



Scottsdale Area Association of REALTORS®

# Scottsdale

## MARKET REPORT

April 2017

Scottsdale Area Association of REALTORS®  
8600 E Anderson Dr., Suite 200 Scottsdale, AZ 85255

ScottsdaleREALTORS.org  
480-945-2651

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[info@ScottsdaleREALTORS.org](mailto:info@ScottsdaleREALTORS.org)



## Summary of Key Listing and Sales Metrics

A summary of the key metrics selected to be included in the report. MLS sources where licensed.

Key Metrics	Apr 2017	Apr 2016	+ / -	YTD 2017	YTD 2016	+ / -
<b>Listing Activity Charts Metrics</b>						
New Listing Count	1,100	1,335	-17.6%	5,023	5,472	-8.2%
New Listing Volume	\$614,198,308	\$620,161,448	-1%	\$2,989,486,926	\$3,053,593,090	-2.1%
Active Listing Count	3,111	4,559	-31.8%	14,760	17,786	-17%
Active Listing Volume	\$3,284,675,395	\$3,681,458,697	-10.8%	\$13,930,138,077	\$14,660,620,777	-5%
Average Listing Price	\$1,055,826	\$807,515	+30.8%	\$943,776	\$824,279	+14.5%
Median Listing Price	\$699,900	\$529,000	+32.3%	\$608,816	\$534,685	+13.9%
Average Listing Price per Sq Ft	\$287	\$260	+10.4%	\$282	\$261	+7.7%
Median Listing Price per Sq Ft	\$248	\$226	+9.7%	\$243	\$227	+6.9%
Median Days in RPR	79	81	-2.5%	79.29	80.35	-1.3%
Months of Inventory	3.6	5.9	-39.5%	5.8	7.1	-19.3%
Absorption Rate	27.97%	16.91%	+11.1%	17.36%	14.01%	+3.4%
<b>Sales Activity Charts Metrics</b>						
New Pending Sales Count	1,186	975	+21.6%	4,210	3,597	+17%
New Pending Sales Volume	\$644,638,217	\$504,410,916	+27.8%	\$2,182,222,187	\$1,767,453,711	+23.5%
Pending Sales Count	1,304	879	+48.4%	4,179	3,316	+26%
Pending Sales Volume	\$800,706,346	\$533,062,930	+50.2%	\$2,471,012,275	\$1,857,847,383	+33%
Closed Sales Count	802	786	+2%	2,876	2,562	+12.3%
Closed Sales Volume	\$430,339,807	\$389,834,226	+10.4%	\$1,512,383,315	\$1,304,406,737	+15.9%
Average Sales Price	\$536,583	\$495,972	+8.2%	\$525,863	\$509,136	+3.3%
Median Sales Price	\$421,750	\$395,000	+6.8%	\$413,883	\$401,447	+3.1%
Average Sales Price per Sq Ft	\$230	\$217	+5.8%	\$226	\$217	+3.9%
Median Sales Price per Sq Ft	\$216	\$203	+6.4%	\$211	\$203	+3.8%
<b>Distressed Charts Metrics</b>						
Distressed Listing Count	42	108	-61.1%	215	403	-46.7%

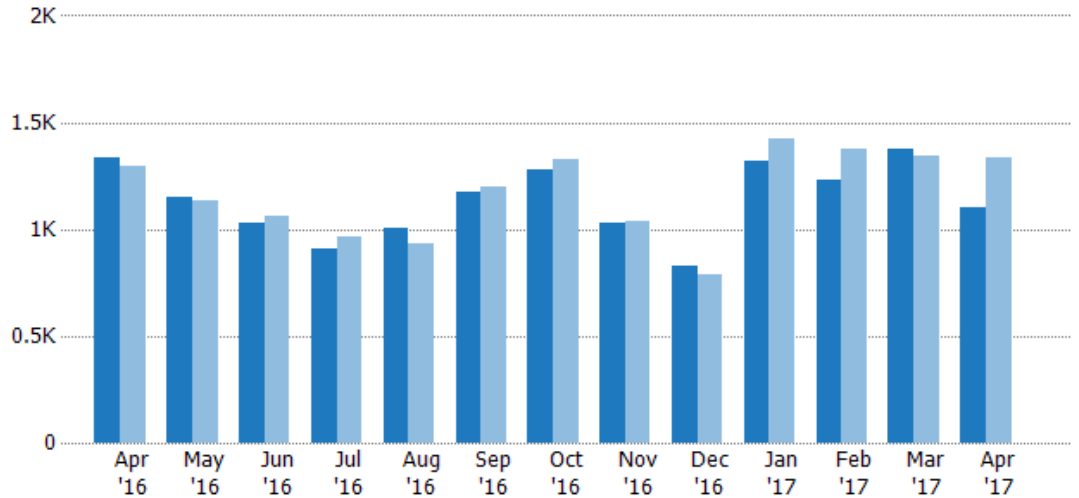
## New Listings

The number of new single-family, condominium and townhome listings that were added each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Count	% Chg.
Apr '17	1.1K	-17.6%
Apr '16	1.34K	3.2%
Apr '15	1.29K	-1.9%



Current Year	1.34K	1.15K	1.03K	911	1.01K	1.18K	1.28K	1.03K	830	1.32K	1.23K	1.38K	1.1K
Prior Year	1.29K	1.13K	1.06K	967	933	1.2K	1.33K	1.04K	787	1.42K	1.37K	1.34K	1.34K
Percent Change from Prior Year	3%	2%	-3%	-6%	8%	-2%	-4%	-1%	5%	-8%	-10%	3%	-18%

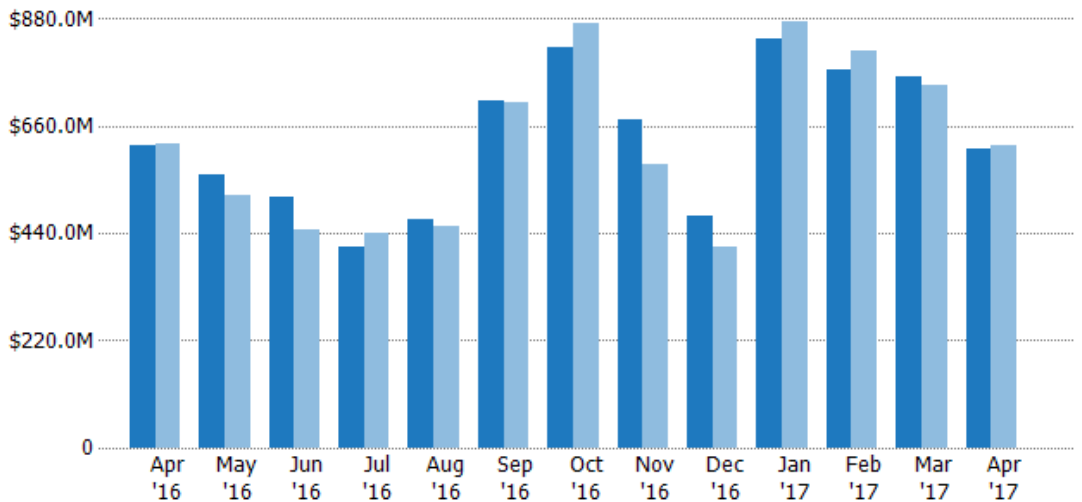
## New Listing Volume

The sum of the listing price of single-family, condominium and townhome listings that were added each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Volume	% Chg.
Apr '17	\$614M	-1%
Apr '16	\$620M	-0.5%
Apr '15	\$623M	-6.2%



Current Year	\$620M	\$560M	\$513M	\$412M	\$469M	\$711M	\$820M	\$674M	\$476M	\$840M	\$775M	\$760M	\$614M
Prior Year	\$623M	\$517M	\$447M	\$441M	\$456M	\$707M	\$871M	\$581M	\$414M	\$876M	\$813M	\$745M	\$620M
Percent Change from Prior Year	0%	8%	15%	-7%	3%	1%	-6%	16%	15%	-4%	-5%	2%	-1%

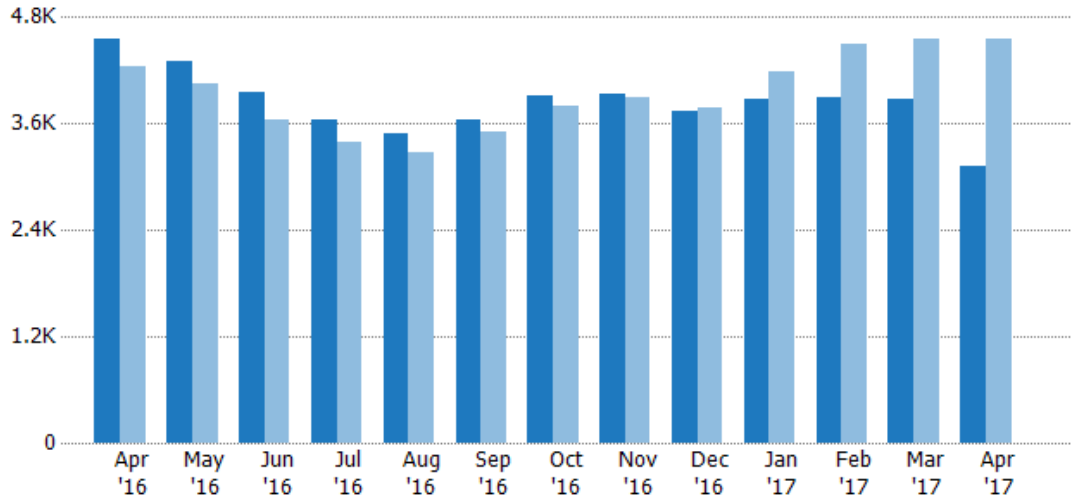
## Active Listings

The number of active single-family, condominium and townhome listings at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Count	% Chg.
Apr '17	3.11K	-31.8%
Apr '16	4.56K	7.6%
Apr '15	4.24K	2.7%



Current Year	4.56K	4.3K	3.95K	3.65K	3.48K	3.63K	3.91K	3.93K	3.73K	3.88K	3.89K	3.88K	3.11K
Prior Year	4.24K	4.05K	3.65K	3.39K	3.28K	3.52K	3.8K	3.89K	3.78K	4.18K	4.49K	4.56K	4.56K
Percent Change from Prior Year	8%	6%	8%	8%	6%	3%	3%	1%	-1%	-7%	-13%	-15%	-32%

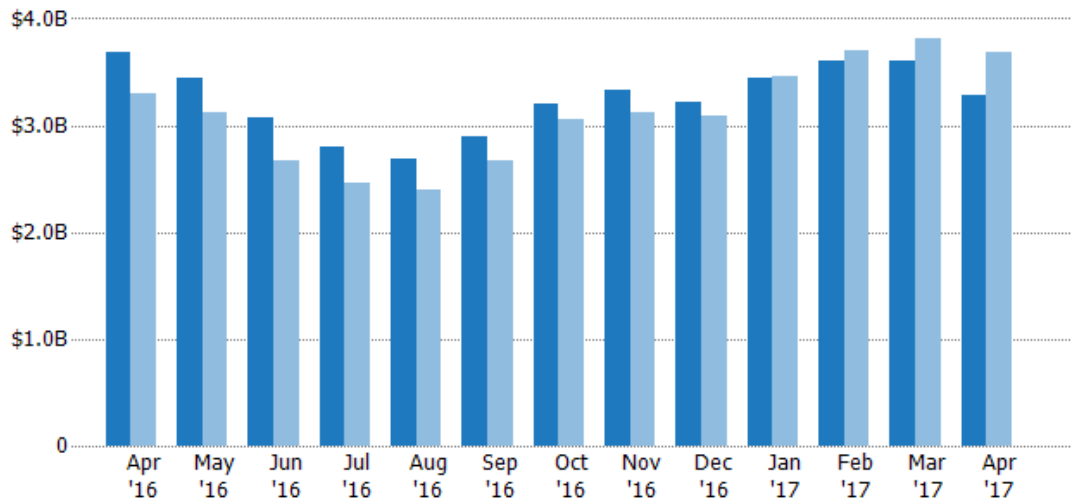
## Active Listing Volume

The sum of the listing price of active single-family, condominium and townhome listings at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Volume	% Chg.
Apr '17	\$3.28B	-10.8%
Apr '16	\$3.68B	11.9%
Apr '15	\$3.29B	-3.5%



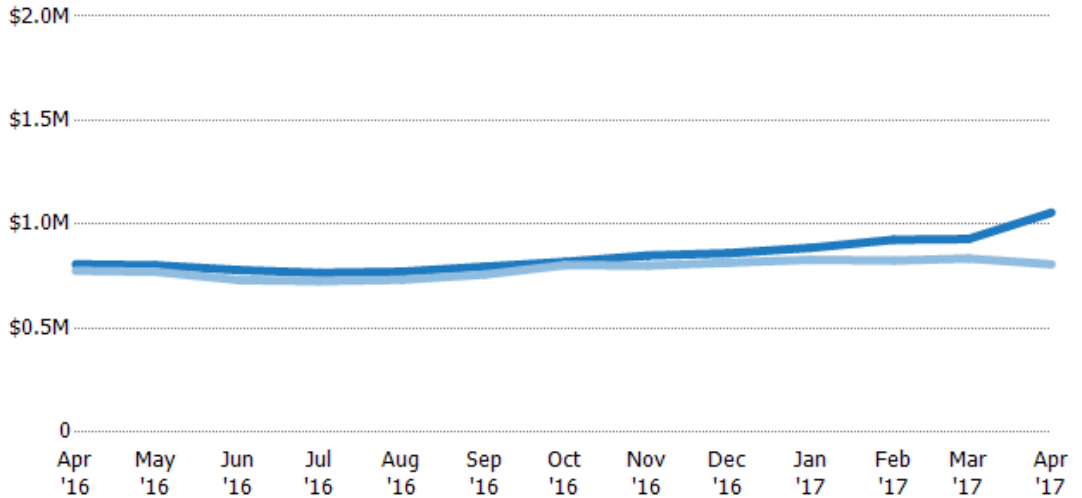
Current Year	\$3.68B	\$3.45B	\$3.08B	\$2.8B	\$2.69B	\$2.89B	\$3.2B	\$3.34B	\$3.21B	\$3.44B	\$3.6B	\$3.6B	\$3.28B
Prior Year	\$3.29B	\$3.12B	\$2.67B	\$2.46B	\$2.4B	\$2.67B	\$3.05B	\$3.12B	\$3.08B	\$3.47B	\$3.71B	\$3.81B	\$3.68B
Percent Change from Prior Year	12%	10%	15%	14%	12%	8%	5%	7%	4%	-1%	-3%	-5%	-11%

## Average Listing Price

The average listing price of active single-family, condominium and townhome listings at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence



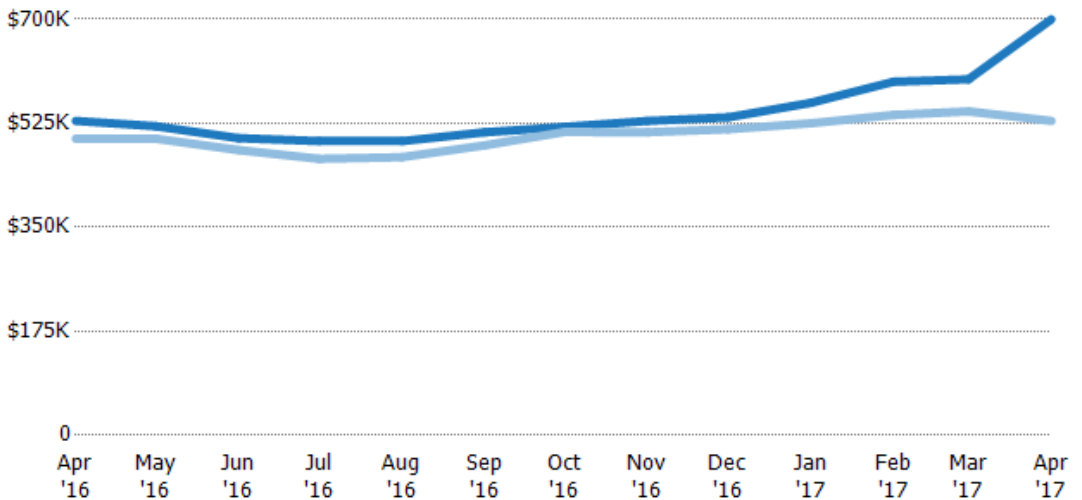
Month/Year	Current Year Price	Prior Year Price	Percent Change from Prior Year
Apr '16	\$808K	\$777K	4%
May '16	\$803K	\$772K	4%
Jun '16	\$780K	\$732K	7%
Jul '16	\$767K	\$726K	6%
Aug '16	\$772K	\$733K	5%
Sep '16	\$796K	\$758K	5%
Oct '16	\$819K	\$804K	2%
Nov '16	\$850K	\$802K	6%
Dec '16	\$861K	\$815K	6%
Jan '17	\$887K	\$829K	7%
Feb '17	\$926K	\$825K	12%
Mar '17	\$929K	\$835K	11%
Apr '17	\$1.06M	\$808K	31%

## Median Listing Price

The median listing price of active single-family, condominium and townhome listings at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence



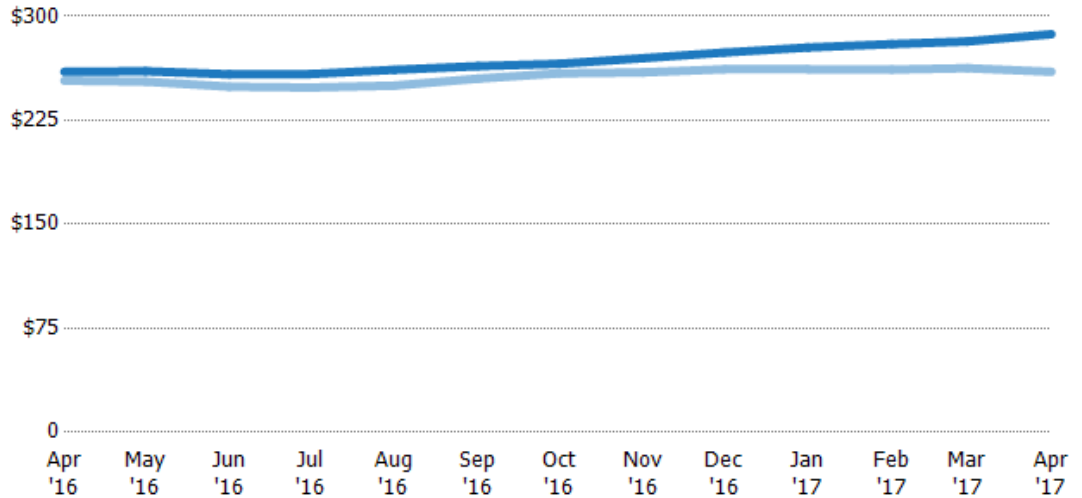
Month/Year	Current Year Price	Prior Year Price	Percent Change from Prior Year
Apr '16	\$529K	\$499K	6%
May '16	\$520K	\$499K	4%
Jun '16	\$500K	\$480K	4%
Jul '16	\$495K	\$465K	6%
Aug '16	\$495K	\$468K	6%
Sep '16	\$510K	\$488K	4%
Oct '16	\$519K	\$511K	2%
Nov '16	\$529K	\$510K	4%
Dec '16	\$535K	\$515K	4%
Jan '17	\$559K	\$525K	7%
Feb '17	\$595K	\$539K	10%
Mar '17	\$599K	\$545K	10%
Apr '17	\$700K	\$529K	32%

## Average Listing Price per Sq Ft

The average of listing prices divided by the living area of homes on market at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



Month/Year	Price/sq ft	% Chg.
Apr '17	\$287	10.4%
Apr '16	\$260	2.5%
Apr '15	\$254	-4.5%

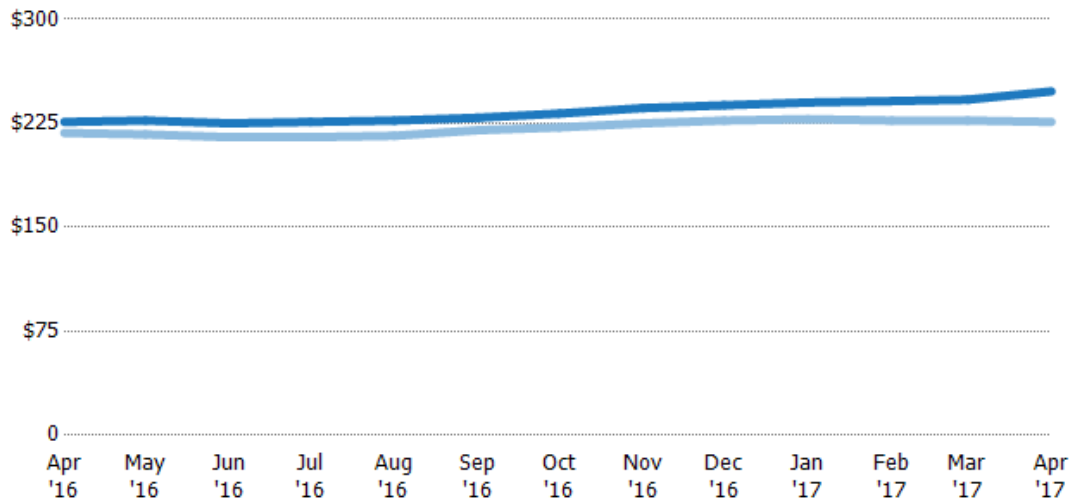
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	\$260	\$260	\$258	\$258	\$261	\$264	\$266	\$270	\$274	\$277	\$280	\$282	\$287
Prior Year	\$254	\$253	\$249	\$249	\$250	\$255	\$259	\$260	\$262	\$262	\$262	\$263	\$260
Percent Change from Prior Year	3%	3%	4%	4%	5%	4%	3%	4%	5%	6%	7%	7%	10%

## Median Listing Price per Sq Ft

The median of listing prices divided by the living area of homes on market at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



Month/Year	Price/sq ft	% Chg.
Apr '17	\$248	9.7%
Apr '16	\$226	3.7%
Apr '15	\$218	-5%

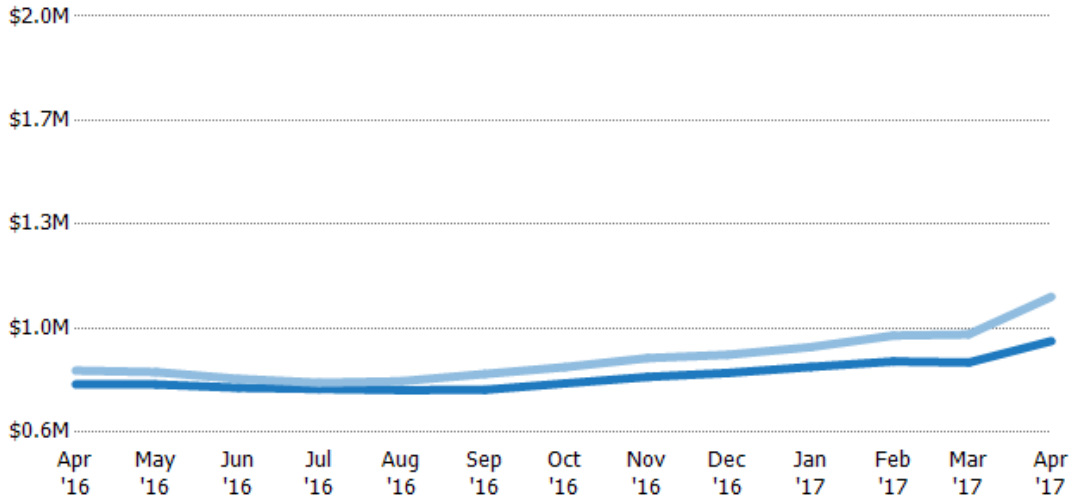
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	\$226	\$227	\$225	\$226	\$227	\$229	\$232	\$236	\$238	\$240	\$241	\$242	\$248
Prior Year	\$218	\$217	\$215	\$215	\$216	\$220	\$222	\$225	\$227	\$228	\$227	\$227	\$226
Percent Change from Prior Year	4%	5%	5%	5%	5%	4%	5%	5%	5%	5%	6%	7%	10%

## Average Listing Price vs Average Est Value

The average listing price as a percentage of the average AVM or RVM® valuation estimate for active listings each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



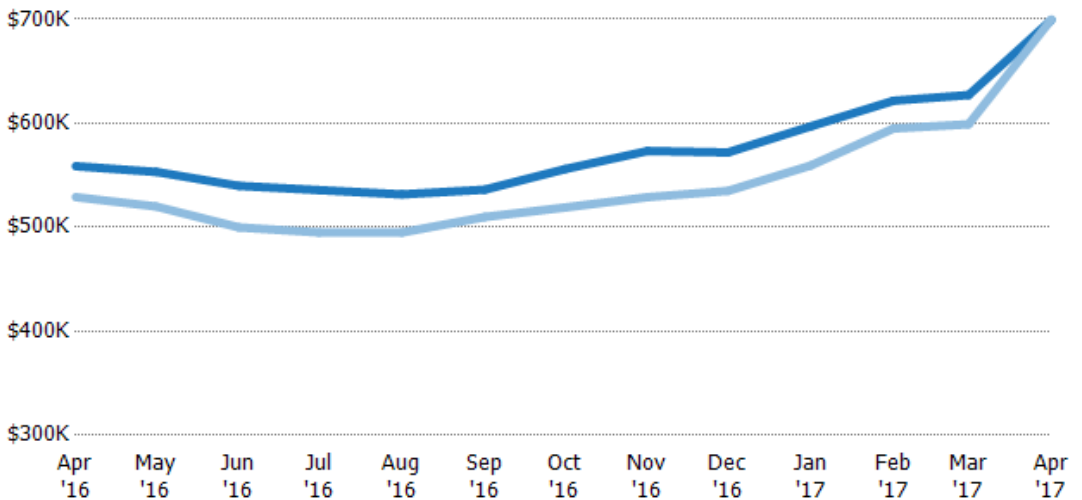
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Avg Est Value	\$761K	\$761K	\$750K	\$746K	\$742K	\$743K	\$764K	\$786K	\$800K	\$820K	\$838K	\$835K	\$907K
Avg Listing Price	\$808K	\$803K	\$780K	\$767K	\$772K	\$796K	\$819K	\$850K	\$861K	\$887K	\$926K	\$929K	\$1.06M
Avg Listing Price as a % of Avg Est Value	106%	105%	104%	103%	104%	107%	107%	108%	108%	108%	110%	111%	116%

## Median Listing Price vs Median Est Value

The median listing price as a percentage of the median AVM or RVM® valuation estimate for active listings each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



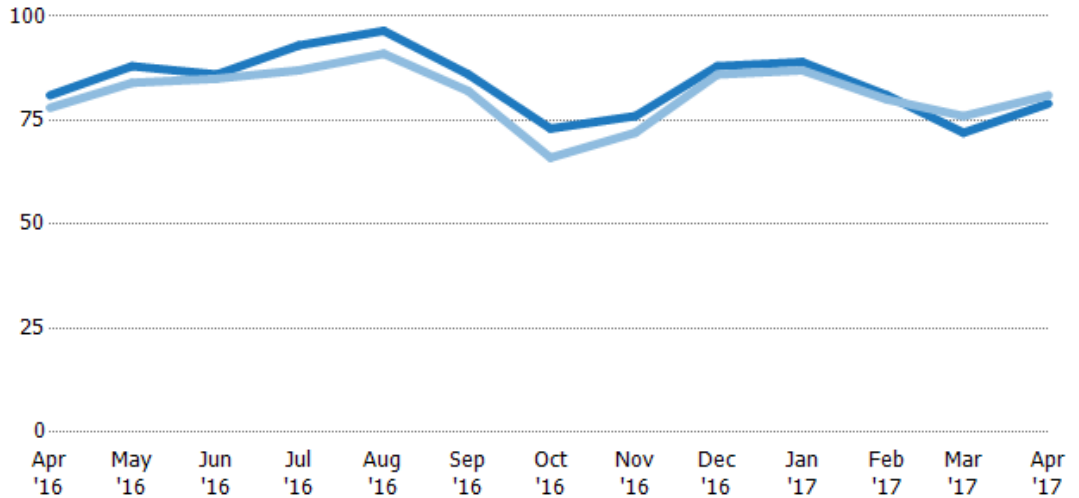
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Median Est Value	\$559K	\$553K	\$540K	\$536K	\$532K	\$536K	\$556K	\$573K	\$572K	\$597K	\$622K	\$627K	\$699K
Median Listing Price	\$529K	\$520K	\$500K	\$495K	\$495K	\$510K	\$519K	\$529K	\$535K	\$559K	\$595K	\$599K	\$700K
Med Listing Price as a % of Med Est Value	95%	94%	93%	92%	93%	95%	93%	92%	94%	94%	96%	96%	100%

## Median Days in RPR

The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



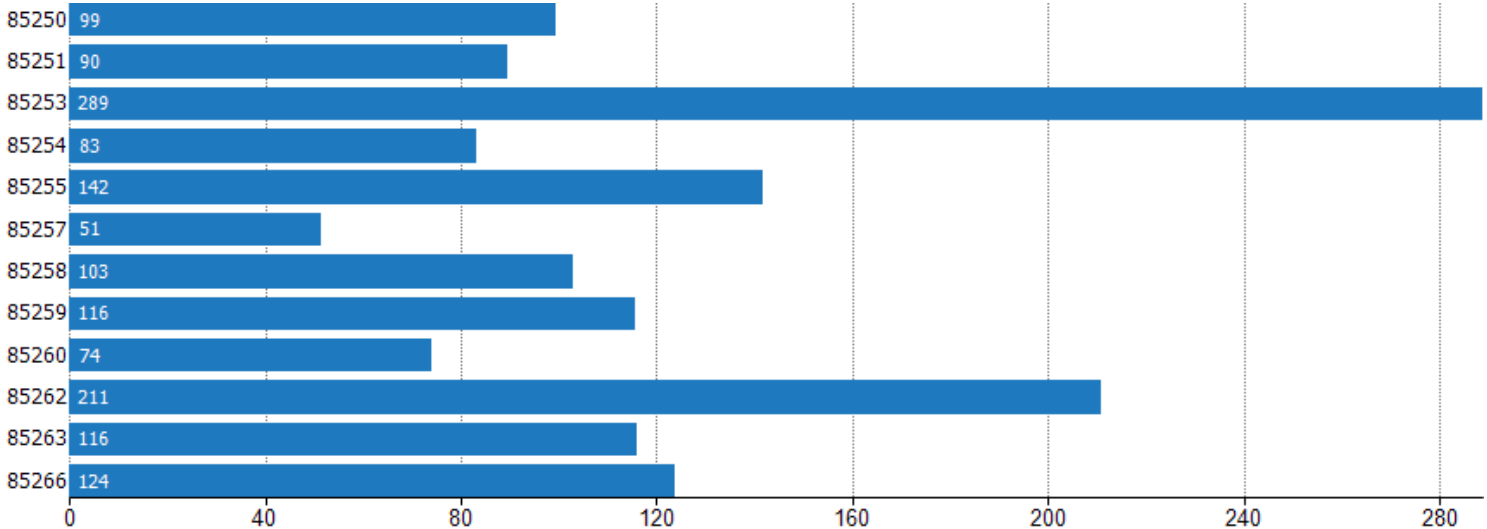
Month/Year	Days	% Chg.
Apr '17	79	-2.5%
Apr '16	81	3.8%
Apr '15	78	-1.3%

	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	81	88	86	93	96.5	86	73	76	88	89	81	72	79
Prior Year	78	84	85	87	91	82	66	72	86	87	80	76	81
Percent Change from Prior Year	4%	5%	1%	7%	6%	5%	11%	6%	2%	2%	1%	-5%	-2%

## Average Days in RPR (By Zip)

The average number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR by zip.

Filters Used: Custom Area: Scottsdale, Arizona Saved Area; Property Type: Condo/Townhouse/Apt, Single Family Residence

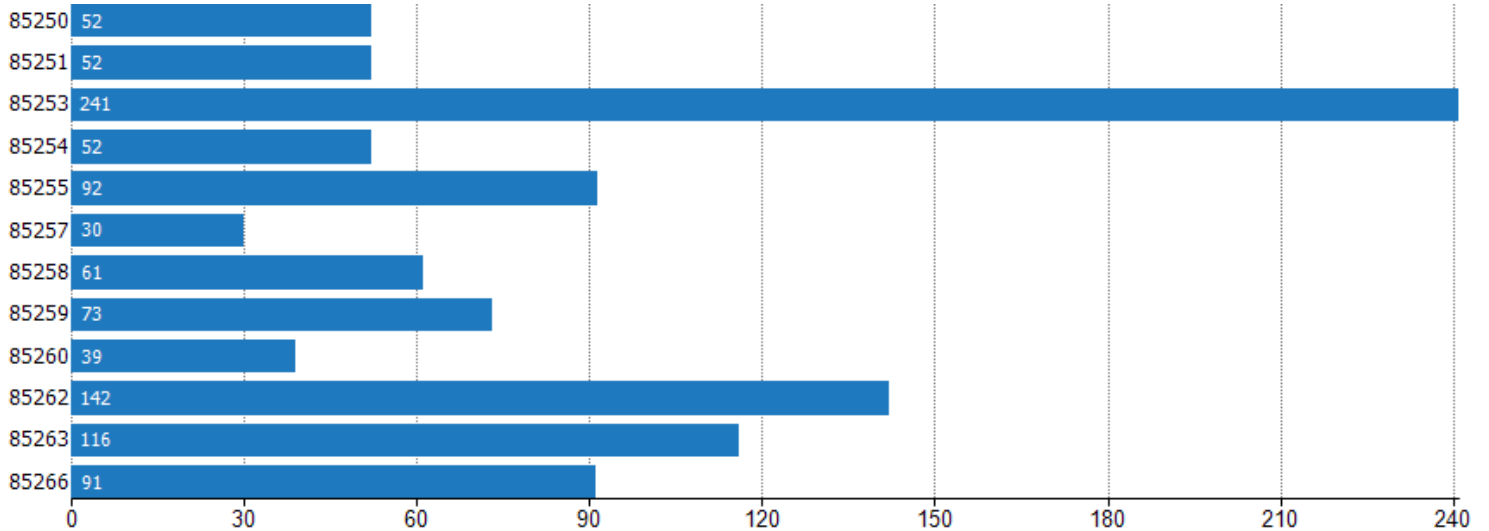




## Median Days in RPR (By Zip)

The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR by zip.

Filters Used: Custom Area: Scottsdale, Arizona Saved Area; Property Type: Condo/Townhouse/Apt, Single Family Residence

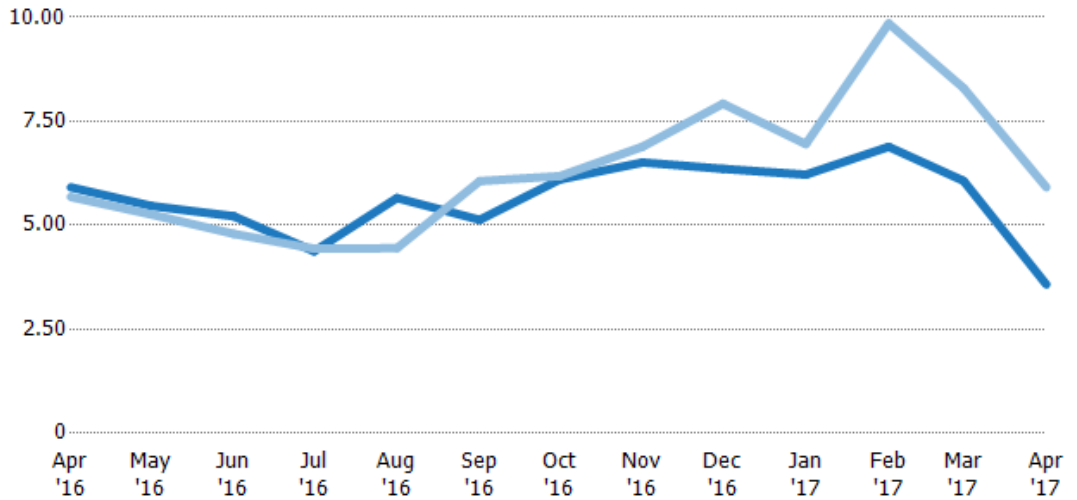


## Months of Inventory

The number of months it would take to exhaust active listings at the current sales rate.

### Filters Used

Custom Area: Scottsdale, Arizona Saved Area  
Property Type: Condo/Townhouse/Apt, Single Family Residence



Month/Year	Months	% Chg.
Apr '17	3.58	-39.5%
Apr '16	5.91	4.1%
Apr '15	5.68	24%

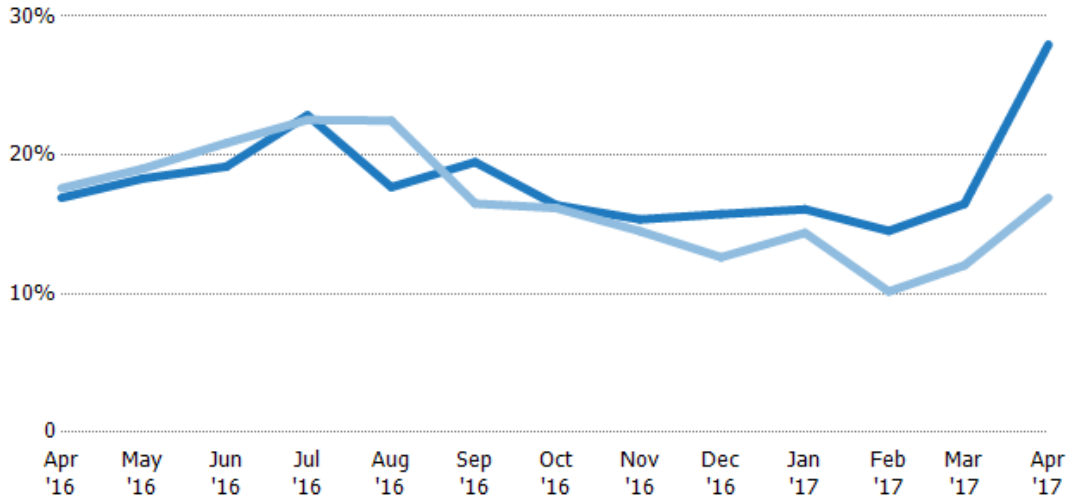
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	5.91	5.47	5.22	4.37	5.66	5.13	6.1	6.51	6.36	6.22	6.89	6.07	3.58
Prior Year	5.68	5.26	4.79	4.44	4.45	6.06	6.18	6.89	7.92	6.95	9.85	8.3	5.91
Percent Change from Prior Year	4%	4%	9%	-1%	27%	-15%	-1%	-6%	-20%	-11%	-30%	-27%	-40%

## Absorption Rate

The percentage of inventory sold per month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

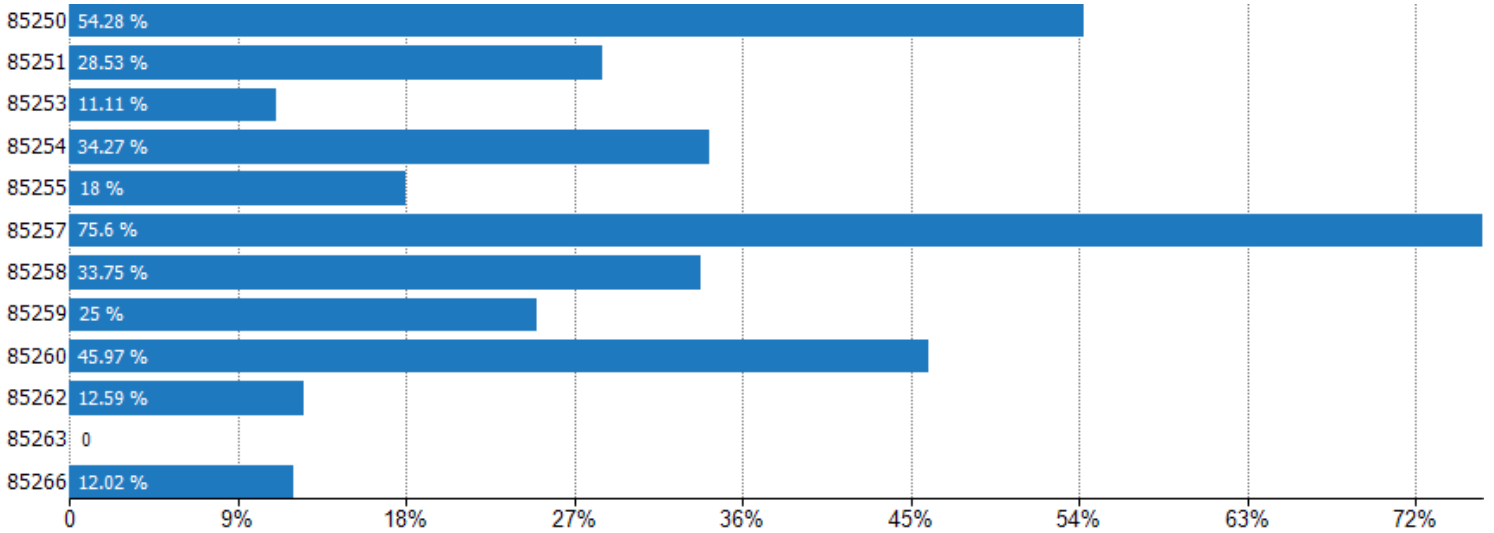


	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	17%	18%	19%	23%	18%	19%	16%	15%	16%	16%	15%	16%	28%
Prior Year	18%	19%	21%	23%	22%	16%	16%	15%	13%	14%	10%	12%	17%
Change from Prior Year	1%	1%	2%	0%	5%	-3%	0%	-1%	-3%	-2%	-4%	-4%	-11%

## Absorption Rate (By Zip)

The percentage of the inventory sold during the last month by zip.

Filters Used: Custom Area: Scottsdale, Arizona Saved Area; Property Type: Condo/Townhouse/Apt, Single Family Residence

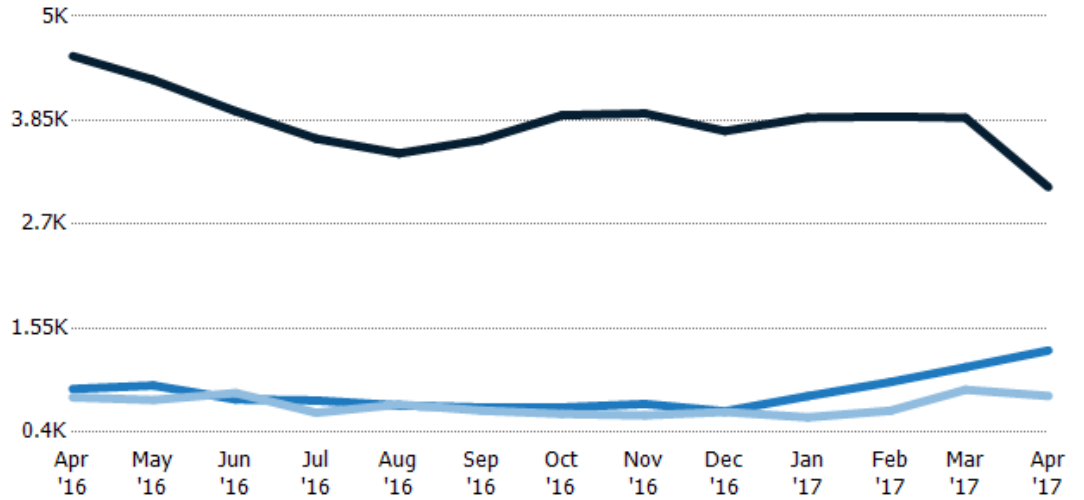


## Active/Pending/Sold Units

The number of single-family, condominium and townhome properties that were Active, Pending and Sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence



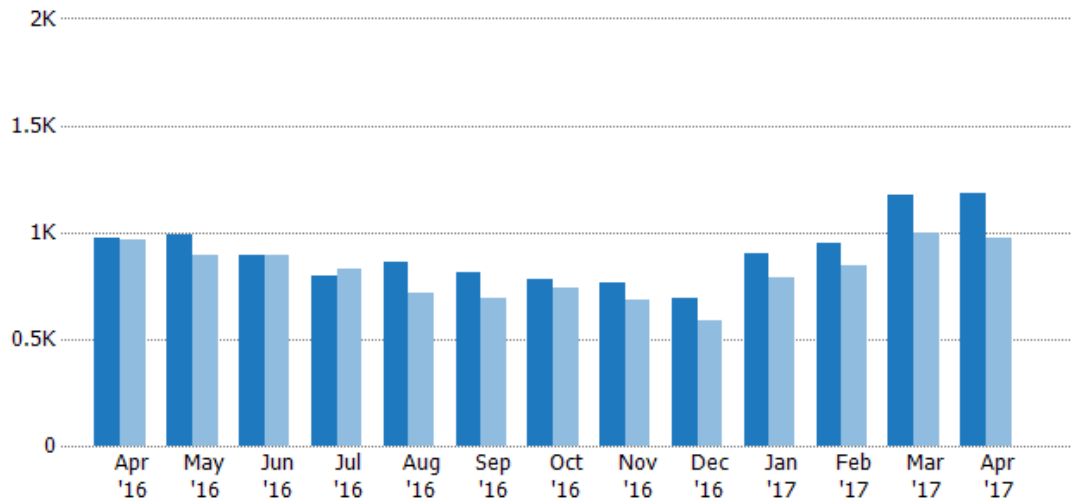
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Active	4.56K	4.3K	3.95K	3.65K	3.48K	3.63K	3.91K	3.93K	3.73K	3.88K	3.89K	3.88K	3.11K
Pending	879	917	763	752	696	674	674	713	632	800	956	1.12K	1.3K
Sold	786	757	834	616	708	640	603	587	624	565	639	870	802

## New Pending Sales

The number of single-family, condominium and townhome properties with accepted offers that were added each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence



Month/Year	Count	% Chg.
Apr '17	1.19K	21.6%
Apr '16	975	1.4%
Apr '15	962	-9.1%

	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	975	991	891	798	859	811	782	766	695	901	947	1.18K	1.19K
Prior Year	962	893	893	831	714	691	740	684	587	786	841	995	975
Percent Change from Prior Year	1%	11%	0%	-4%	20%	17%	6%	12%	18%	15%	13%	18%	22%

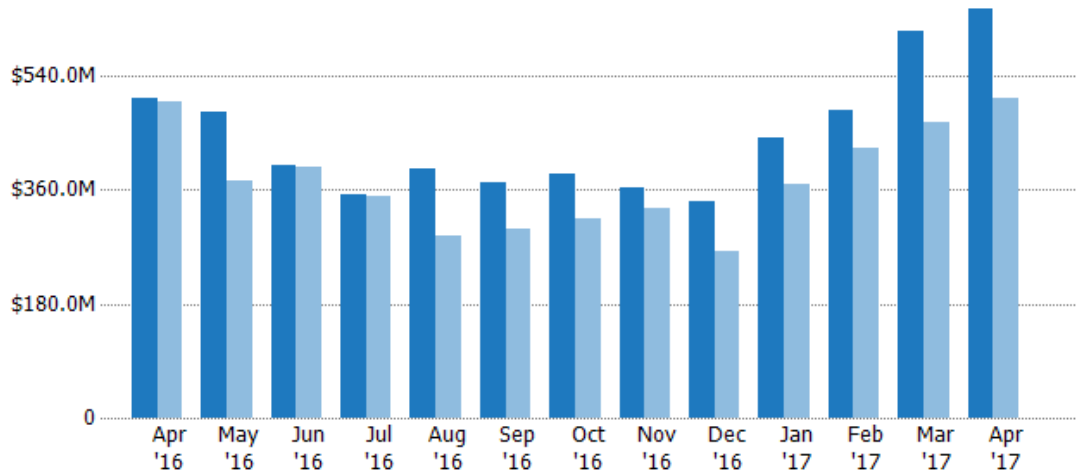
## New Pending Sales Volume

The sum of the sales price of single-family, condominium and townhome properties with accepted offers that were added each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Volume	% Chg.
Apr '17	\$645M	27.8%
Apr '16	\$504M	1.3%
Apr '15	\$498M	-21%



Current Year	\$504M	\$484M	\$400M	\$353M	\$392M	\$370M	\$386M	\$363M	\$341M	\$441M	\$485M	\$612M	\$645M
Prior Year	\$498M	\$373M	\$395M	\$350M	\$287M	\$298M	\$314M	\$331M	\$264M	\$370M	\$427M	\$467M	\$504M
Percent Change from Prior Year	1%	30%	1%	1%	37%	24%	23%	10%	29%	19%	14%	31%	28%

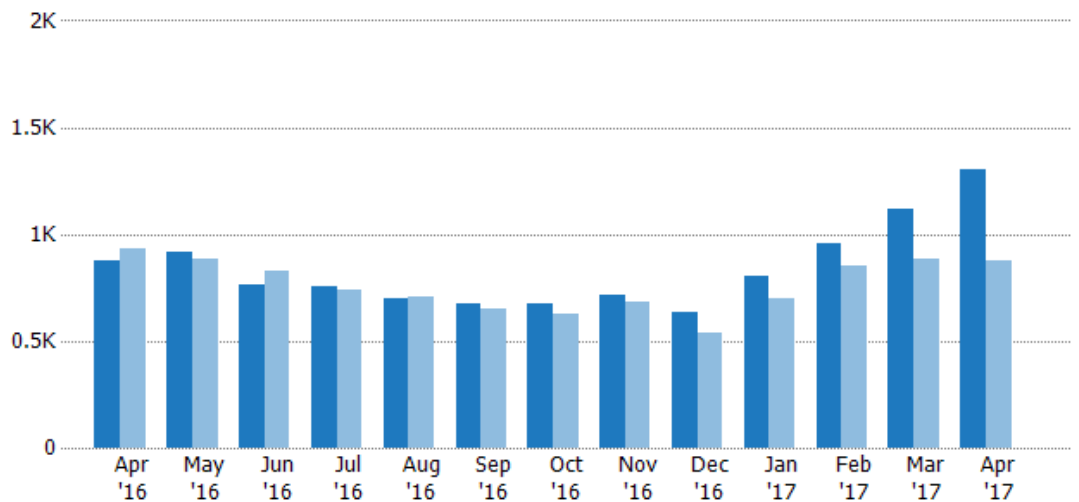
## Pending Sales

The number of single-family, condominium and townhome properties with accepted offers that were available at the end each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Count	% Chg.
Apr '17	1.3K	48.4%
Apr '16	879	-5.7%
Apr '15	932	-13.6%



Current Year	879	917	763	752	696	674	674	713	632	800	956	1.12K	1.3K
Prior Year	932	886	824	737	708	647	630	683	541	702	851	884	879
Percent Change from Prior Year	-6%	3%	-7%	2%	-2%	4%	7%	4%	17%	14%	12%	27%	48%

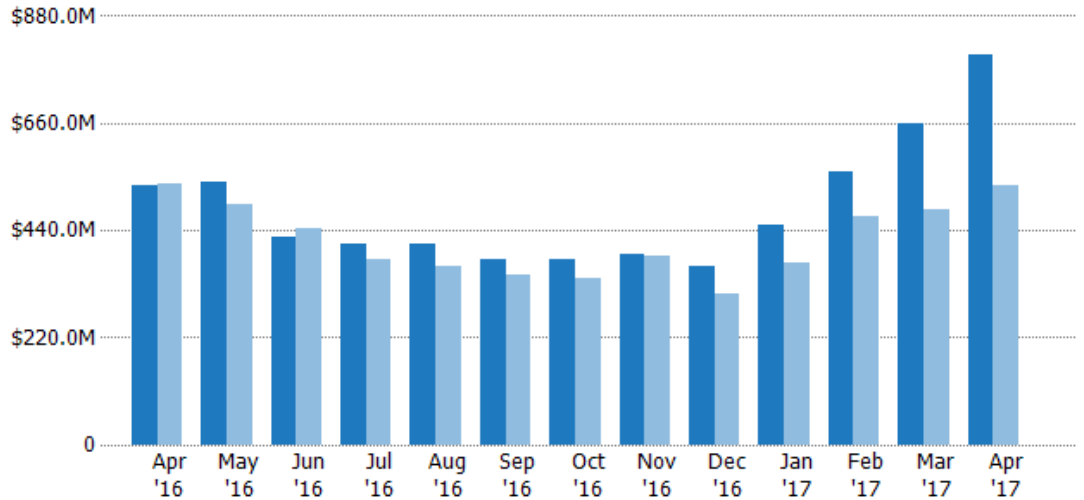
## Pending Sales Volume

The sum of the sales price of single-family, condominium and townhome properties with accepted offers that were available at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence

Month/Year	Volume	% Chg.
Apr '17	\$801M	50.2%
Apr '16	\$533M	-0.8%
Apr '15	\$537M	-16.3%



Current Year	\$533M	\$538M	\$427M	\$412M	\$411M	\$381M	\$382M	\$390M	\$366M	\$452M	\$559M	\$659M	\$801M
Prior Year	\$537M	\$492M	\$442M	\$379M	\$366M	\$350M	\$341M	\$387M	\$309M	\$373M	\$469M	\$483M	\$533M
Percent Change from Prior Year	-1%	9%	-3%	9%	12%	9%	12%	1%	18%	21%	19%	37%	50%

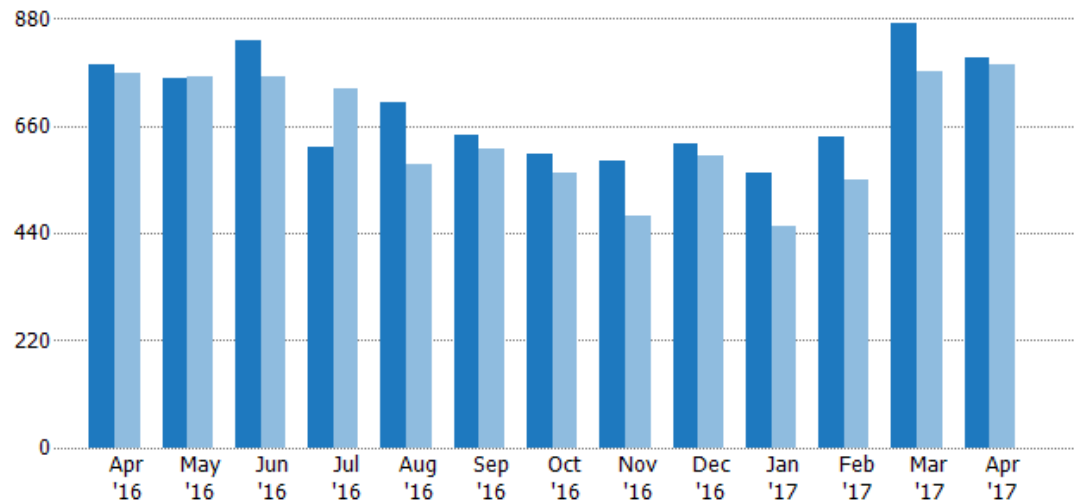
## Closed Sales

The total number of single-family, condominium and townhome properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence

Month/Year	Count	% Chg.
Apr '17	802	2%
Apr '16	786	2.2%
Apr '15	769	-9.9%



Current Year	786	757	834	616	708	640	603	587	624	565	639	870	802
Prior Year	769	761	763	737	580	614	564	477	601	456	549	771	786
Percent Change from Prior Year	2%	-1%	9%	-16%	22%	4%	7%	23%	4%	24%	16%	13%	2%

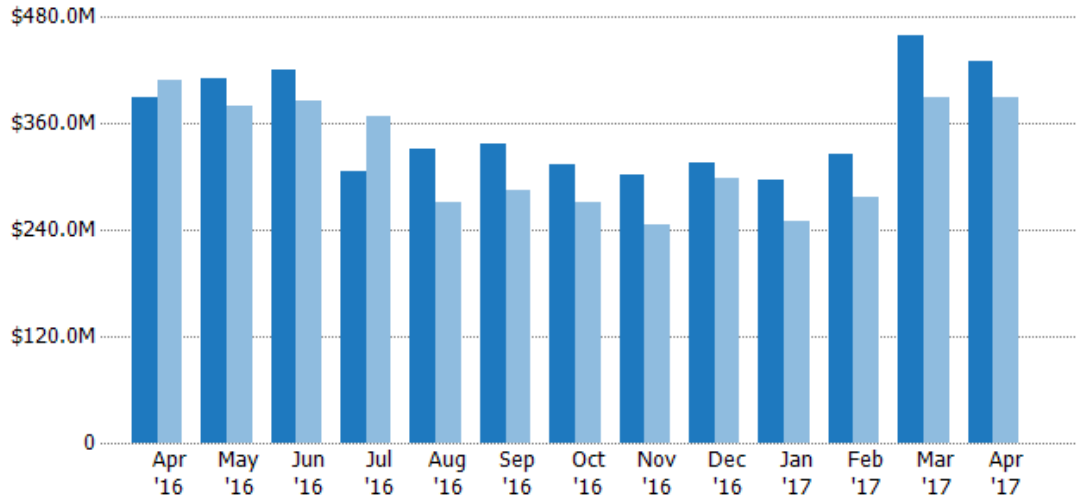
## Closed Sales Volume

The sum of the sales price of single-family, condominium and townhome properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence

Month/Year	Volume	% Chg.
Apr '17	\$430M	10.4%
Apr '16	\$390M	-4.5%
Apr '15	\$408M	-7.5%



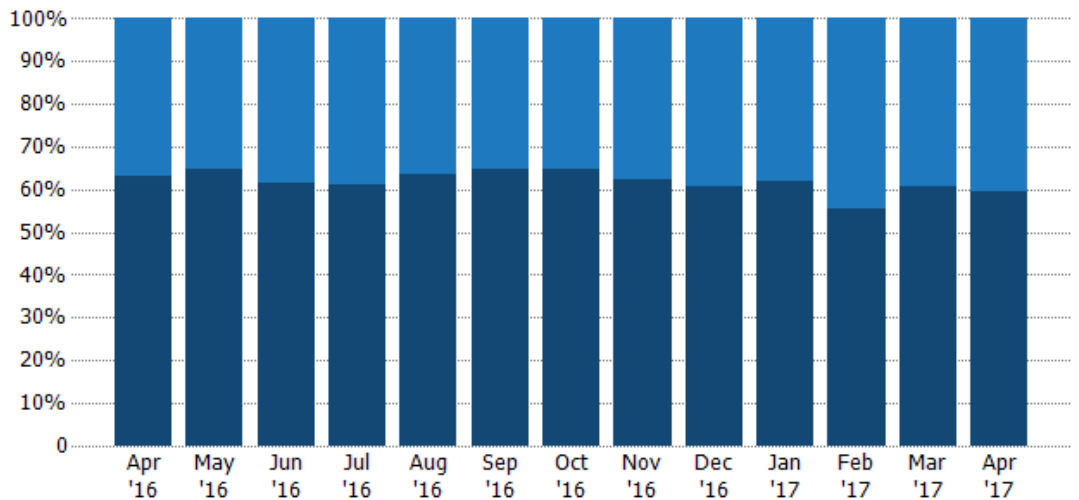
Current Year	\$390M	\$412M	\$421M	\$305M	\$331M	\$337M	\$314M	\$303M	\$317M	\$297M	\$325M	\$460M	\$430M
Prior Year	\$408M	\$379M	\$386M	\$369M	\$271M	\$284M	\$271M	\$247M	\$299M	\$249M	\$277M	\$389M	\$390M
Percent Change from Prior Year	-5%	9%	9%	-17%	22%	19%	16%	23%	6%	19%	17%	18%	10%

## Closed Sales by Property Type

The percentage of single-family, condominium and townhome properties sold each month by property type.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence

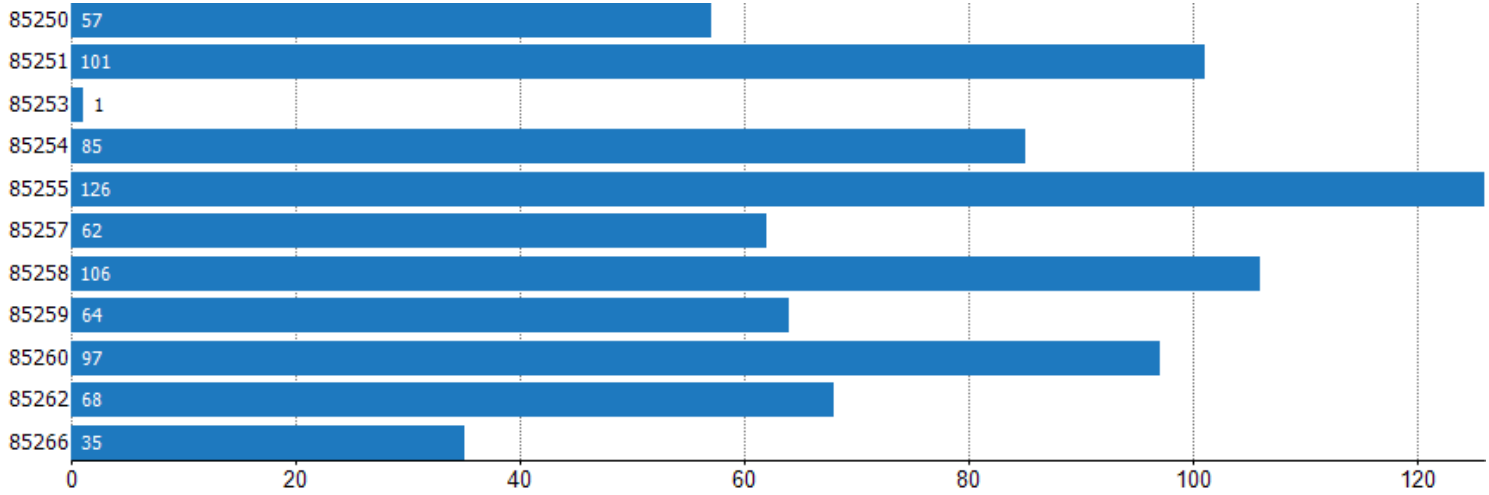


Condo/Townhouse	37%	35%	38%	39%	37%	35%	35%	38%	39%	38%	44%	39%	41%
Single Family Residence	63%	65%	62%	61%	63%	65%	65%	62%	61%	62%	56%	61%	59%

## Closed Sales (By Zip)

The total number of single-family, condominium and townhome properties sold during the last month by zip.

Filters Used: Custom Area: Scottsdale, Arizona Saved Area; Property Type: Condo/Townhouse/Apt, Single Family Residence



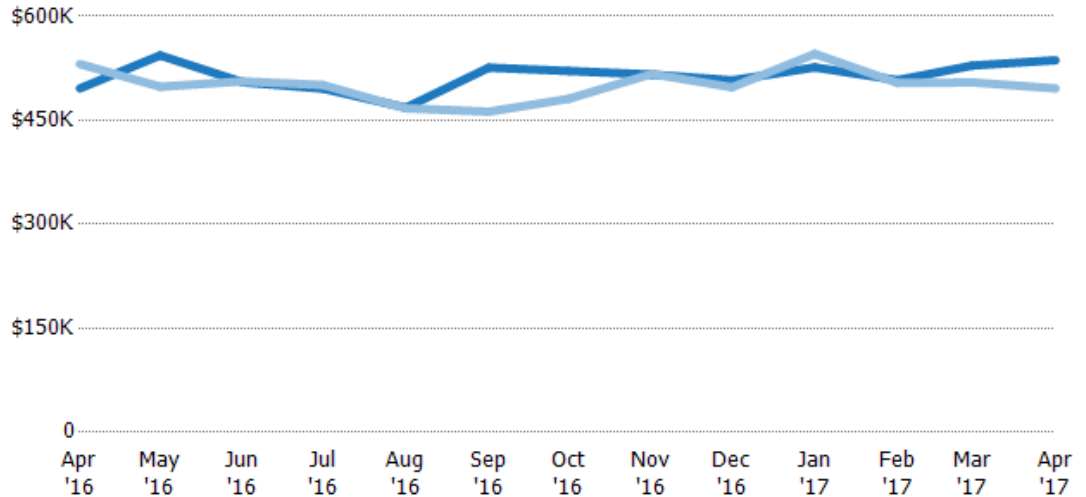
## Average Sales Price

The average sales price of the single-family, condominium and townhome properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
Saved Area  
Property Type:  
Condo/Townhouse/Apt, Single  
Family Residence

Month/ Year	Price	% Chg.
Apr '17	\$537K	8.2%
Apr '16	\$496K	-6.6%
Apr '15	\$531K	2.7%



	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	\$496K	\$544K	\$505K	\$496K	\$468K	\$526K	\$521K	\$516K	\$508K	\$526K	\$508K	\$529K	\$537K
Prior Year	\$531K	\$498K	\$506K	\$501K	\$467K	\$462K	\$481K	\$517K	\$498K	\$546K	\$504K	\$505K	\$496K
Percent Change from Prior Year	-7%	9%	0%	-1%	0%	14%	8%	0%	2%	-4%	1%	5%	8%

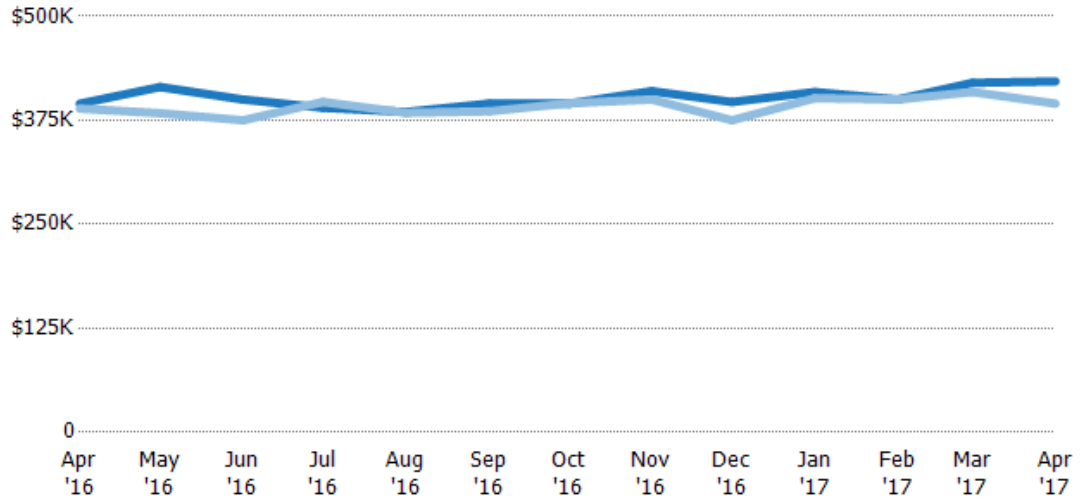
## Median Sales Price

The median sales price of the single-family, condominium and townhome properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence

Month/Year	Price	% Chg.
Apr '17	\$422K	6.8%
Apr '16	\$395K	1.5%
Apr '15	\$389K	6.4%



Current Year	\$395K	\$415K	\$400K	\$390K	\$385K	\$395K	\$395K	\$410K	\$397K	\$409K	\$400K	\$420K	\$422K
Prior Year	\$389K	\$384K	\$375K	\$397K	\$384K	\$386K	\$395K	\$400K	\$375K	\$402K	\$400K	\$409K	\$395K
Percent Change from Prior Year	2%	8%	7%	-2%	0%	2%	0%	3%	6%	2%	0	3%	7%

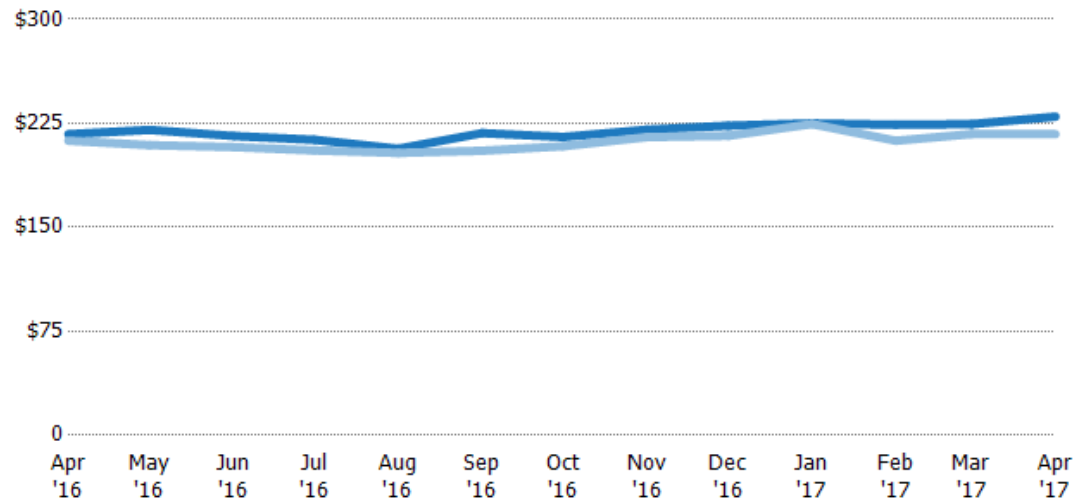
## Average Sales Price per Sq Ft

The average of the sales price divided by the living area of properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single Family Residence

Month/Year	Price/sq ft	% Chg.
Apr '17	\$230	5.8%
Apr '16	\$217	2.2%
Apr '15	\$212	0.4%



Current Year	\$217	\$220	\$216	\$213	\$207	\$218	\$215	\$220	\$223	\$225	\$224	\$224	\$230
Prior Year	\$212	\$209	\$208	\$205	\$204	\$205	\$208	\$215	\$216	\$224	\$212	\$217	\$217
Percent Change from Prior Year	2%	5%	4%	4%	1%	6%	3%	2%	3%	0%	5%	3%	6%

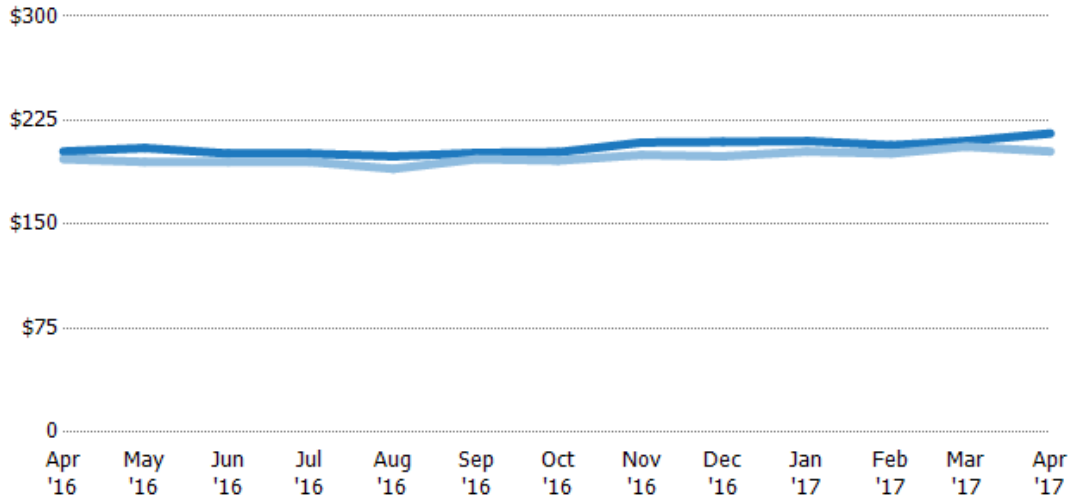


## Median Sales Price per Sq Ft

The median of the sales price divided by the living area of properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



Month/Year	Price/sq ft	% Chg.
Apr '17	\$216	6.4%
Apr '16	\$203	2.8%
Apr '15	\$197	-0.3%

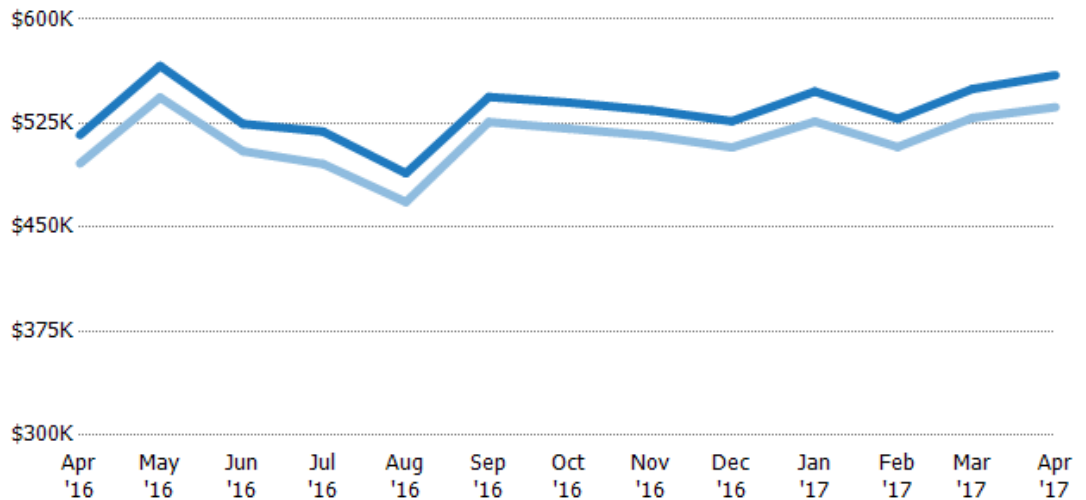
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	\$203	\$205	\$201	\$201	\$199	\$202	\$202	\$209	\$210	\$210	\$207	\$210	\$216
Prior Year	\$197	\$195	\$195	\$195	\$190	\$197	\$196	\$200	\$199	\$203	\$201	\$206	\$203
Percent Change from Prior Year	3%	5%	3%	3%	5%	2%	3%	5%	5%	4%	3%	2%	6%

## Average Sales Price vs Average Listing Price

The average sales price as a percentage of the average listing price for properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



Month/Year	Avg List Price	Avg Sales Price	Avg Sales Price as a % of Avg List Price
Apr '17	\$560K	\$537K	96%
Apr '16	\$516K	\$496K	96%

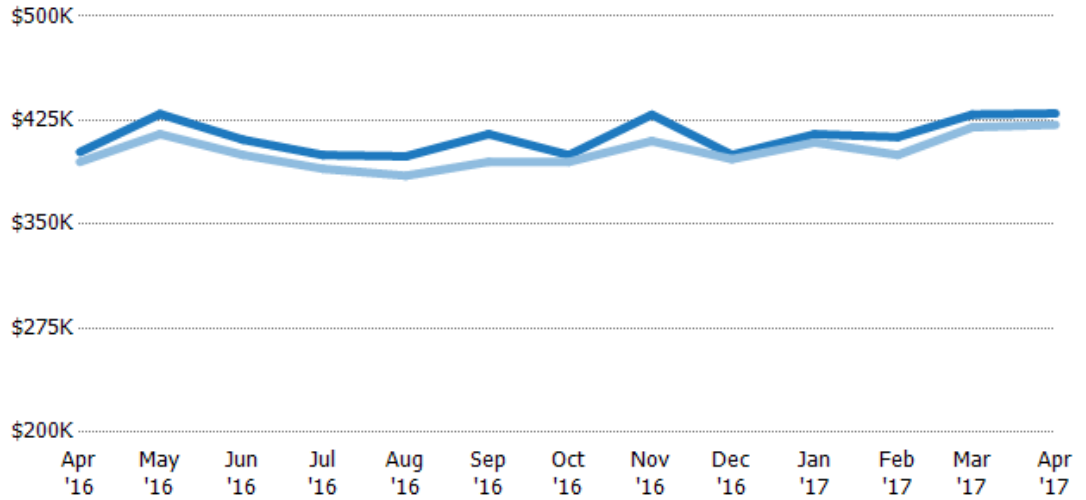
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Avg List Price	\$516K	\$566K	\$525K	\$519K	\$489K	\$544K	\$540K	\$534K	\$527K	\$548K	\$528K	\$550K	\$560K
Avg Sales Price	\$496K	\$544K	\$505K	\$496K	\$468K	\$526K	\$521K	\$516K	\$508K	\$526K	\$508K	\$529K	\$537K
Avg Sales Price as a % of Avg List Price	96%	96%	96%	95%	96%	97%	97%	97%	96%	96%	96%	96%	96%

## Median Sales Price vs Median Listing Price

The median sales price as a percentage of the median listing price for properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



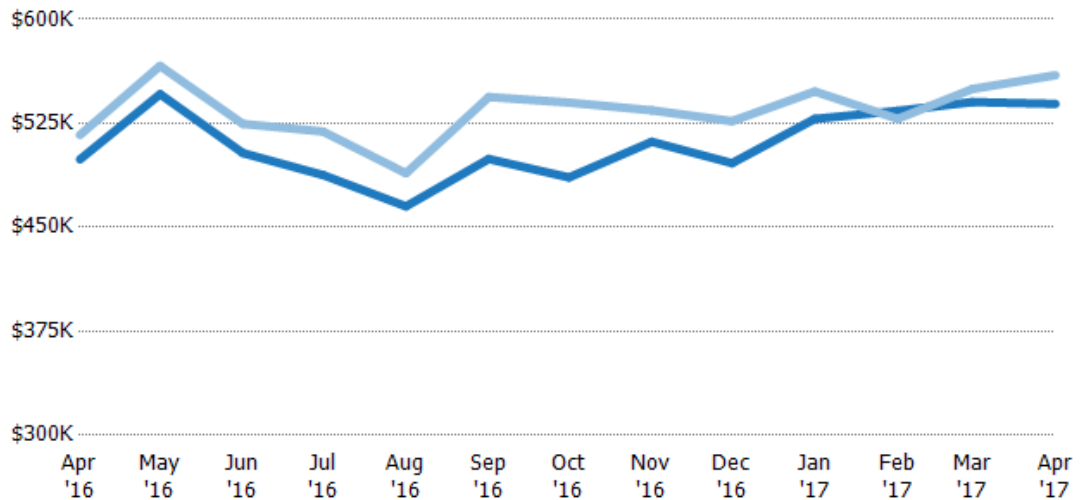
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Median List Price	\$402K	\$430K	\$411K	\$400K	\$399K	\$415K	\$400K	\$429K	\$400K	\$415K	\$413K	\$429K	\$430K
Median Sales Price	\$395K	\$415K	\$400K	\$390K	\$385K	\$395K	\$395K	\$410K	\$397K	\$409K	\$400K	\$420K	\$422K
Med Sales Price as a % of Med List Price	98%	97%	97%	98%	96%	95%	99%	96%	99%	99%	97%	98%	98%

## Average Sales Price vs Average Est Value

The average sales price as a percentage of the average AVM or RVM® valuation estimate for properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



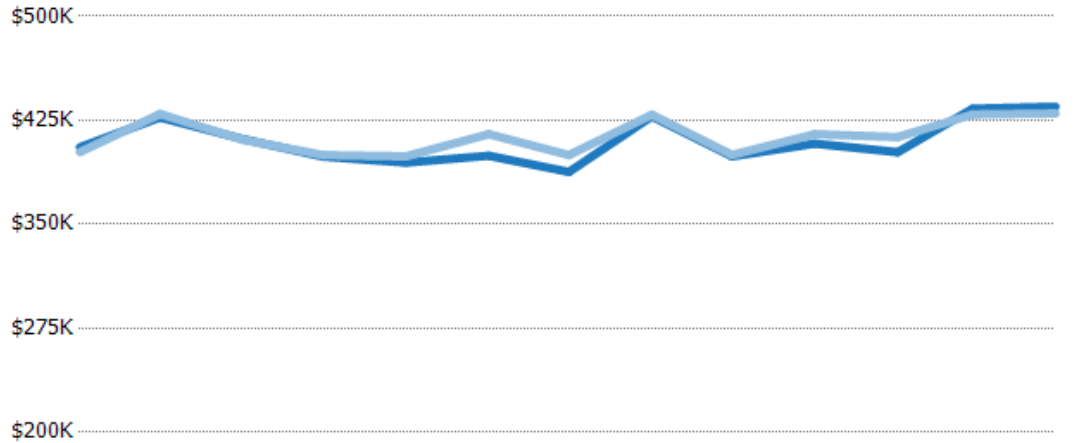
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Avg Est Value	\$499K	\$546K	\$504K	\$488K	\$465K	\$499K	\$486K	\$512K	\$496K	\$528K	\$534K	\$540K	\$539K
Avg Sales Price	\$516K	\$566K	\$525K	\$519K	\$489K	\$544K	\$540K	\$534K	\$527K	\$548K	\$528K	\$550K	\$560K
Avg Sales Price as a % of Avg Est Value	104%	104%	104%	106%	105%	109%	111%	104%	106%	104%	99%	102%	104%

## Median Sales Price vs Median Est Value

The median sales price as a percent of the median AVM or RVM® valuation estimate for properties sold each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



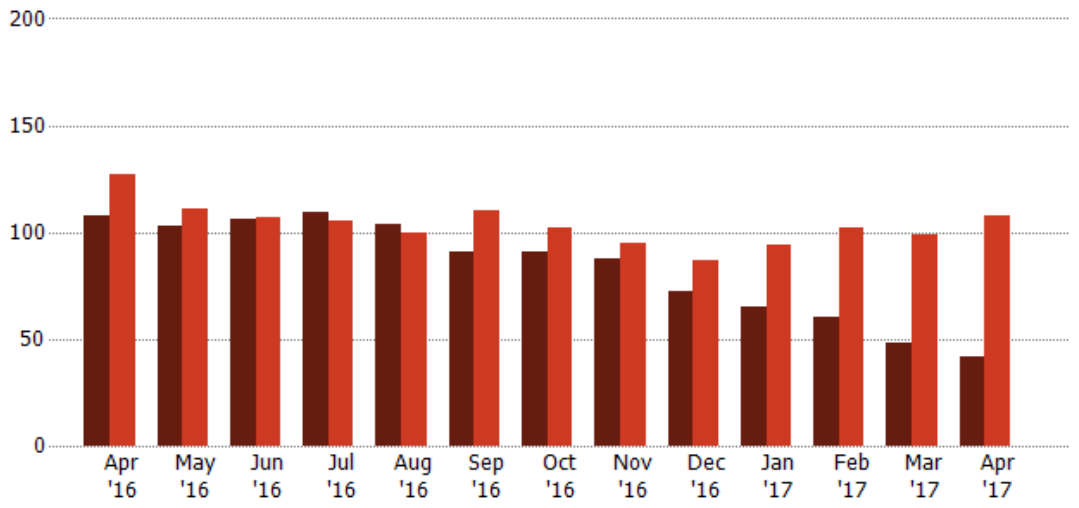
	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Median Est Value	\$406K	\$427K	\$411K	\$399K	\$395K	\$399K	\$388K	\$428K	\$399K	\$408K	\$402K	\$433K	\$435K
Median Sales Price	\$402K	\$430K	\$411K	\$400K	\$399K	\$415K	\$400K	\$429K	\$400K	\$415K	\$413K	\$429K	\$430K
Med Sales Price as a % of Med Est Value	99%	101%	100%	100%	101%	104%	103%	100%	100%	102%	103%	99%	99%

## Distressed Listings

The number of distressed single-family, condominium and townhome properties that were for sale at the end of each month.

### Filters Used

Custom Area: Scottsdale, Arizona  
 Saved Area  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



Month/Year	Count	% Chg.
Apr '17	42	-61.1%
Apr '16	108	-15%
Apr '15	127	27.6%

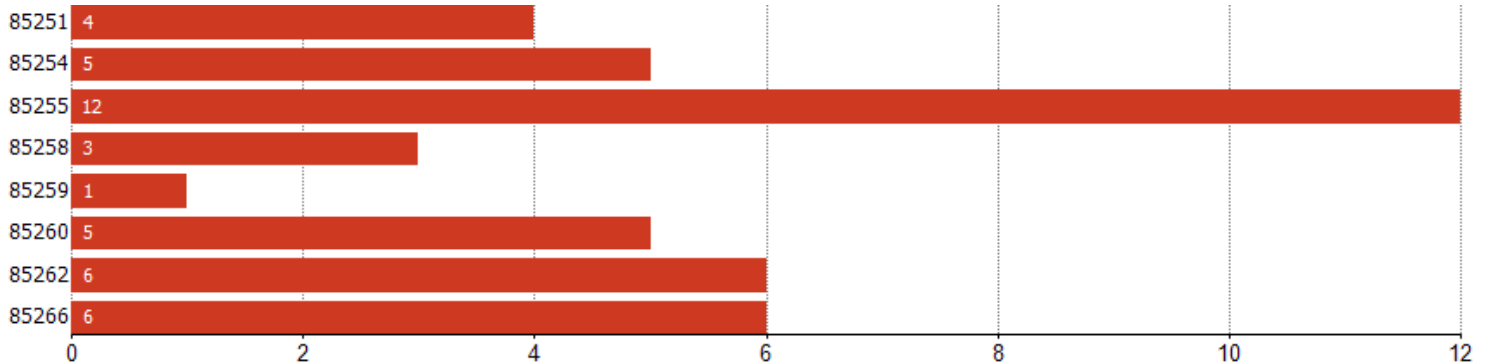
  

	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Current Year	108	103	106	109	104	91	91	88	72	65	60	48	42
Prior Year	127	111	107	105	100	110	102	95	87	94	102	99	108
Percent Change from Prior Year	-15%	-7%	-1%	4%	4%	-17%	-11%	-7%	-17%	-31%	-41%	-52%	-61%

## Distressed Listings (By Zip)

The number of distressed single-family, condominium and townhome properties that were for sale at the end of the last month by zip.

Filters Used: Custom Area: Scottsdale, Arizona Saved Area; Property Type: Condo/Townhouse/Apt, Single Family Residence

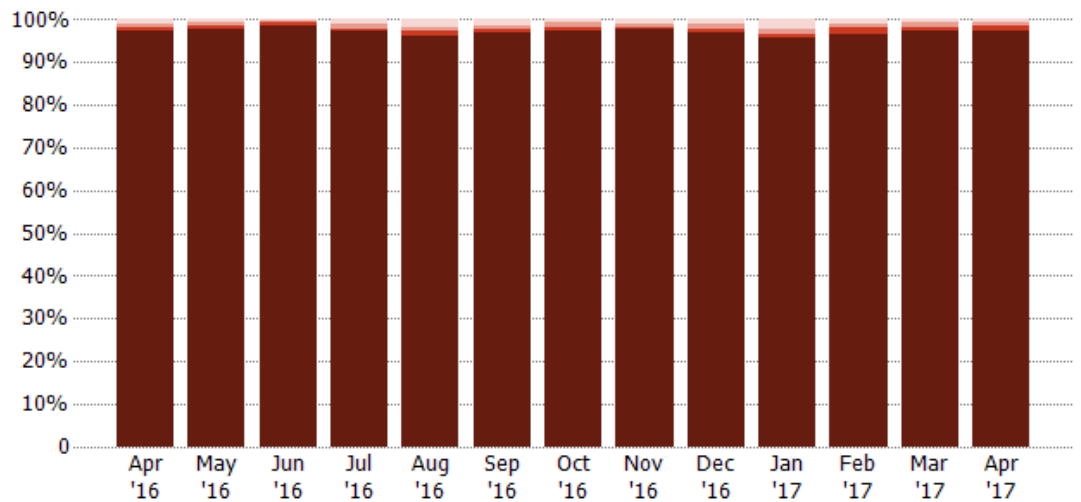


## Distressed Sales by Sales Type

The percentage of single-family, condominium and townhome properties sold each month for each sales type.

Filters Used

Custom Area: Scottsdale, Arizona  
Saved Area  
Property Type:  
Condo/Townhouse/Apt, Single  
Family Residence



Sales Type	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16	Nov '16	Dec '16	Jan '17	Feb '17	Mar '17	Apr '17
Pre-Foreclosure	1%	1%	0%	1%	2%	1%	1%	1%	1%	2%	1%	1%	1%
Short Sale	1%	1%	0%	1%	1%	1%	1%	1%	1%	1%	1%	1%	1%
Foreclosure	1%	1%	1%	0%	1%	1%	1%	0%	1%	1%	2%	1%	1%
Non-Distressed	97%	98%	99%	98%	96%	97%	97%	98%	97%	96%	96%	97%	98%

## Listing Activity by ZIP

Apr 2017

ZIP	Listings (Month End)	Listing Volume (Month End)	Avg Listing Price	Median Listing Price	Avg Listing Price per Sq Ft	Median Listing Price per Sq Ft	Months of Inventory	Absorption Rate %
85250	105	\$46,864,616	\$446,330	\$379,950	\$229	\$214	2	54.28 %
85251	354	\$198,695,577	\$561,287	\$419,900	\$305	\$276	4	28.53 %
85253	9	\$5,626,900	\$625,211	\$425,000	\$309	\$274	9	11.11 %
85254	248	\$155,641,487	\$627,587	\$499,000	\$248	\$216	3	34.27 %
85255	700	\$1,096,764,881	\$1,566,807	\$1,086,500	\$327	\$284	6	18.00 %
85257	82	\$26,246,852	\$320,084	\$329,450	\$199	\$203	1	75.60 %
85258	314	\$194,598,851	\$619,742	\$525,000	\$255	\$247	3	33.75 %
85259	256	\$256,191,731	\$1,000,749	\$819,800	\$254	\$234	4	25.00 %
85260	211	\$140,046,255	\$663,726	\$519,000	\$228	\$222	2	45.97 %
85262	540	\$846,413,434	\$1,567,432	\$998,000	\$330	\$275	8	12.59 %
85263	1	\$535,000	\$535,000	\$535,000	\$159	\$159		
85266	291	\$317,049,811	\$1,089,518	\$869,900	\$272	\$253	8	12.02 %

## Sales Activity by ZIP

Apr 2017

ZIP	Pendings (Month End)	Pending Volume (Month End)	Sales	Sales Volume	Avg Sales Price	Median Sales Price	Avg Sales Price per Sq Ft	Median Sales Price per Sq Ft	Avg Days In RPR
85250	89	\$39,423,363	57	\$19,136,800	\$346,079	\$295,500	\$196	\$181	76
85251	183	\$75,341,450	101	\$38,940,117	\$396,962	\$279,000	\$235	\$190	57
85253	3	\$1,039,800	1	\$172,500	\$179,500	\$179,500	\$164	\$164	223
85254	161	\$78,857,336	85	\$39,274,523	\$474,214	\$456,999	\$210	\$210	62
85255	221	\$180,188,694	126	\$89,716,540	\$756,123	\$575,000	\$240	\$232	85
85257	85	\$23,602,934	62	\$17,448,409	\$288,171	\$304,450	\$179	\$188	41
85258	129	\$61,074,750	106	\$43,242,499	\$421,768	\$397,950	\$218	\$212	88
85259	94	\$62,325,606	64	\$44,337,264	\$719,980	\$609,500	\$221	\$212	109
85260	137	\$64,939,074	97	\$43,278,925	\$458,417	\$380,000	\$206	\$202	78
85262	131	\$151,872,987	68	\$71,475,928	\$1,117,498	\$781,500	\$272	\$227	167
85266	70	\$60,745,352	35	\$23,316,302	\$689,832	\$599,000	\$238	\$236	103