



2019

CAVE CREEK

MARKET REPORT

September 2019



Scottsdale Area Association of REALTORS®
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ScottsdaleREALTORS.org
480-945-2651



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	Sep 2019	Sep 2018	+ / -	YTD 2019	YTD 2018	+ / -
Listing Activity Charts Metrics						
New Listing Count	100	78	+28.2%	908	819	+10.9%
New Listing Volume	\$63,678,455	\$45,712,417	+39.3%	\$539,949,782	\$461,904,202	+16.9%
Active Listing Count	211	220	-4.1%	N/A	N/A	
Active Listing Volume	\$175,012,249	\$158,993,278	+10.1%	N/A	N/A	
Average Listing Price	\$829,442	\$722,697	+14.8%	\$796,392	\$721,613	+10.4%
Median Listing Price	\$665,000	\$582,450	+14.2%	\$617,469	\$585,594	+5.4%
Average Listing Price per Sq Ft	\$265	\$226	+17.2%	\$251	\$228	+10.3%
Median Listing Price per Sq Ft	\$233	\$207	+12.8%	\$219	\$208	+5.1%
Median Days in RPR	60	67	-10.4%	63.93	72.47	-11.8%
Months of Inventory	3.2	3	+7.5%	3.7	4.2	-12.7%
Absorption Rate	31.28%	33.64%	-2.4%	27.06%	23.62%	+3.4%
Sales Activity Charts Metrics						
New Pending Sales Count	84	70	+20%	898	728	+23.4%
New Pending Sales Volume	\$47,973,482	\$37,416,811	+28.2%	\$493,406,583	\$388,419,597	+27%
Pending Sales Count	109	54	+101.9%	N/A	N/A	
Pending Sales Volume	\$71,870,223	\$32,618,613	+120.3%	N/A	N/A	
Closed Sales Count	63	72	-12.5%	661	637	+3.8%
Closed Sales Volume	\$29,550,920	\$38,396,187	-23%	\$340,473,385	\$327,790,703	+3.9%
Average Sales Price	\$469,062	\$533,280	-12%	\$515,088	\$514,585	+0.1%
Median Sales Price	\$430,000	\$457,700	-6.1%	\$454,179	\$461,194	-1.5%
Average Sales Price per Sq Ft	\$207	\$207	+0.3%	\$211	\$206	+2.4%
Median Sales Price per Sq Ft	\$205	\$201	+2%	\$207	\$200	+3.1%
Distressed Charts Metrics						
Distressed Listing Count	1	3	-66.7%	N/A	N/A	

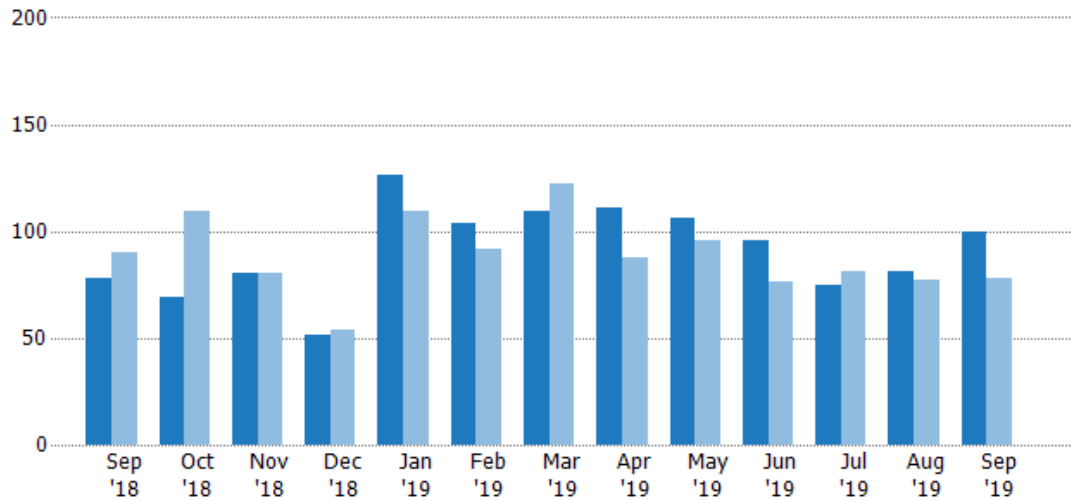
New Listings

The number of new residential listings that were added each month.

Filters Used

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

Month/ Year	Count	% Chg.
Sep '19	100	28.2%
Sep '18	78	-13.3%
Sep '17	90	-3.3%



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	78	69	80	51	126	104	109	111	106	96	75	81	100
Prior Year	90	109	80	54	109	92	122	88	96	76	81	77	78
Percent Change from Prior Year	-13%	-37%	0%	-6%	16%	13%	-11%	26%	10%	26%	-7%	5%	28%

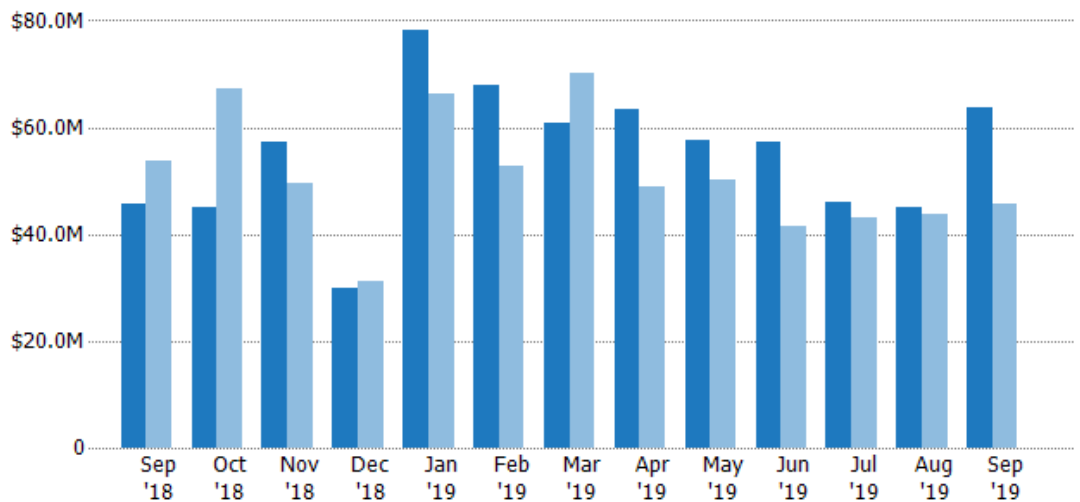
New Listing Volume

The sum of the listing price of residential listings that were added each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Sep '19	\$63.7M	39.3%
Sep '18	\$45.7M	-15.1%
Sep '17	\$53.8M	-12.3%



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	\$45.7M	\$44.9M	\$57.3M	\$30M	\$78.3M	\$68M	\$60.7M	\$63.4M	\$57.7M	\$57.2M	\$46M	\$45.1M	\$63.7M
Prior Year	\$53.8M	\$67.2M	\$49.7M	\$31.2M	\$66.3M	\$52.8M	\$70.1M	\$48.8M	\$50.1M	\$41.6M	\$43M	\$43.6M	\$45.7M
Percent Change from Prior Year	-15%	-33%	15%	-4%	18%	29%	-13%	30%	15%	37%	7%	3%	39%

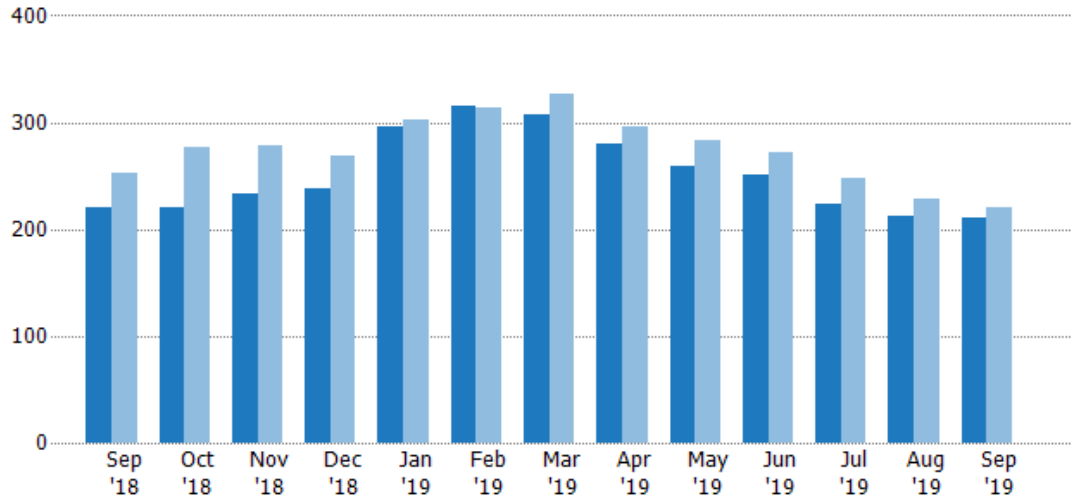
Active Listings

The number of active residential listings at the end of each month.

Filters Used

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

Month/ Year	Count	% Chg.
Sep '19	211	-4.1%
Sep '18	220	-13%
Sep '17	253	15.4%



Current Year	220	221	234	238	296	315	307	280	259	251	223	212	211
Prior Year	253	277	279	268	303	313	327	296	283	272	247	228	220
Percent Change from Prior Year	-13%	-20%	-16%	-11%	-2%	1%	-6%	-5%	-8%	-8%	-10%	-7%	-4%

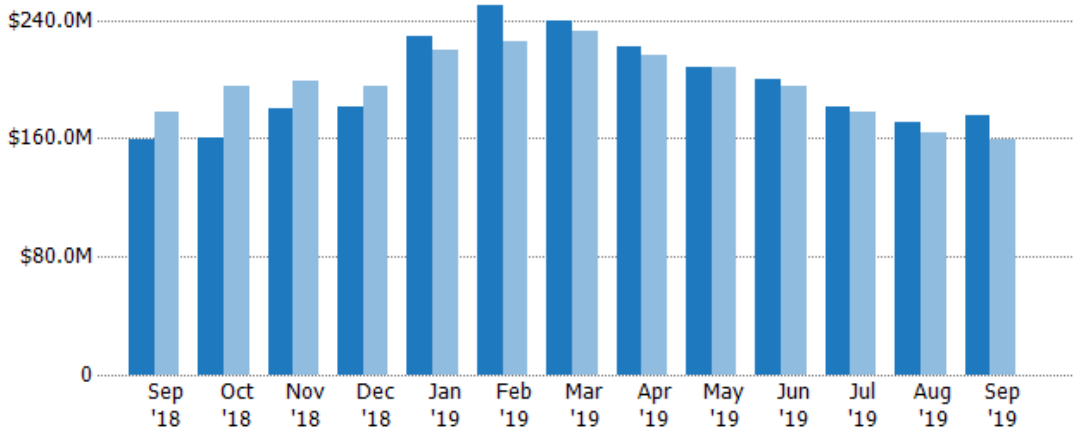
Active Listing Volume

The sum of the listing price of active residential listings at the end of each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Sep '19	\$175M	10.1%
Sep '18	\$159M	-10.3%
Sep '17	\$177M	5.5%



Current Year	\$159M	\$160M	\$180M	\$181M	\$229M	\$249M	\$239M	\$222M	\$209M	\$200M	\$181M	\$171M	\$175M
Prior Year	\$177M	\$196M	\$199M	\$195M	\$220M	\$225M	\$233M	\$216M	\$208M	\$195M	\$178M	\$164M	\$159M
Percent Change from Prior Year	-10%	-18%	-9%	-7%	4%	11%	3%	3%	1%	3%	2%	4%	10%

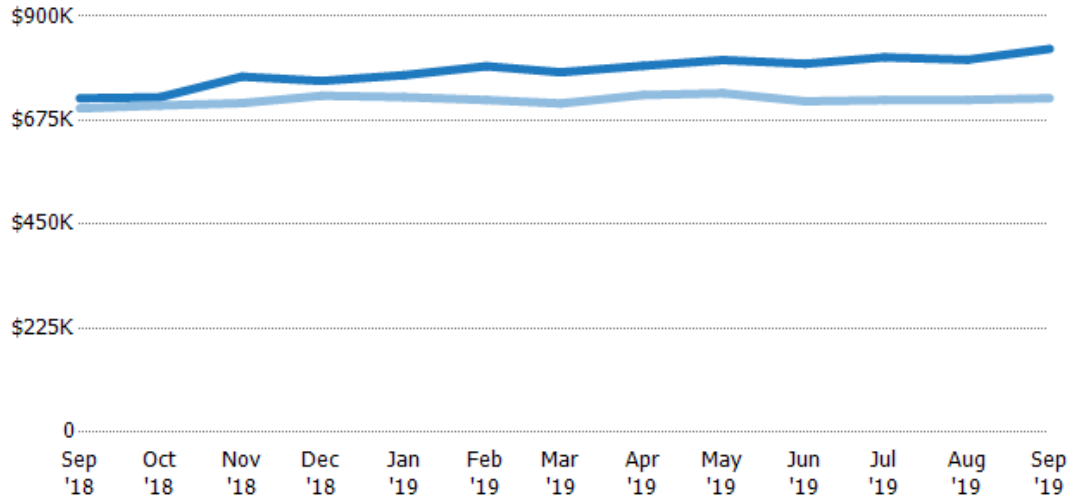
Average Listing Price

The average listing price of active residential listings at the end of each month.

Filters Used

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

Month/ Year	Price	% Chg.
Sep '19	\$829K	14.8%
Sep '18	\$723K	3.1%
Sep '17	\$701K	-8.6%



Current Year	\$723K	\$725K	\$769K	\$760K	\$773K	\$792K	\$779K	\$793K	\$805K	\$797K	\$811K	\$806K	\$829K
Prior Year	\$701K	\$707K	\$712K	\$728K	\$725K	\$719K	\$711K	\$730K	\$733K	\$716K	\$719K	\$719K	\$723K
Percent Change from Prior Year	3%	3%	8%	4%	7%	10%	9%	9%	10%	11%	13%	12%	15%

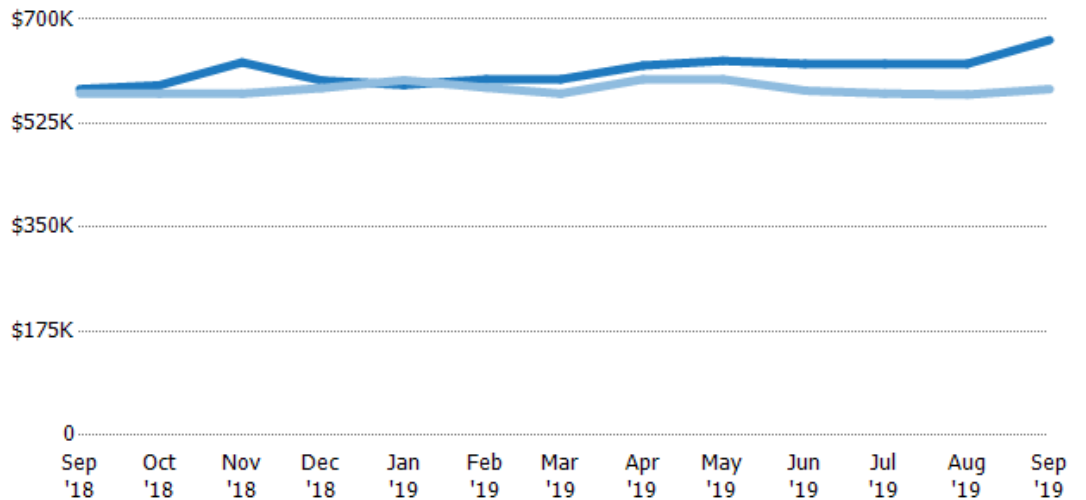
Median Listing Price

The median listing price of active residential listings at the end of each month.

Filters Used

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

Month/ Year	Price	% Chg.
Sep '19	\$665K	14.2%
Sep '18	\$582K	1.3%
Sep '17	\$575K	-2.8%



Current Year	\$582K	\$589K	\$627K	\$597K	\$589K	\$599K	\$599K	\$622K	\$630K	\$625K	\$625K	\$625K	\$665K
Prior Year	\$575K	\$575K	\$575K	\$584K	\$598K	\$585K	\$575K	\$599K	\$599K	\$580K	\$575K	\$573K	\$582K
Percent Change from Prior Year	1%	2%	9%	2%	-1%	2%	4%	4%	5%	8%	9%	9%	14%

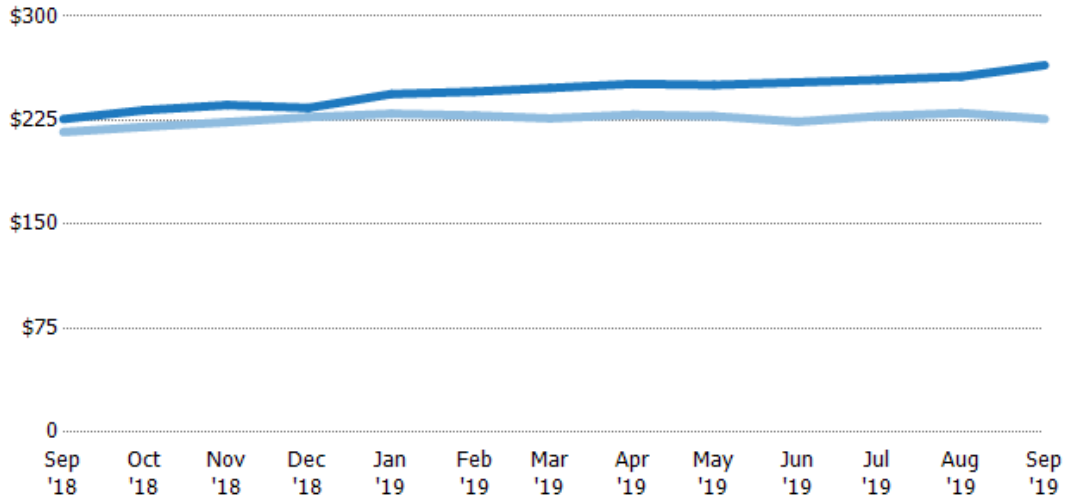
Average Listing Price per Sq Ft

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

Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Sep '19	\$265	17.2%
Sep '18	\$226	4.3%
Sep '17	\$217	-3.7%



Current Year	\$226	\$232	\$236	\$234	\$244	\$246	\$248	\$251	\$250	\$252	\$254	\$257	\$265
Prior Year	\$217	\$220	\$224	\$227	\$230	\$228	\$226	\$229	\$228	\$224	\$228	\$230	\$226
Percent Change from Prior Year	4%	5%	6%	3%	6%	8%	10%	10%	10%	13%	12%	11%	17%

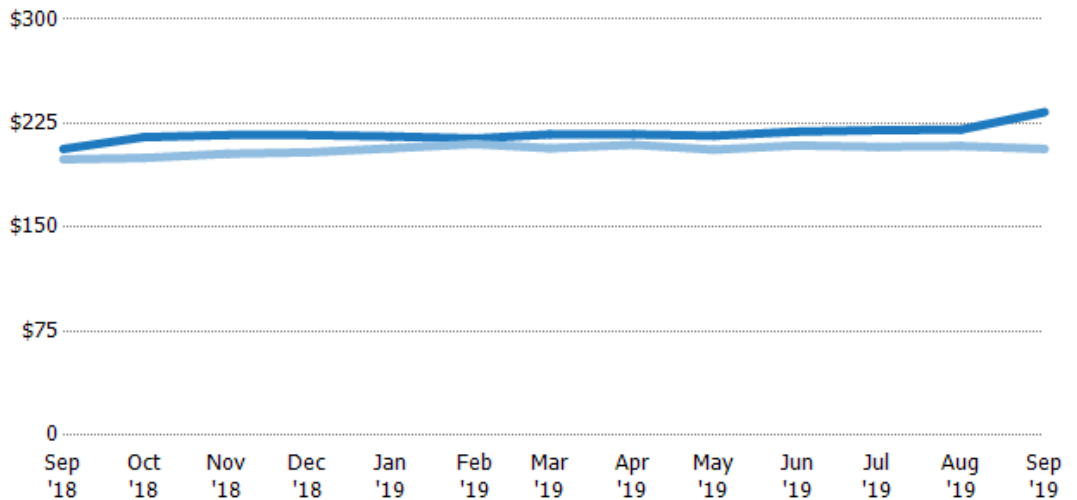
Median Listing Price per Sq Ft

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

Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Sep '19	\$233	12.8%
Sep '18	\$207	3.8%
Sep '17	\$199	-2.3%



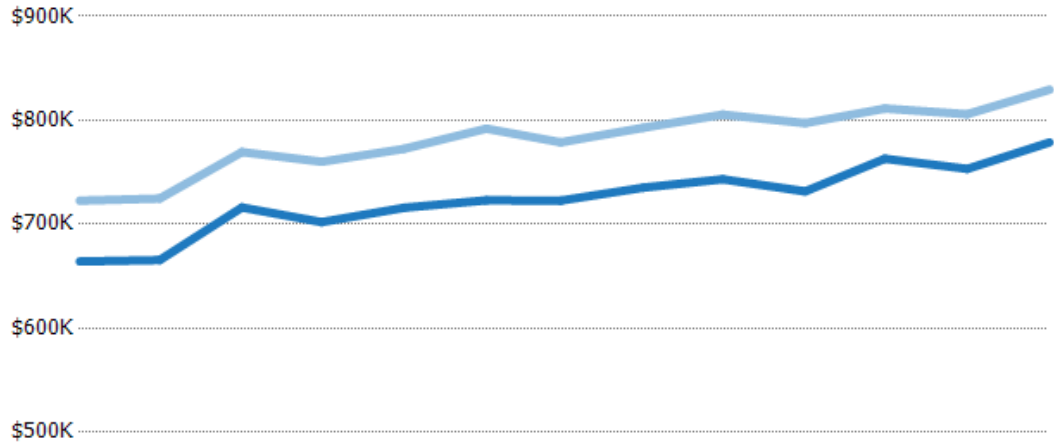
Current Year	\$207	\$215	\$217	\$217	\$216	\$214	\$217	\$217	\$216	\$219	\$220	\$221	\$233
Prior Year	\$199	\$200	\$203	\$204	\$207	\$210	\$207	\$210	\$206	\$209	\$208	\$209	\$207
Percent Change from Prior Year	4%	8%	7%	6%	4%	2%	5%	4%	5%	5%	6%	6%	13%

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



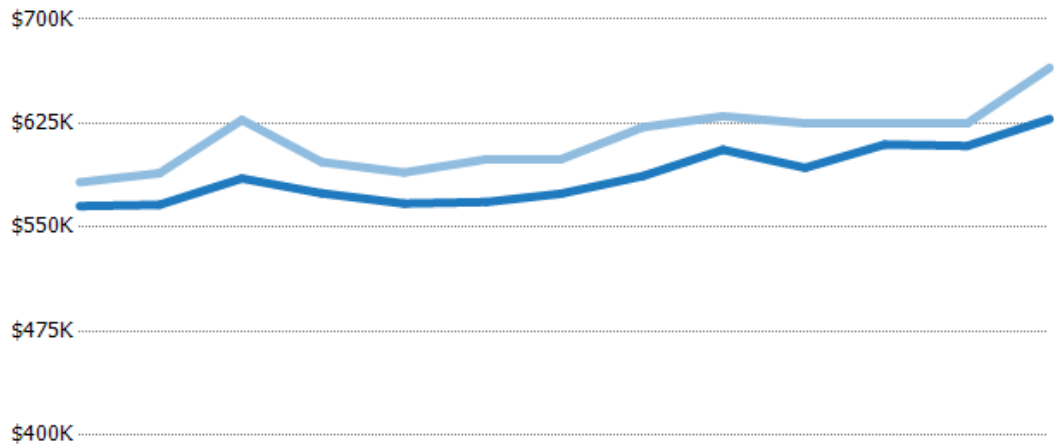
	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Avg Est Value	\$664K	\$666K	\$716K	\$702K	\$716K	\$723K	\$723K	\$735K	\$743K	\$732K	\$763K	\$753K	\$779K
Avg Listing Price	\$723K	\$725K	\$769K	\$760K	\$773K	\$792K	\$779K	\$793K	\$805K	\$797K	\$811K	\$806K	\$829K
Avg Listing Price as a % of Avg Est Value	109%	109%	107%	108%	108%	110%	108%	108%	108%	109%	106%	107%	107%

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Median Est Value	\$565K	\$566K	\$585K	\$575K	\$567K	\$568K	\$574K	\$587K	\$606K	\$593K	\$610K	\$609K	\$628K
Median Listing Price	\$582K	\$589K	\$627K	\$597K	\$589K	\$599K	\$599K	\$622K	\$630K	\$625K	\$625K	\$625K	\$665K
Med Listing Price as a % of Med Est Value	103%	104%	107%	104%	104%	105%	104%	106%	104%	105%	103%	103%	106%

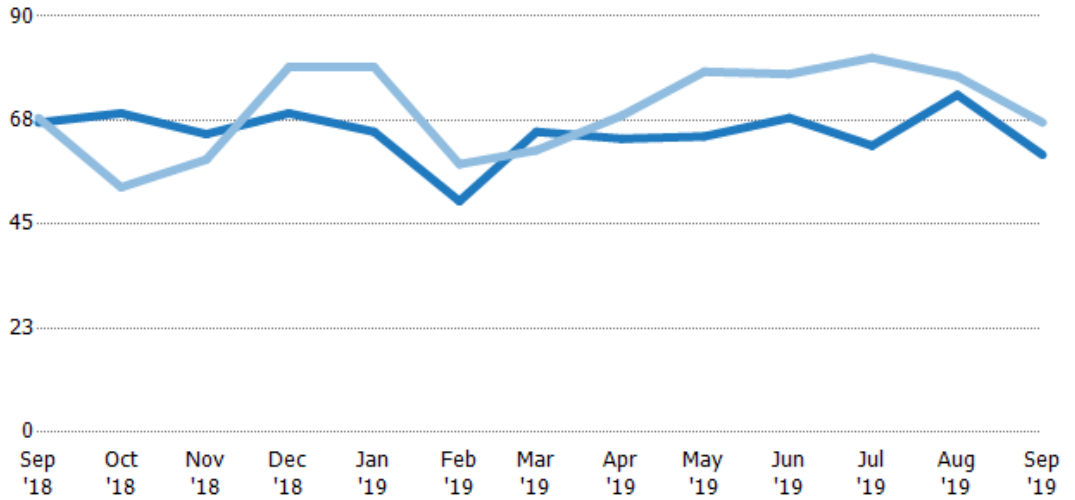
Median Days in RPR

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Days	% Chg.
Sep '19	60	-10.4%
Sep '18	67	-1.5%
Sep '17	68	14.7%



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	67	69	64.5	69	65	50	65	63.5	64	68	62	73	60
Prior Year	68	53	59	79	79	58	61	68.5	78	77.5	81	77	67
Percent Change from Prior Year	-1%	30%	9%	-13%	-18%	-14%	7%	-7%	-18%	-12%	-23%	-5%	-10%

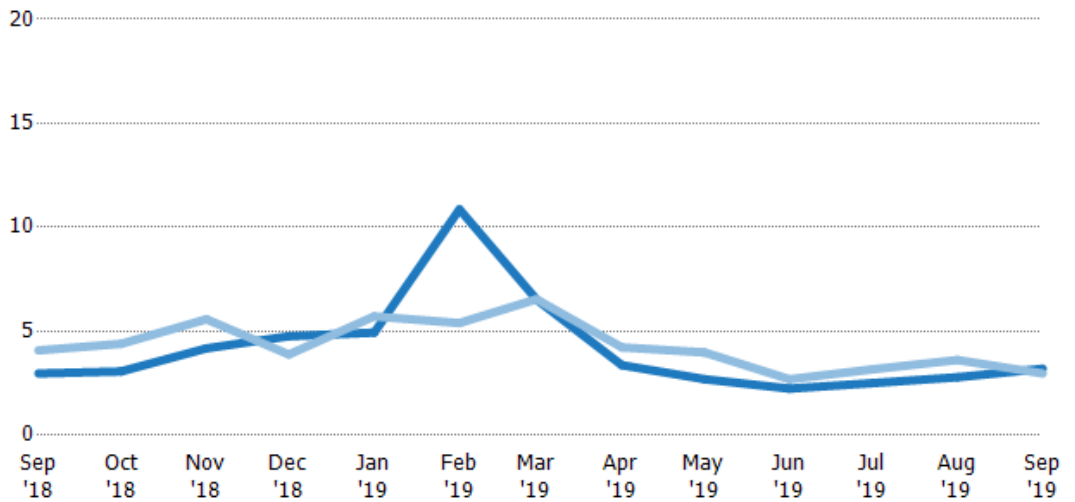
Months of Inventory

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

Filters Used

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

Month/ Year	Months	% Chg.
Sep '19	3.2	7.5%
Sep '18	2.97	-27.1%
Sep '17	4.08	23.4%



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	2.97	3.07	4.18	4.76	4.93	10.9	6.53	3.37	2.7	2.24	2.51	2.79	3.2
Prior Year	4.08	4.4	5.58	3.88	5.72	5.4	6.54	4.23	3.99	2.69	3.17	3.62	2.97
Percent Change from Prior Year	-27%	-30%	-25%	23%	-14%	101%	0%	-20%	-32%	-17%	-21%	-23%	8%

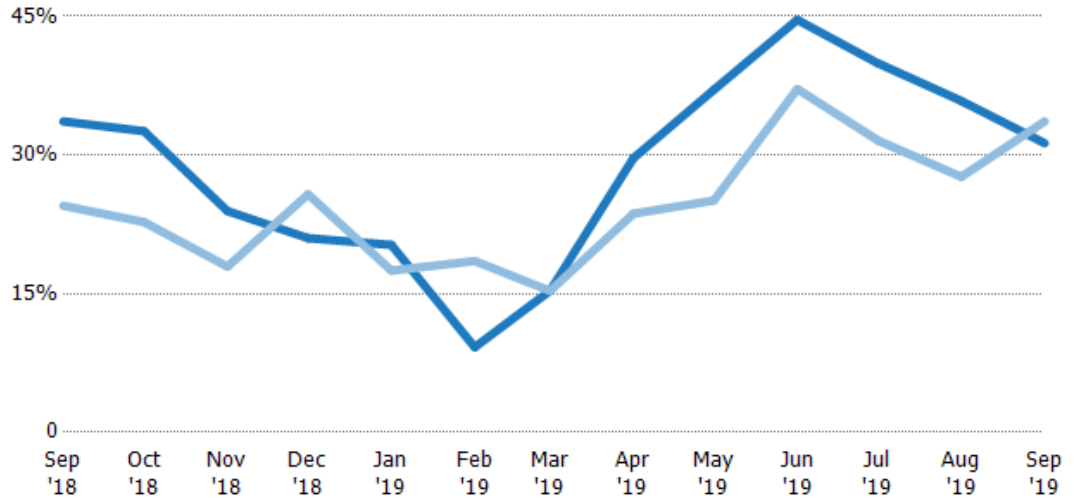
Absorption Rate

The percentage of inventory sold per month.

Filters Used

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

Month/ Year	Rate	Chg.
Sep '19	31%	2.4%
Sep '18	34%	-9.1%
Sep '17	25%	-18.9%



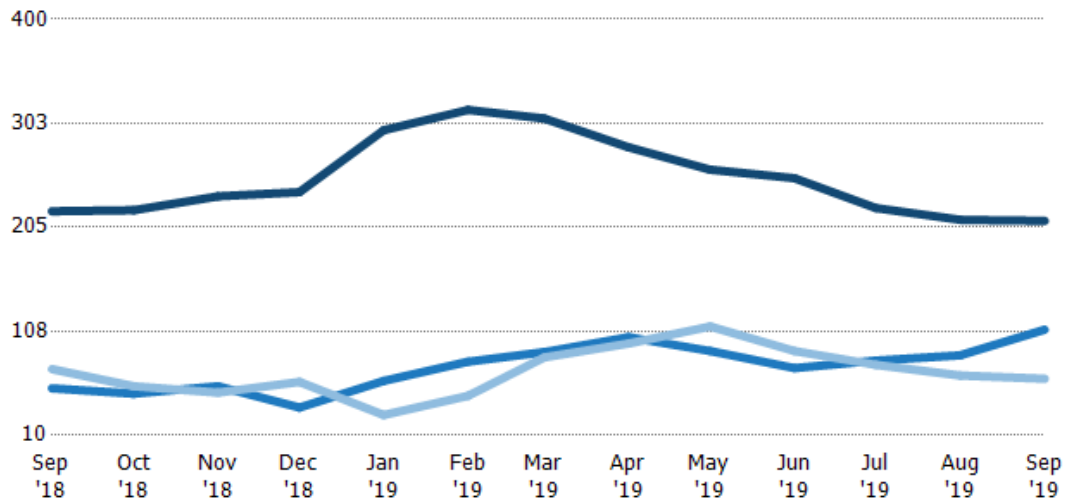
	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	34%	33%	24%	21%	20%	9%	15%	30%	37%	45%	40%	36%	31%
Prior Year	25%	23%	18%	26%	17%	19%	15%	24%	25%	37%	32%	28%	34%
Change from Prior Year	-9%	-10%	-6%	5%	-3%	9%	0	-6%	-12%	-7%	-8%	-8%	2%

Active/Pending/Sold Units

The number of residential properties that were Active, Pending and Sold each month.

Filters Used

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



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Active	220	221	234	238	296	315	307	280	259	251	223	212	211
Pending	54	49	56	36	61	79	88	102	89	73	80	85	109
Sold	72	56	50	60	29	47	83	96	112	89	76	66	63

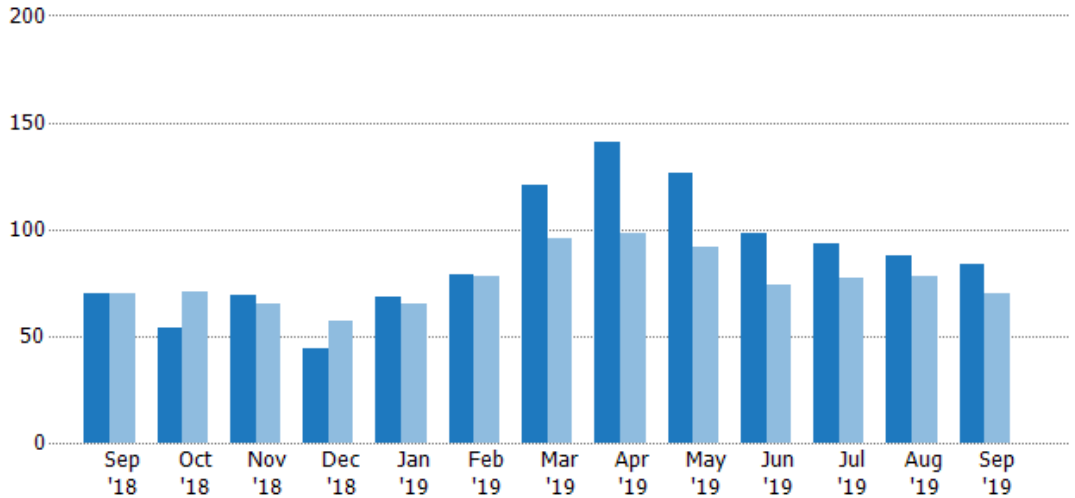
New Pending Sales

The number of residential properties with accepted offers that were added each month.

Filters Used

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

Month/ Year	Count	% Chg.
Sep '19	84	20%
Sep '18	70	0%
Sep '17	70	22.9%



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	70	54	69	44	68	79	121	141	126	98	93	88	84
Prior Year	70	71	65	57	65	78	96	98	92	74	77	78	70
Percent Change from Prior Year	0%	-24%	6%	-23%	5%	1%	26%	44%	37%	32%	21%	13%	20%

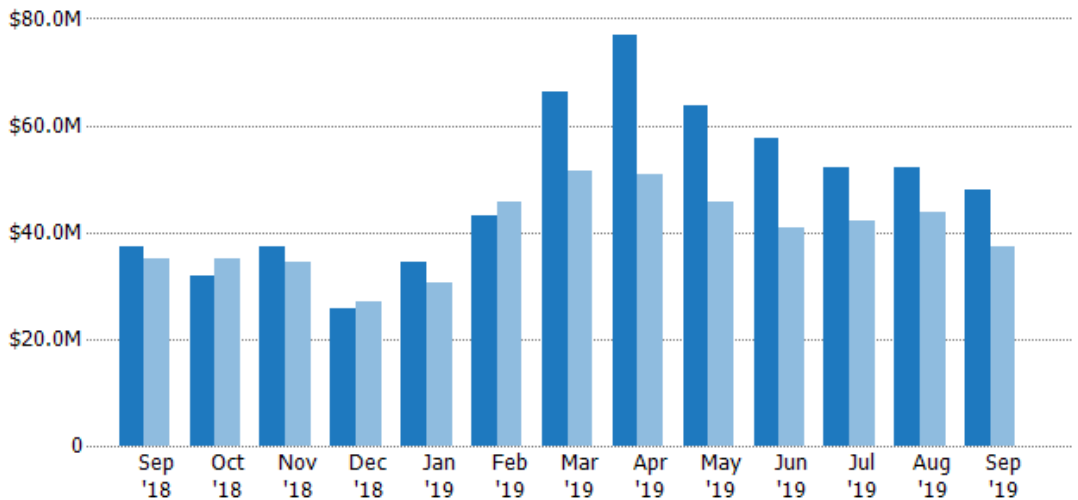
New Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were added each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Sep '19	\$48M	28.2%
Sep '18	\$37.4M	7%
Sep '17	\$35M	12.2%



	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	\$37.4M	\$31.9M	\$37.2M	\$25.7M	\$34.3M	\$43M	\$66.1M	\$76.8M	\$63.7M	\$57.5M	\$52M	\$52M	\$48M
Prior Year	\$35M	\$35.1M	\$34.5M	\$27M	\$30.6M	\$45.6M	\$51.6M	\$50.7M	\$45.8M	\$40.8M	\$42.2M	\$43.7M	\$37.4M
Percent Change from Prior Year	7%	-9%	8%	-5%	12%	-6%	28%	52%	39%	41%	23%	19%	28%

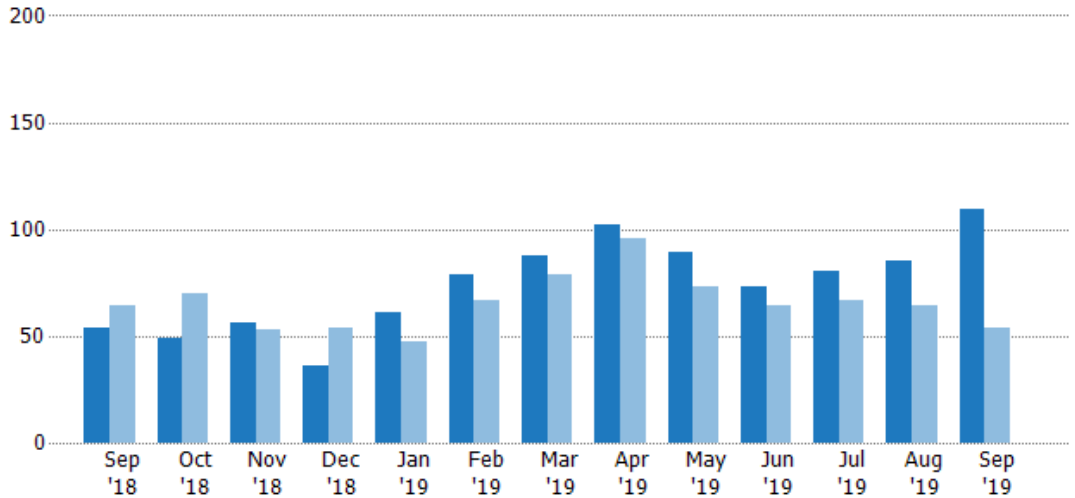
Pending Sales

The number of residential properties with accepted offers that were available at the end each month.

Filters Used

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

Month/ Year	Count	% Chg.
Sep '19	109	101.9%
Sep '18	54	-15.6%
Sep '17	64	12.5%



Current Year	54	49	56	36	61	79	88	102	89	73	80	85	109
Prior Year	64	70	53	54	47	67	79	96	73	64	67	64	54
Percent Change from Prior Year	-16%	-30%	6%	-33%	30%	18%	11%	6%	22%	14%	19%	33%	102%

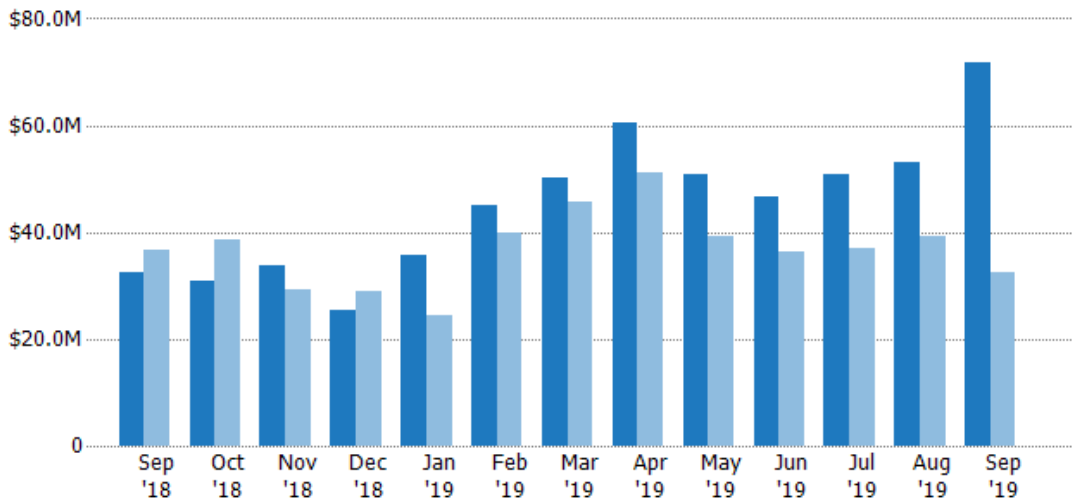
Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were available at the end of each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Sep '19	\$71.9M	120.3%
Sep '18	\$32.6M	-11.4%
Sep '17	\$36.8M	3.7%



Current Year	\$32.6M	\$31M	\$33.9M	\$25.4M	\$35.7M	\$45.1M	\$50.2M	\$60.6M	\$50.9M	\$46.6M	\$50.7M	\$53.2M	\$71.9M
Prior Year	\$36.8M	\$38.5M	\$29.4M	\$29.1M	\$24.5M	\$39.9M	\$45.6M	\$51.2M	\$39.3M	\$36.5M	\$36.9M	\$39.2M	\$32.6M
Percent Change from Prior Year	-11%	-19%	15%	-13%	46%	13%	10%	18%	29%	28%	38%	36%	120%

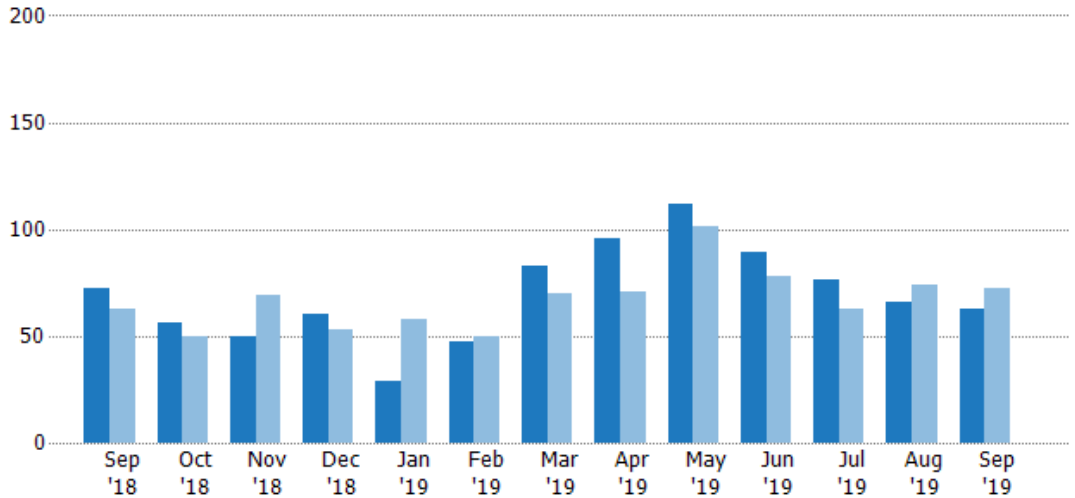
Closed Sales

The total number of residential properties sold each month.

Filters Used

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

Month/ Year	Count	% Chg.
Sep '19	63	-12.5%
Sep '18	72	14.3%
Sep '17	63	33.3%



Current Year	72	56	50	60	29	47	83	96	112	89	76	66	63
Prior Year	63	50	69	53	58	50	70	71	101	78	63	74	72
Percent Change from Prior Year	14%	12%	-28%	13%	-50%	-6%	19%	35%	11%	14%	21%	-11%	-13%

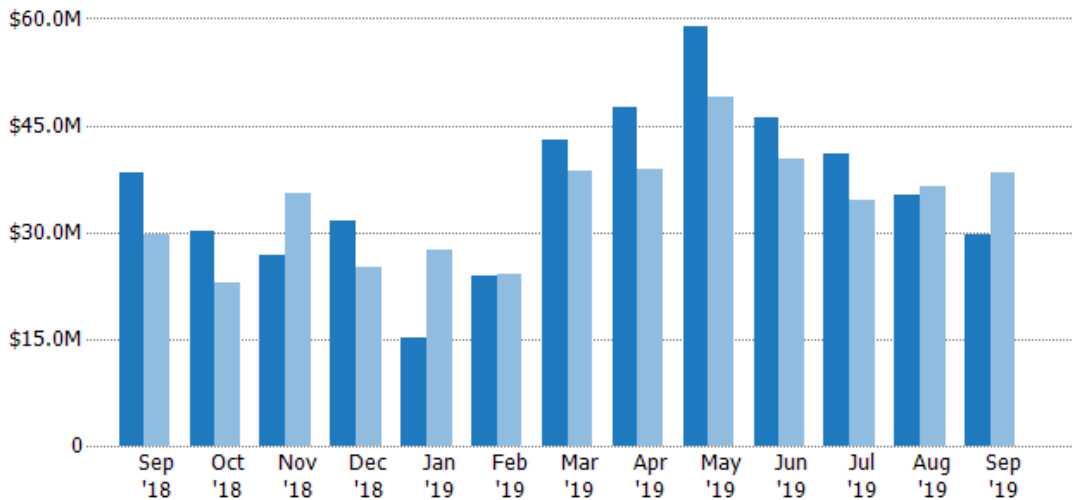
Closed Sales Volume

The sum of the sales price of residential properties sold each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Sep '19	\$29.6M	-23%
Sep '18	\$38.4M	29.8%
Sep '17	\$29.6M	22.6%



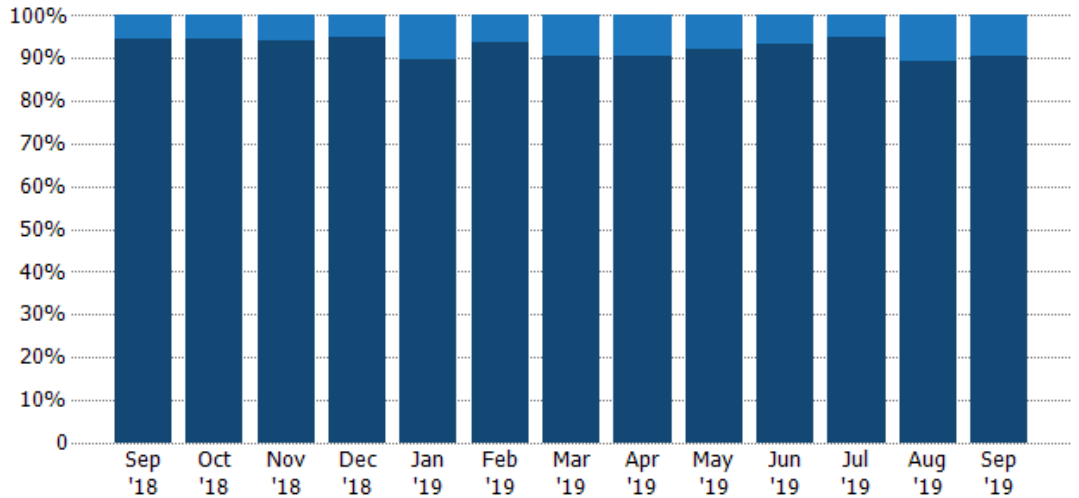
Current Year	\$38.4M	\$30.2M	\$26.8M	\$31.6M	\$15.3M	\$23.9M	\$42.9M	\$47.5M	\$58.8M	\$46.1M	\$41.1M	\$35.3M	\$29.6M
Prior Year	\$29.6M	\$23M	\$35.5M	\$25.1M	\$27.5M	\$24.1M	\$38.7M	\$38.9M	\$49M	\$40.3M	\$34.5M	\$36.4M	\$38.4M
Percent Change from Prior Year	30%	31%	-24%	26%	-44%	-1%	11%	22%	20%	14%	19%	-3%	-23%

Closed Sales by Property Type

The percentage of residential properties sold each month by property type.

Filters Used

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



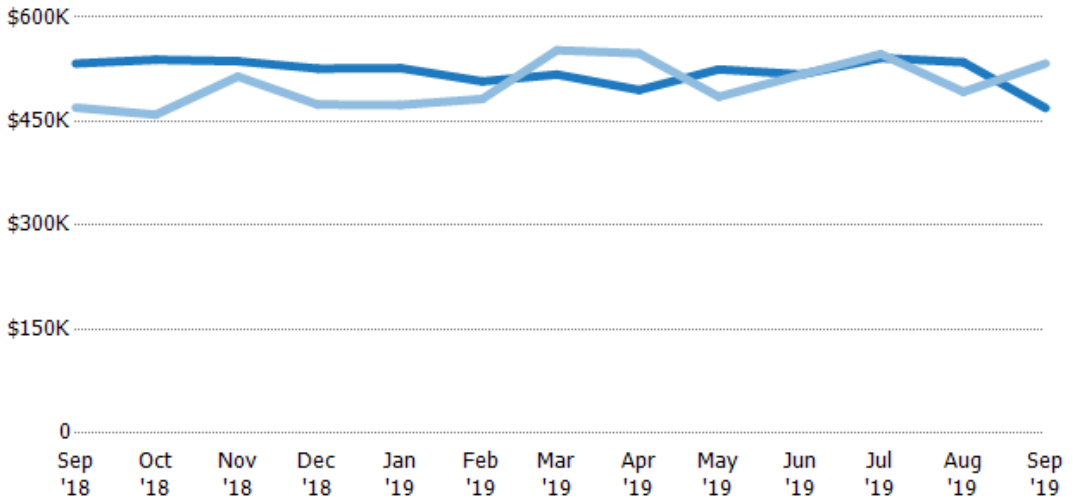
Condo/Townhouse	6%	5%	6%	5%	10%	6%	10%	9%	8%	7%	5%	11%	10%
Single Family Residence	94%	95%	94%	95%	90%	94%	90%	91%	92%	93%	95%	89%	90%

Average Sales Price

The average sales price of the residential properties sold each month.

Filters Used

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



Month/Year	Price	% Chg.
Sep '19	\$469K	-12%
Sep '18	\$533K	13.5%
Sep '17	\$470K	-8.1%

Current Year	\$533K	\$539K	\$537K	\$526K	\$527K	\$508K	\$517K	\$495K	\$525K	\$518K	\$541K	\$535K	\$469K
Prior Year	\$470K	\$459K	\$514K	\$474K	\$473K	\$482K	\$552K	\$548K	\$485K	\$517K	\$547K	\$492K	\$533K
Percent Change from Prior Year	14%	17%	4%	11%	11%	5%	-6%	-10%	8%	0%	-1%	9%	-12%

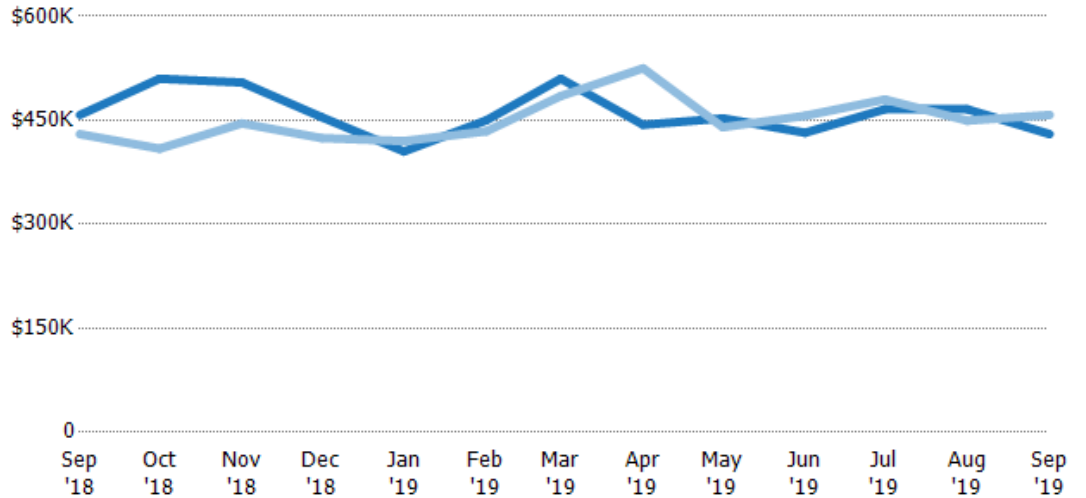
Median Sales Price

The median sales price of the residential properties sold each month.

Filters Used

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

Month/ Year	Price	% Chg.
Sep '19	\$430K	-6.1%
Sep '18	\$458K	6.4%
Sep '17	\$430K	-3.6%



Current Year	\$458K	\$510K	\$505K	\$455K	\$405K	\$450K	\$510K	\$444K	\$453K	\$432K	\$466K	\$466K	\$430K
Prior Year	\$430K	\$409K	\$446K	\$424K	\$420K	\$434K	\$485K	\$525K	\$440K	\$457K	\$480K	\$449K	\$458K
Percent Change from Prior Year	6%	25%	13%	7%	-4%	4%	5%	-16%	3%	-5%	-3%	4%	-6%

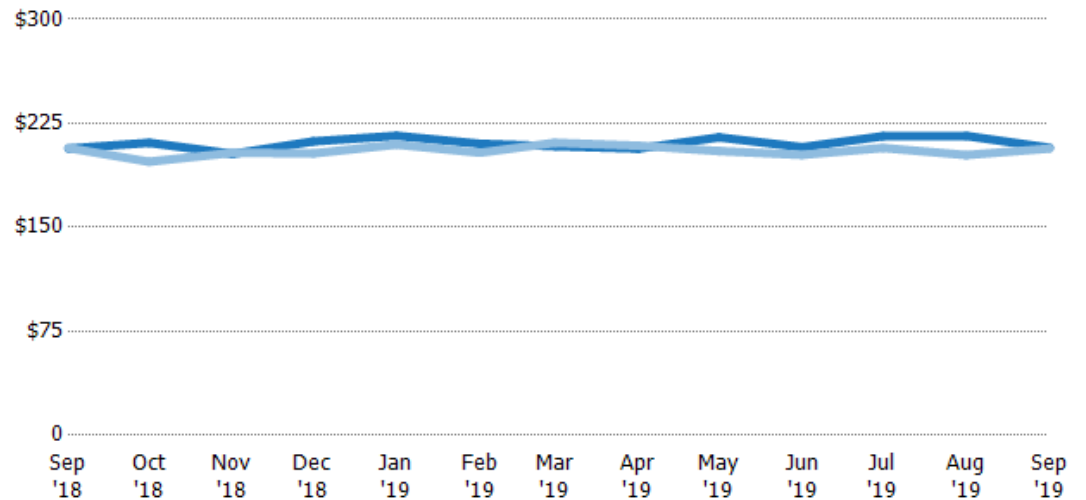
Average Sales Price per Sq Ft

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

Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Sep '19	\$207	0.3%
Sep '18	\$207	-0.2%
Sep '17	\$207	-12.4%



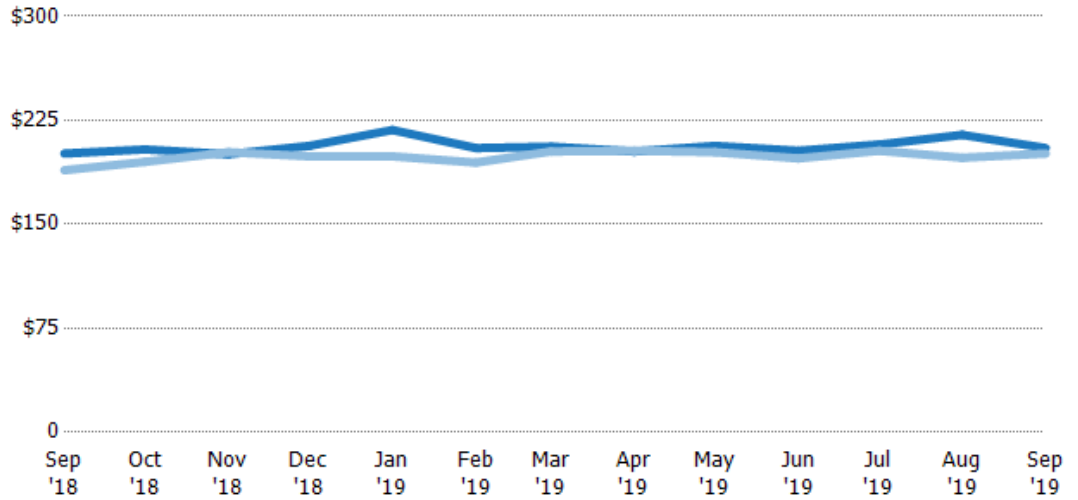
Current Year	\$207	\$211	\$203	\$212	\$216	\$210	\$208	\$207	\$215	\$208	\$216	\$216	\$207
Prior Year	\$207	\$197	\$204	\$203	\$210	\$204	\$211	\$209	\$205	\$202	\$207	\$202	\$207
Percent Change from Prior Year	0%	7%	0%	4%	3%	3%	-1%	-1%	5%	3%	4%	7%	0%

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



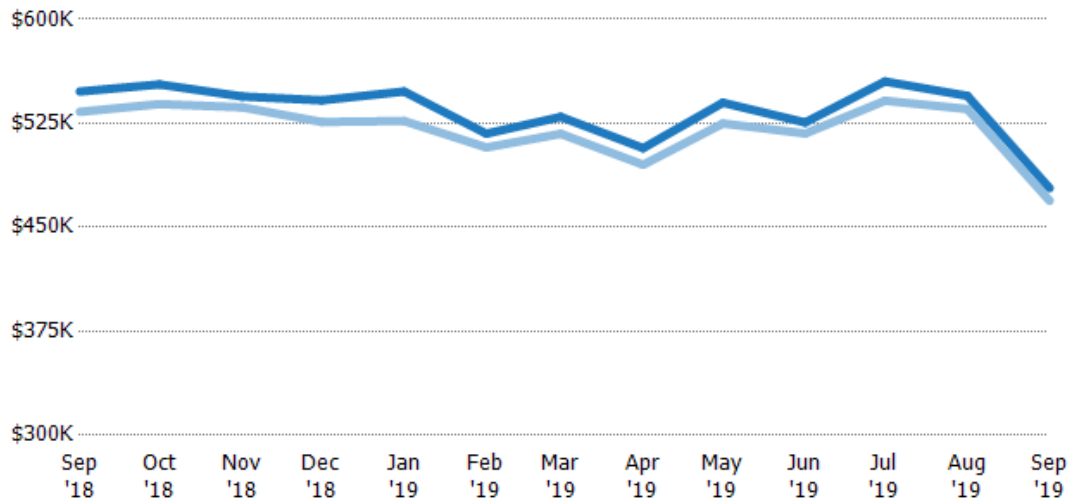
Month/Year	Current Year	Prior Year	Percent Change from Prior Year
Sep '18	\$201	\$189	6%
Oct '18	\$204	\$195	5%
Nov '18	\$201	\$202	-1%
Dec '18	\$207	\$199	4%
Jan '19	\$218	\$199	10%
Feb '19	\$205	\$195	5%
Mar '19	\$206	\$203	2%
Apr '19	\$203	\$203	0%
May '19	\$207	\$202	2%
Jun '19	\$203	\$198	3%
Jul '19	\$208	\$203	2%
Aug '19	\$215	\$198	8%
Sep '19	\$205	\$201	2%

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



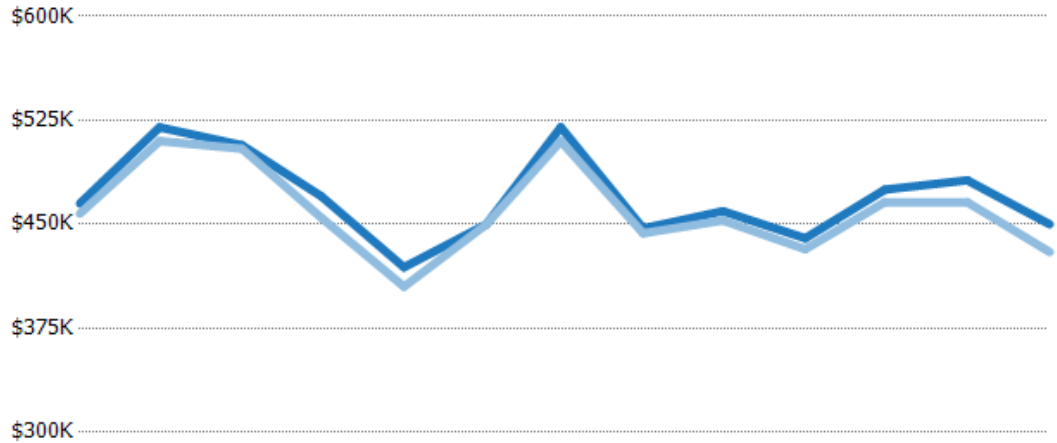
Month/Year	Avg List Price	Avg Sales Price	Avg Sales Price as a % of Avg List Price
Sep '18	\$548K	\$533K	97%
Oct '18	\$553K	\$539K	97%
Nov '18	\$544K	\$537K	99%
Dec '18	\$542K	\$526K	97%
Jan '19	\$548K	\$527K	96%
Feb '19	\$518K	\$508K	98%
Mar '19	\$530K	\$517K	98%
Apr '19	\$507K	\$495K	98%
May '19	\$540K	\$525K	97%
Jun '19	\$526K	\$518K	98%
Jul '19	\$555K	\$541K	98%
Aug '19	\$545K	\$535K	98%
Sep '19	\$478K	\$469K	98%

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



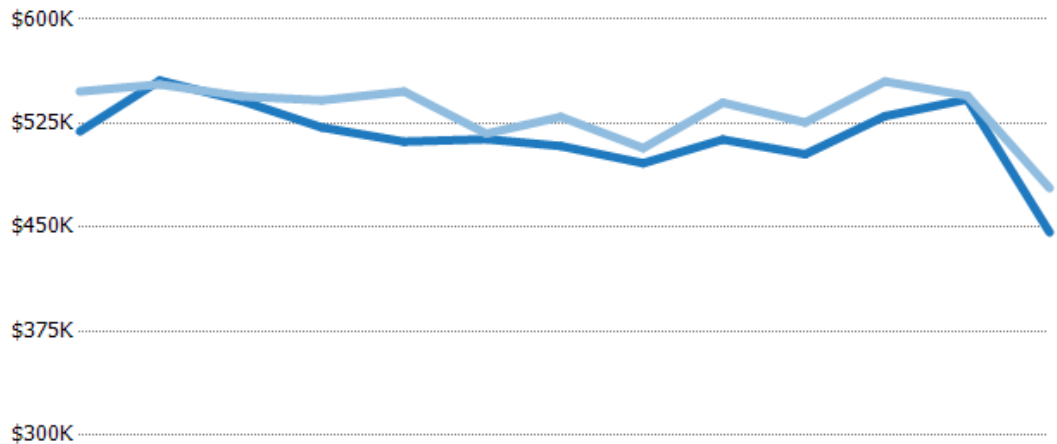
	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Median List Price	\$465K	\$520K	\$507K	\$470K	\$419K	\$450K	\$520K	\$447K	\$459K	\$440K	\$475K	\$482K	\$450K
Median Sales Price	\$458K	\$510K	\$505K	\$455K	\$405K	\$450K	\$510K	\$444K	\$453K	\$432K	\$466K	\$466K	\$430K
Med Sales Price as a % of Med List Price	98%	98%	100%	97%	97%	100%	98%	99%	99%	98%	98%	97%	96%

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



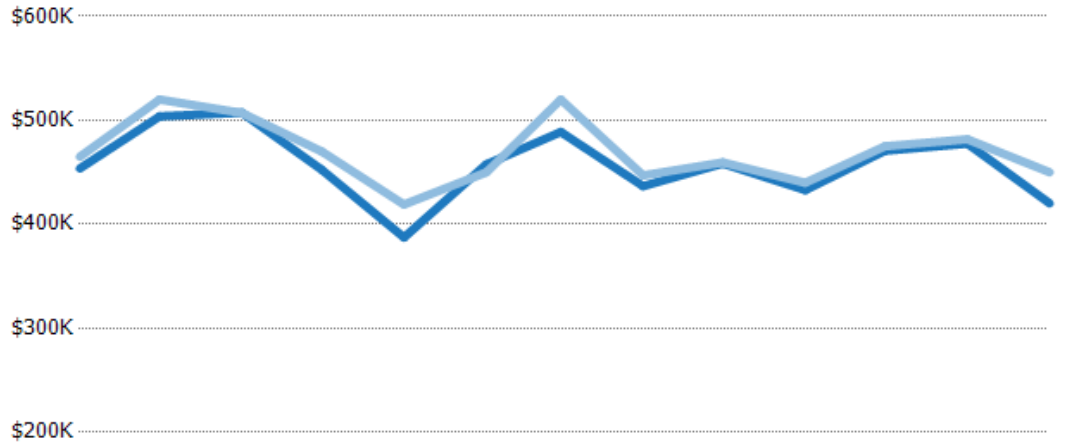
	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Avg Est Value	\$519K	\$556K	\$541K	\$522K	\$512K	\$514K	\$509K	\$496K	\$513K	\$503K	\$530K	\$542K	\$446K
Avg Sales Price	\$548K	\$553K	\$544K	\$542K	\$548K	\$518K	\$530K	\$507K	\$540K	\$526K	\$555K	\$545K	\$478K
Avg Sales Price as a % of Avg Est Value	106%	99%	101%	104%	107%	101%	104%	102%	105%	105%	105%	100%	107%

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: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



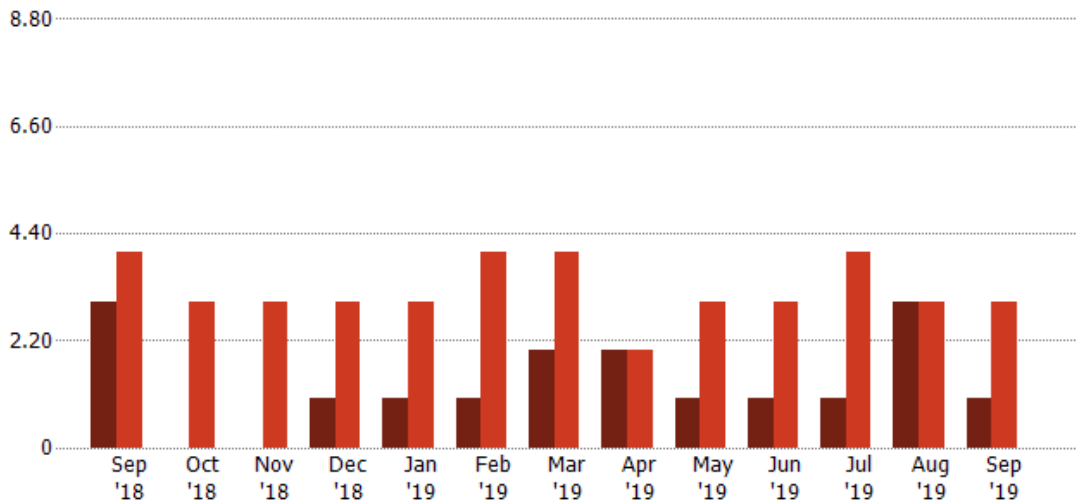
	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Median Est Value	\$454K	\$504K	\$507K	\$452K	\$387K	\$458K	\$489K	\$437K	\$458K	\$433K	\$471K	\$478K	\$420K
Median Sales Price	\$465K	\$520K	\$507K	\$470K	\$419K	\$450K	\$520K	\$447K	\$459K	\$440K	\$475K	\$482K	\$450K
Med Sales Price as a % of Med Est Value	102%	103%	100%	104%	108%	98%	106%	102%	100%	102%	101%	101%	107%

Distressed Listings

The number of distressed residential properties that were for sale at the end of each month.

Filters Used

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



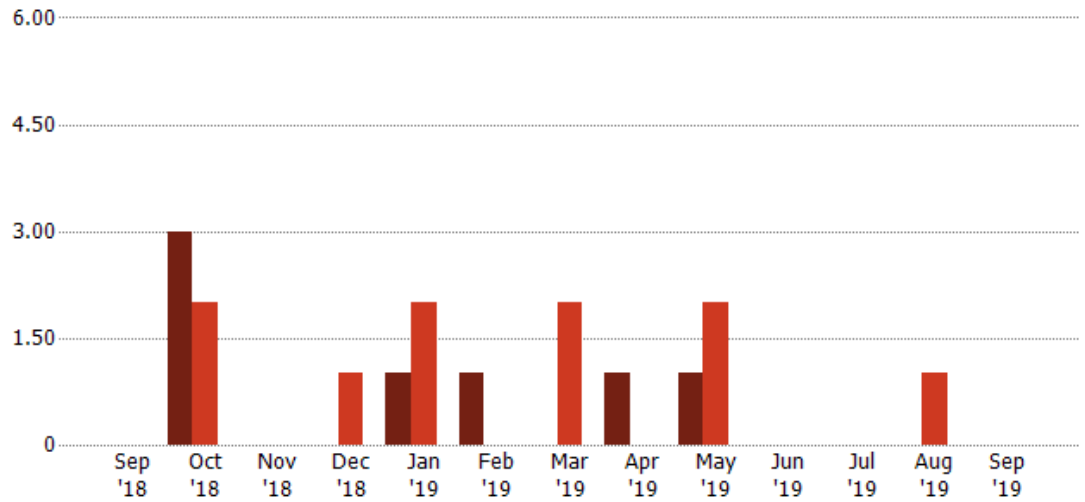
	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19
Current Year	3	-	-	1	1	1	2	2	1	1	1	3	1
Prior Year	4	3	3	3	3	4	4	2	3	3	4	3	3
Percent Change from Prior Year	-25%	-100%	-100%	-67%	-67%	-75%	-50%	0%	-67%	-67%	-75%	0%	-67%

Distressed Sales

The count of distressed residential properties sold each month.

Filters Used

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



Current Year	-	3	-	-	1	1	-	1	1	-	-	-	-
Prior Year	-	2	-	1	2	-	2	-	2	-	-	1	-
Percent Change from Prior Year	-	50%	-	-100%	-50%	100%	-100%	100%	-50%	-	-	-100%	-



Sales Activity by ZIP

Sep 2019

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	Median Days In RPR
85331	109	\$71,870,223	63	\$29,550,920	\$469,062	\$430,000	\$204	\$203	41