7
3 Bedroom	1,013	1,013	1,000	1,000	22	0	0.0	22.7	18.2	22.7	31.8	31.8	18.2	4.5
4 Bedroom	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

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