



2020

SCOTTSDALE MARKET REPORT DECEMBER 2020



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	Dec 2020	Dec 2019	+ / -	YTD 2020	YTD 2019	+ / -
Listing Activity Charts Metrics						
New Listing Count	617	522	+18.2%	11,071	10,583	+4.6%
New Listing Volume	\$573,349,215	\$430,128,822	+33.3%	\$9,133,983,395	\$7,982,426,121	+14.4%
Active Listing Count	1,177	1,968	-40.2%	N/A	N/A	
Active Listing Volume	\$1,747,198,525	\$2,465,628,027	-29.1%	N/A	N/A	
Average Listing Price	\$1,484,451	\$1,252,860	+18.5%	\$1,223,296	\$1,080,783	+13.2%
Median Listing Price	\$850,000	\$829,450	+2.5%	\$778,635	\$707,037	+10.1%
Average Listing Price per Sq Ft	\$396	\$332	+19.2%	\$345	\$302	+14.2%
Median Listing Price per Sq Ft	\$338	\$281	+20.3%	\$298	\$260	+14.5%
Median Days in RPR	55	75	-26.7%	55.67	68.08	-18.2%
Months of Inventory	1.4	3	-53%	2.7	3.5	-22.9%
Absorption Rate	70.77%	33.23%	+37.5%	36.84%	28.41%	+8.4%
Sales Activity Charts Metrics						
New Pending Sales Count	907	726	+24.9%	13,043	11,405	+14.4%
New Pending Sales Volume	\$840,556,284	\$498,126,467	+68.7%	\$10,173,613,861	\$7,358,353,224	+38.3%
Pending Sales Count	809	531	+52.4%	N/A	N/A	
Pending Sales Volume	\$826,391,779	\$413,381,247	+99.9%	N/A	N/A	
Closed Sales Count	977	721	+35.5%	9,441	8,646	+9.2%
Closed Sales Volume	\$805,038,509	\$479,965,701	+67.7%	\$6,801,489,991	\$5,288,888,211	+28.6%
Average Sales Price	\$823,990	\$665,694	+23.8%	\$720,421	\$611,715	+17.8%
Median Sales Price	\$625,000	\$510,000	+22.5%	\$557,776	\$480,804	+16%
Average Sales Price per Sq Ft	\$310	\$261	+19%	\$286	\$255	+12.2%
Median Sales Price per Sq Ft	\$287	\$242	+18.6%	\$267	\$238	+12.4%
Distressed Charts Metrics						
Distressed Listing Count	-	15	-	N/A	N/A	

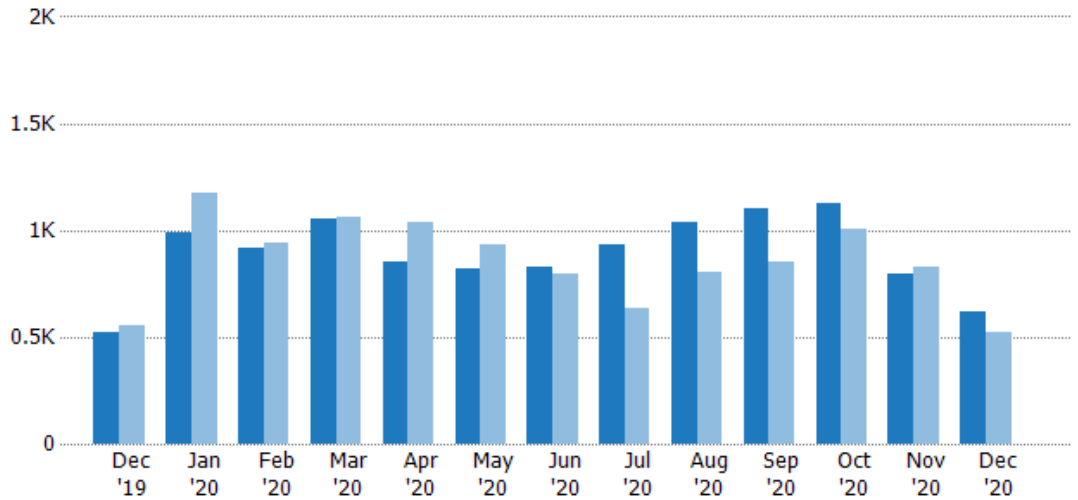
New Listings

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

Filters Used

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

Month/ Year	Count	% Chg.
Dec '20	617	18.2%
Dec '19	522	-5.6%
Dec '18	553	4.9%



Current Year	522	985	919	1.06K	852	819	830	934	1.04K	1.1K	1.13K	798	617
Prior Year	553	1.17K	943	1.06K	1.04K	930	792	635	800	855	1.01K	826	522
Percent Change from Prior Year	-6%	-16%	-3%	-1%	-18%	-12%	5%	47%	29%	29%	12%	-3%	18%

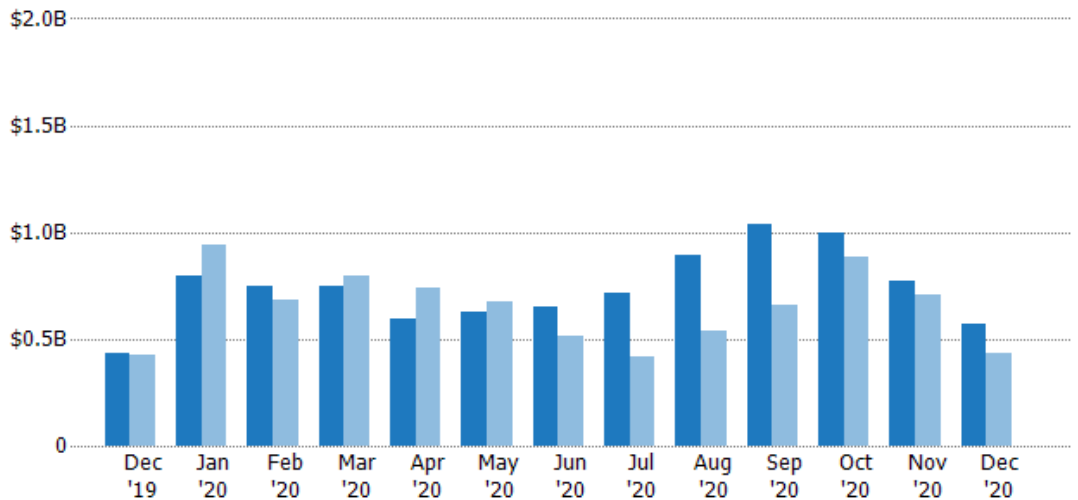
New Listing Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Dec '20	\$573M	33.3%
Dec '19	\$430M	1.3%
Dec '18	\$425M	-7.4%



Current Year	\$430M	\$792M	\$746M	\$744M	\$598M	\$624M	\$650M	\$719M	\$889M	\$1.03B	\$994M	\$771M	\$573M
Prior Year	\$425M	\$938M	\$681M	\$799M	\$741M	\$678M	\$511M	\$416M	\$538M	\$658M	\$884M	\$708M	\$430M
Percent Change from Prior Year	1%	-16%	9%	-7%	-19%	-8%	27%	73%	65%	57%	12%	9%	33%

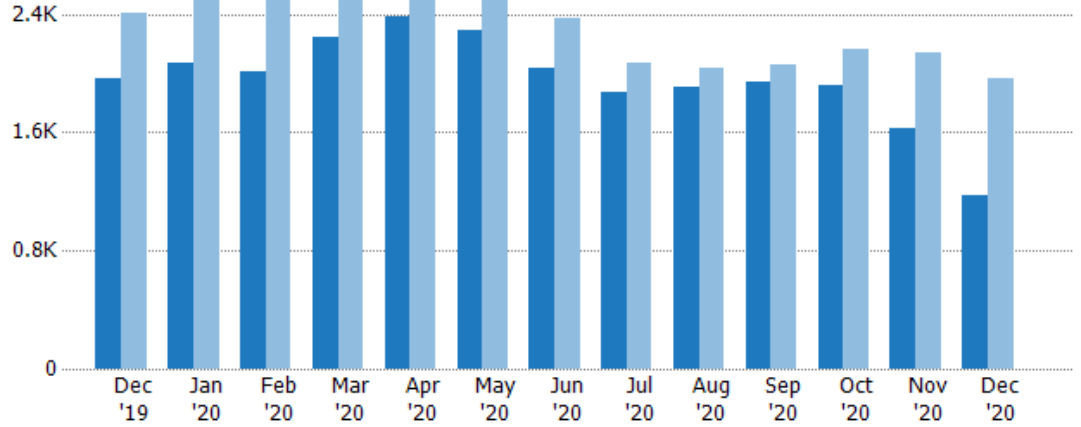
Active Listings

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

Filters Used

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

Month/ Year	Count	% Chg.
Dec '20	1.18K	-40.2%
Dec '19	1.97K	-18%
Dec '18	2.4K	2.2%



Current Year	1.97K	2.07K	2.01K	2.24K	2.38K	2.29K	2.04K	1.87K	1.9K	1.94K	1.92K	1.63K	1.18K
Prior Year	2.4K	2.76K	2.86K	2.91K	2.82K	2.63K	2.38K	2.06K	2.03K	2.05K	2.16K	2.14K	1.97K
Percent Change from Prior Year	-18%	-25%	-30%	-23%	-16%	-13%	-14%	-9%	-6%	-6%	-11%	-24%	-40%

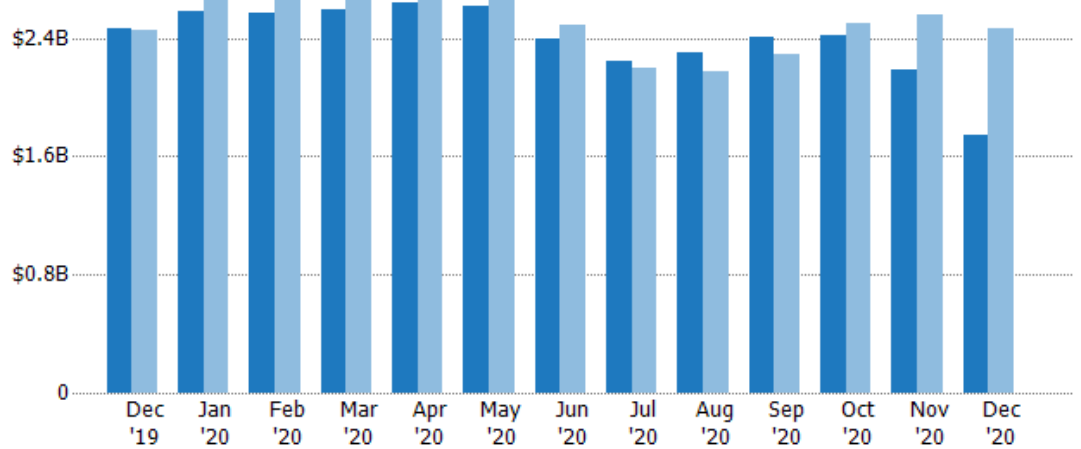
Active Listing Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Dec '20	\$1.75B	-29.1%
Dec '19	\$2.47B	0.6%
Dec '18	\$2.45B	-1%



Current Year	\$2.47B	\$2.58B	\$2.57B	\$2.6B	\$2.64B	\$2.62B	\$2.4B	\$2.24B	\$2.3B	\$2.4B	\$2.42B	\$2.19B	\$1.75B
Prior Year	\$2.45B	\$2.81B	\$2.9B	\$2.98B	\$2.92B	\$2.8B	\$2.49B	\$2.2B	\$2.17B	\$2.29B	\$2.51B	\$2.56B	\$2.47B
Percent Change from Prior Year	1%	-8%	-11%	-13%	-9%	-7%	-4%	2%	6%	5%	-3%	-14%	-29%

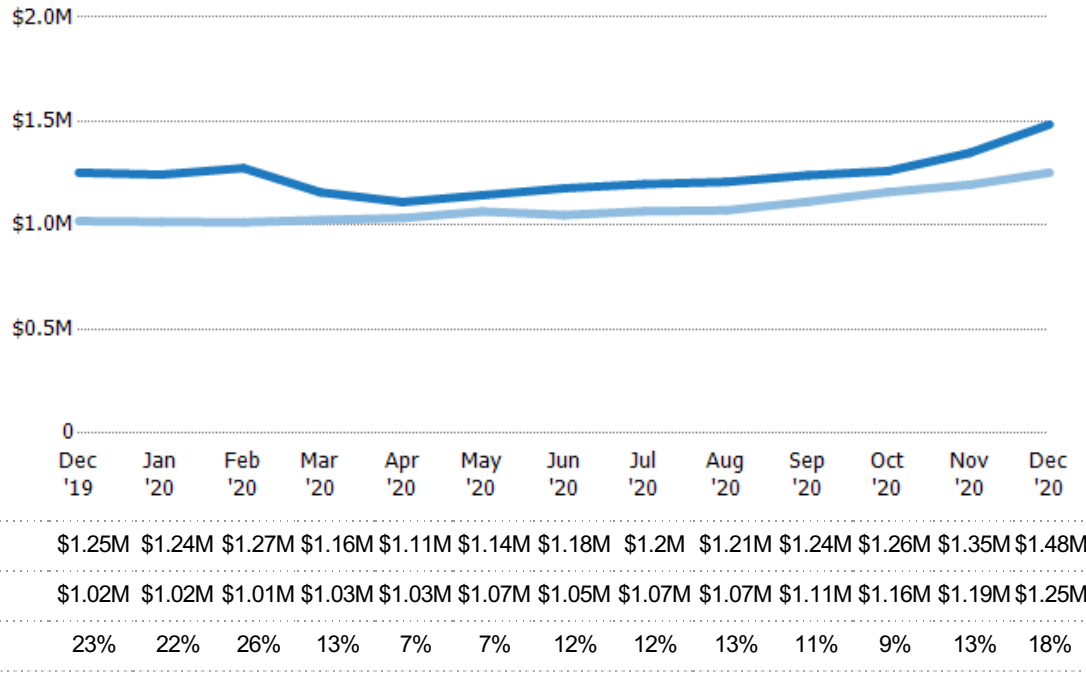
Average Listing Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Dec '20	\$1.48M	18.5%
Dec '19	\$1.25M	22.8%
Dec '18	\$1.02M	-3.1%



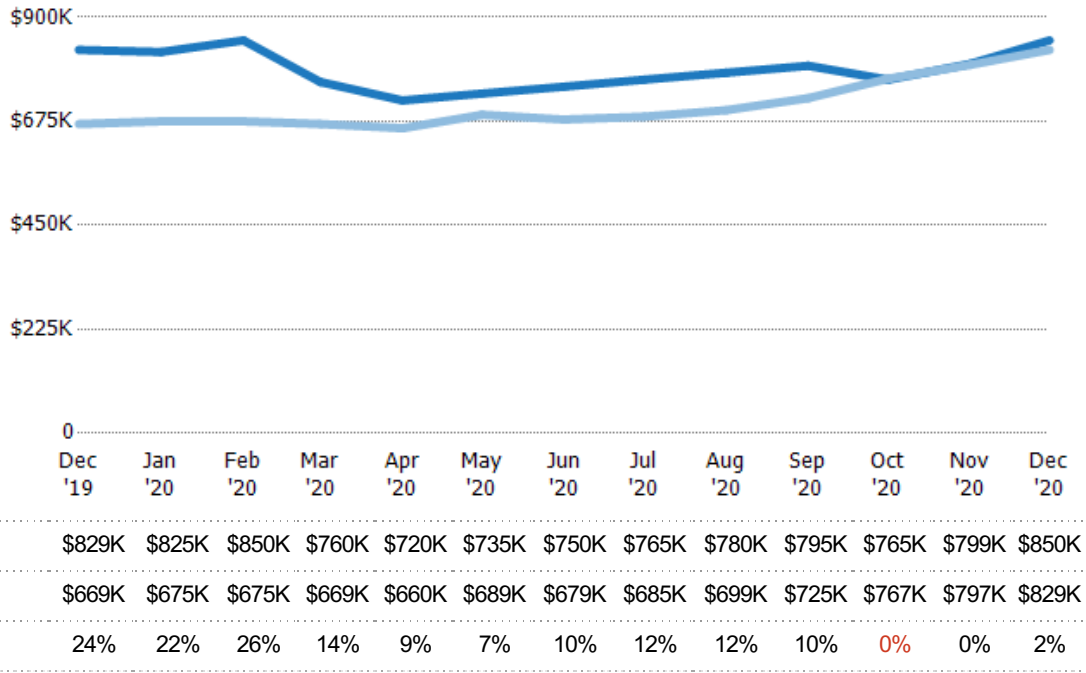
Median Listing Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Dec '20	\$850K	2.5%
Dec '19	\$829K	24%
Dec '18	\$669K	-2.6%



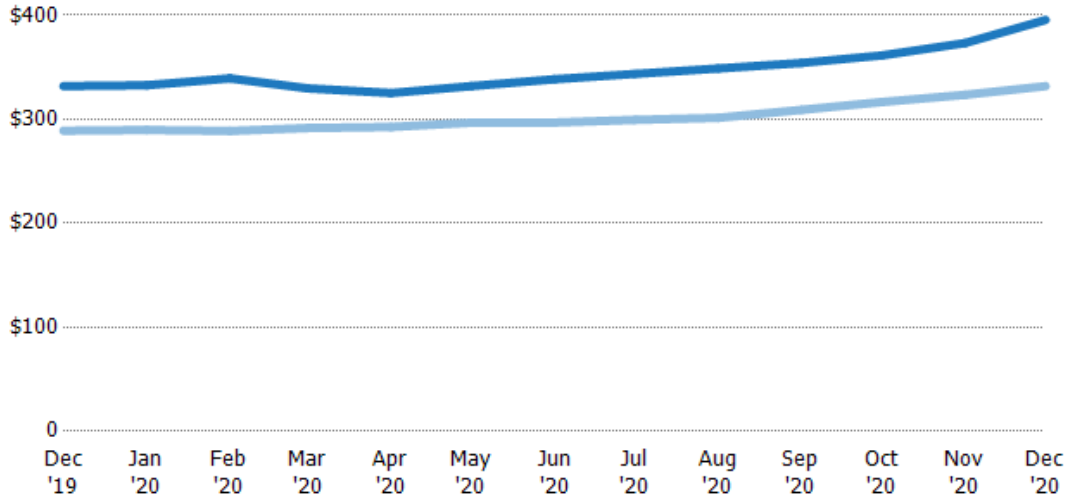
Average Listing Price per Sq Ft

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,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price/sq ft	% Chg.
Dec '20	\$396	19.2%
Dec '19	\$332	14.8%
Dec '18	\$289	-3.1%



Current Year	\$332	\$333	\$339	\$330	\$325	\$332	\$339	\$344	\$349	\$354	\$361	\$373	\$396
Prior Year	\$289	\$290	\$289	\$292	\$293	\$297	\$297	\$299	\$301	\$309	\$317	\$324	\$332
Percent Change from Prior Year	15%	15%	18%	13%	11%	12%	14%	15%	16%	15%	14%	15%	19%

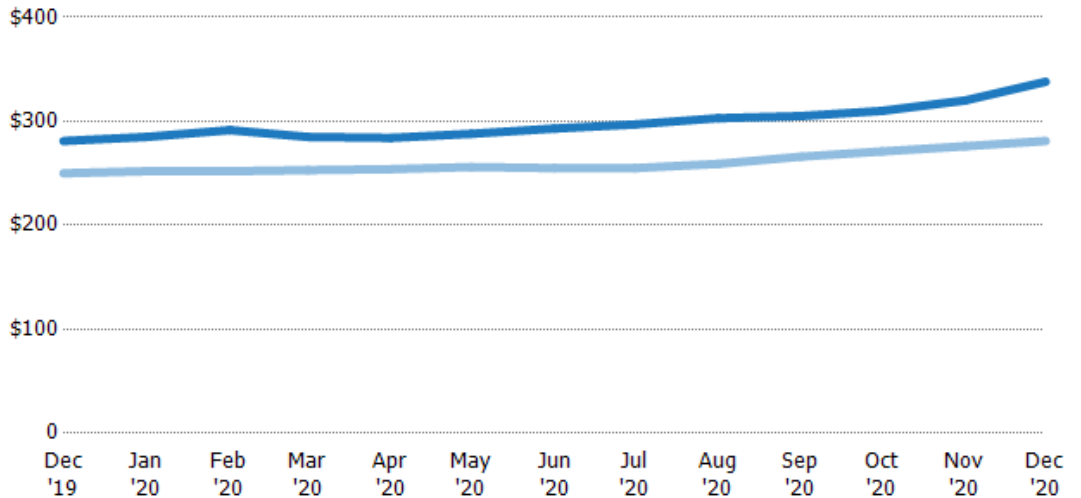
Median Listing Price per Sq Ft

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,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price/sq ft	% Chg.
Dec '20	\$338	20.3%
Dec '19	\$281	12.4%
Dec '18	\$250	-2.4%



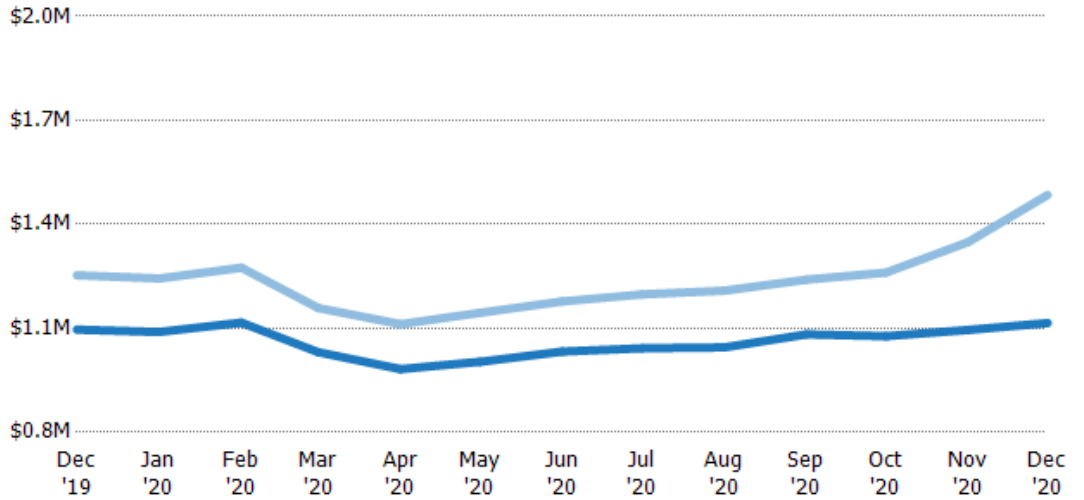
Current Year	\$281	\$285	\$292	\$285	\$284	\$288	\$293	\$297	\$303	\$305	\$310	\$320	\$338
Prior Year	\$250	\$252	\$252	\$253	\$254	\$256	\$255	\$255	\$259	\$266	\$271	\$276	\$281
Percent Change from Prior Year	12%	13%	16%	13%	12%	13%	15%	16%	17%	15%	14%	16%	20%

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,
 Mobile/Manufactured, Single Family
 Residence



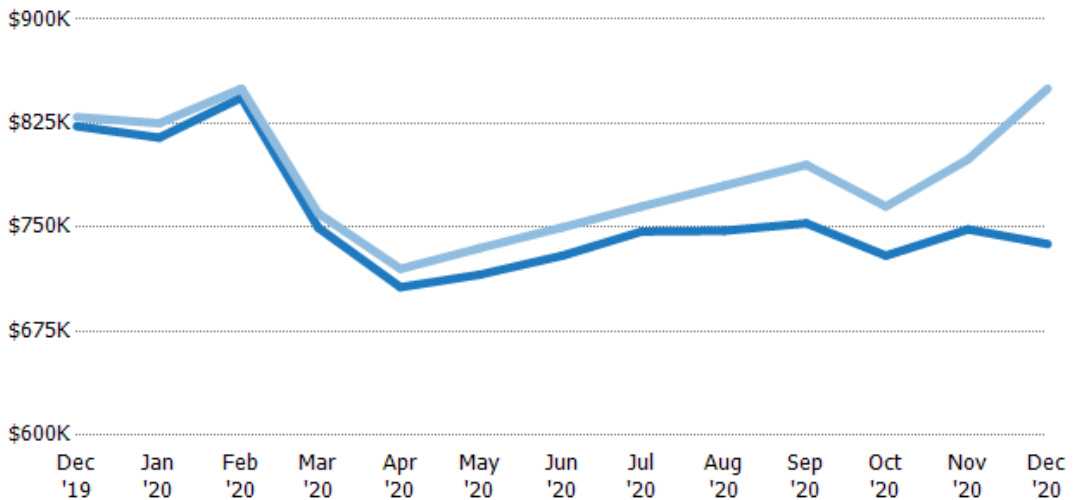
Avg Est Value	\$1.1M	\$1.09M	\$1.12M	\$1.03M	\$982K	\$1M	\$1.03M	\$1.04M	\$1.04M	\$1.08M	\$1.08M	\$1.1M	\$1.12M
Avg Listing Price	\$1.25M	\$1.24M	\$1.27M	\$1.16M	\$1.11M	\$1.14M	\$1.18M	\$1.2M	\$1.21M	\$1.24M	\$1.26M	\$1.35M	\$1.48M
Avg Listing Price as a % of Avg Est Value	114%	114%	114%	112%	113%	114%	114%	115%	116%	115%	117%	123%	133%

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,
 Mobile/Manufactured, Single Family
 Residence



Median Est Value	\$823K	\$815K	\$843K	\$750K	\$707K	\$716K	\$730K	\$747K	\$747K	\$753K	\$730K	\$748K	\$738K
Median Listing Price	\$829K	\$825K	\$850K	\$760K	\$720K	\$735K	\$750K	\$765K	\$780K	\$795K	\$765K	\$799K	\$850K
Med Listing Price as a % of Med Est Value	101%	101%	101%	101%	102%	103%	103%	102%	104%	106%	105%	107%	115%

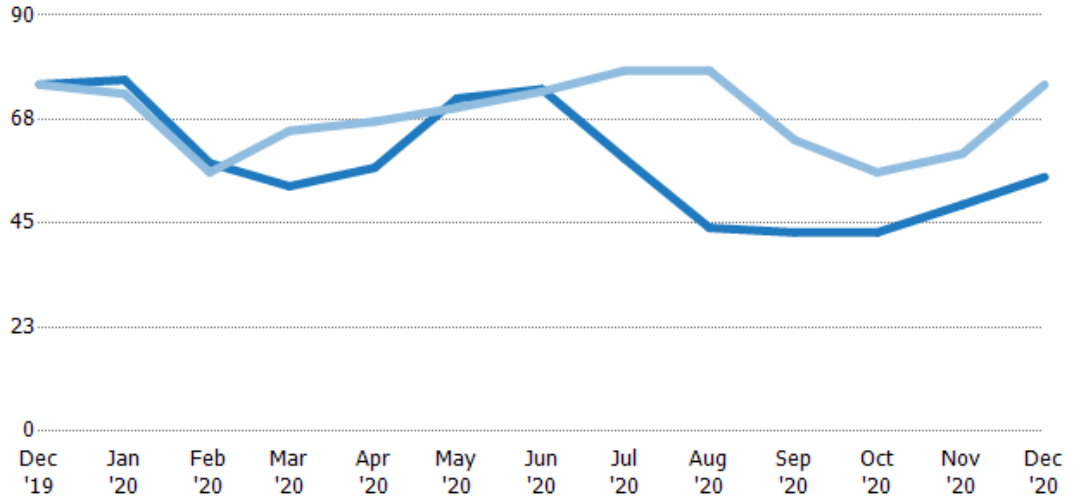
Median Days in RPR

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,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Days	% Chg.
Dec '20	55	-26.7%
Dec '19	75	0%
Dec '18	75	9.3%



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	75	76	58	53	57	72	74	59	44	43	43	49	55
Prior Year	75	73	56	65	67	70	73.5	78	78	63	56	60	75
Percent Change from Prior Year	0%	4%	4%	-18%	-15%	3%	1%	-24%	-44%	-32%	-23%	-18%	-27%

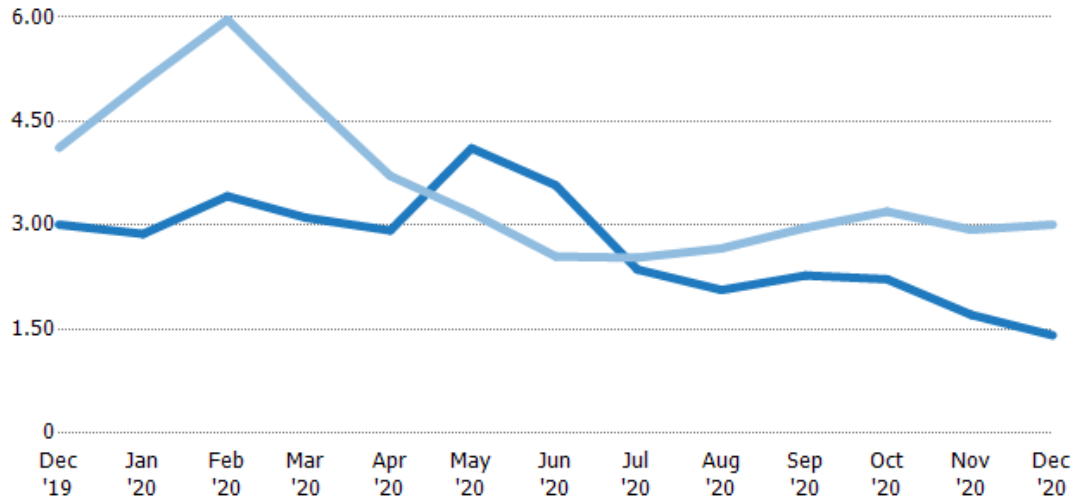
Months of Inventory

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,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Months	% Chg.
Dec '20	1.41	-53%
Dec '19	3.01	-26.9%
Dec '18	4.12	-3.3%



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	3.01	2.88	3.42	3.11	2.92	4.11	3.58	2.36	2.07	2.28	2.22	1.71	1.41
Prior Year	4.12	5.07	5.97	4.85	3.71	3.18	2.55	2.53	2.67	2.96	3.2	2.94	3.01
Percent Change from Prior Year	-27%	-43%	-43%	-36%	-21%	29%	40%	-7%	-23%	-23%	-30%	-42%	-53%

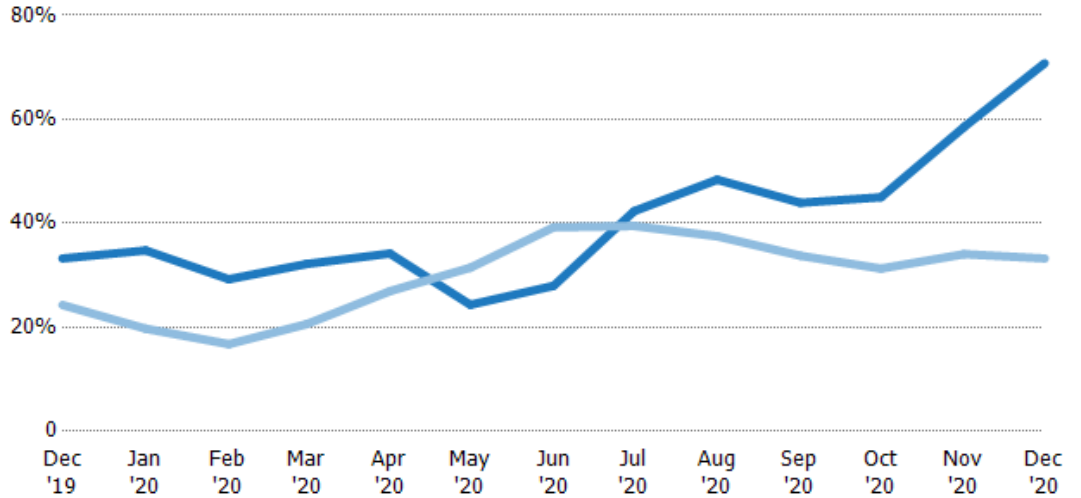
Absorption Rate

The percentage of inventory sold per month.

Filters Used

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

Month/ Year	Rate	Chg.
Dec '20	71%	-37.5%
Dec '19	33%	-9%
Dec '18	24%	3.4%



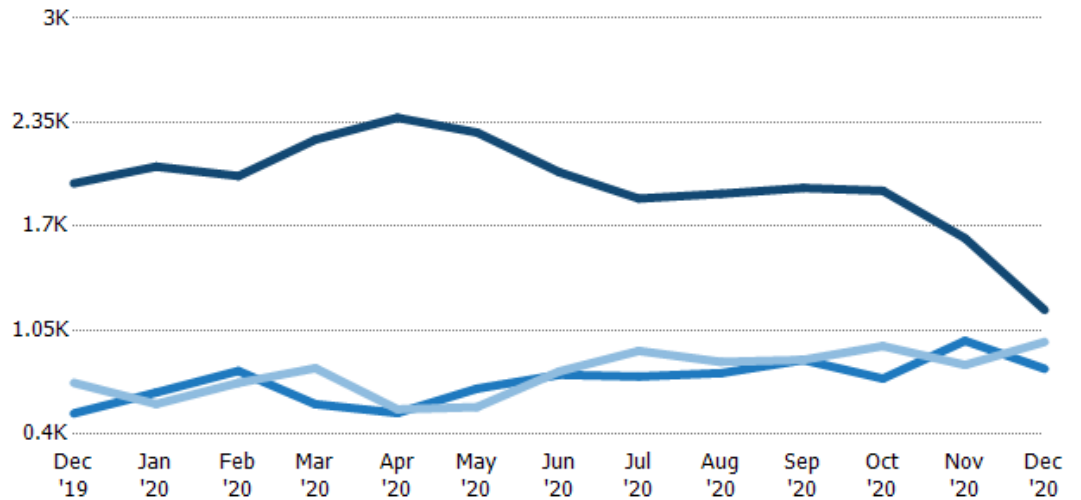
Current Year	33%	35%	29%	32%	34%	24%	28%	42%	48%	44%	45%	59%	71%
Prior Year	24%	20%	17%	21%	27%	31%	39%	39%	38%	34%	31%	34%	33%
Change from Prior Year	-9%	-15%	-12%	-12%	-7%	7%	11%	-3%	-11%	-10%	-14%	-24%	-38%

Active/Pending/Sold Units

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

Filters Used

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



Active	1.97K	2.07K	2.01K	2.24K	2.38K	2.29K	2.04K	1.87K	1.9K	1.94K	1.92K	1.63K	1.18K
Pending	531	661	796	588	533	685	772	761	782	864	748	984	809
Sold	721	589	721	813	556	570	793	921	852	865	951	833	977

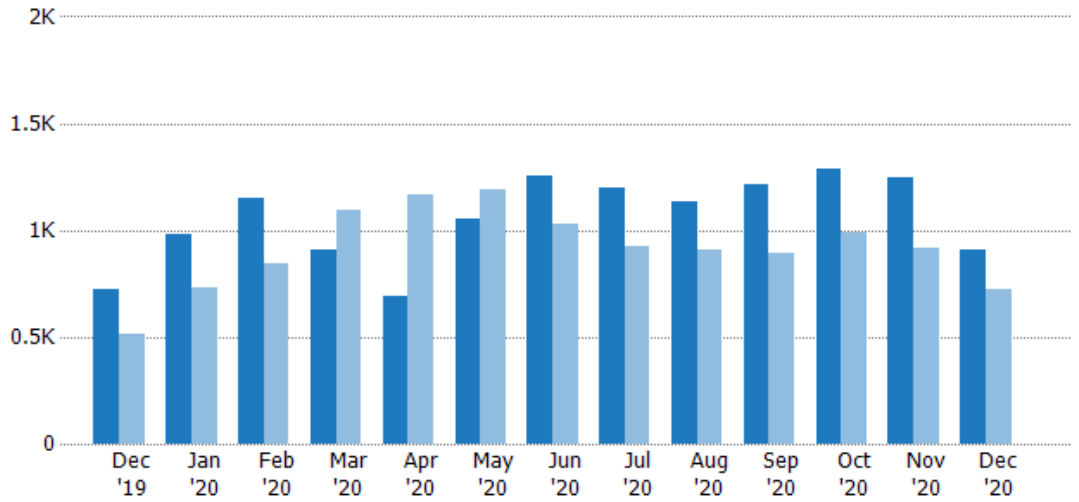
New Pending Sales

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

Filters Used

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

Month/ Year	Count	% Chg.
Dec '20	907	24.9%
Dec '19	726	41.2%
Dec '18	514	15%



Current Year	726	979	1.15K	910	692	1.05K	1.26K	1.2K	1.13K	1.22K	1.29K	1.25K	907
Prior Year	514	731	841	1.1K	1.17K	1.19K	1.03K	922	909	890	988	915	726
Percent Change from Prior Year	41%	34%	37%	-17%	-41%	-11%	22%	30%	25%	37%	31%	37%	25%

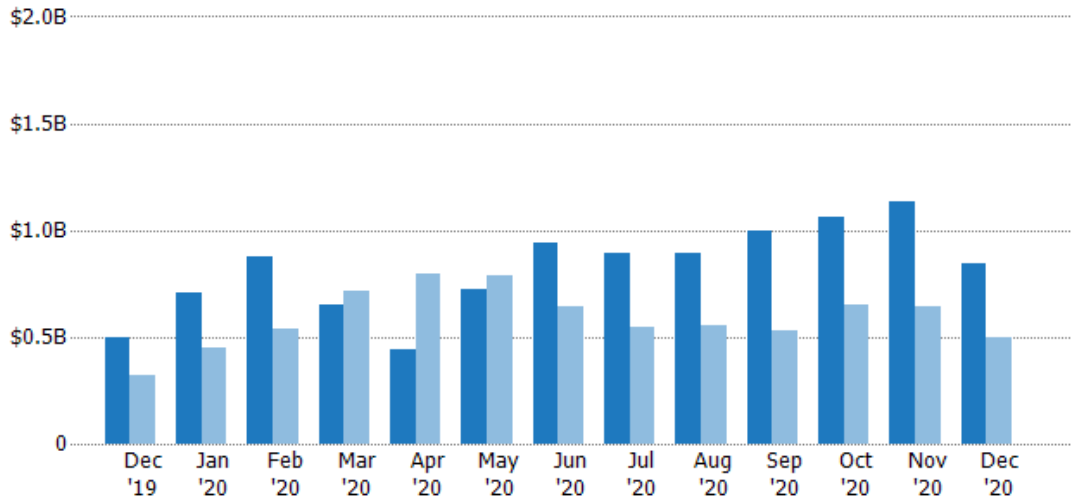
New Pending Sales Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Dec '20	\$841M	68.7%
Dec '19	\$498M	53.5%
Dec '18	\$324M	8.4%



Current Year	\$498M	\$707M	\$878M	\$655M	\$441M	\$723M	\$941M	\$896M	\$895M	\$1B	\$1.06B	\$1.14B	\$841M
Prior Year	\$324M	\$452M	\$540M	\$716M	\$797M	\$790M	\$639M	\$547M	\$555M	\$532M	\$649M	\$645M	\$498M
Percent Change from Prior Year	54%	56%	63%	-9%	-45%	-9%	47%	64%	61%	88%	63%	76%	69%

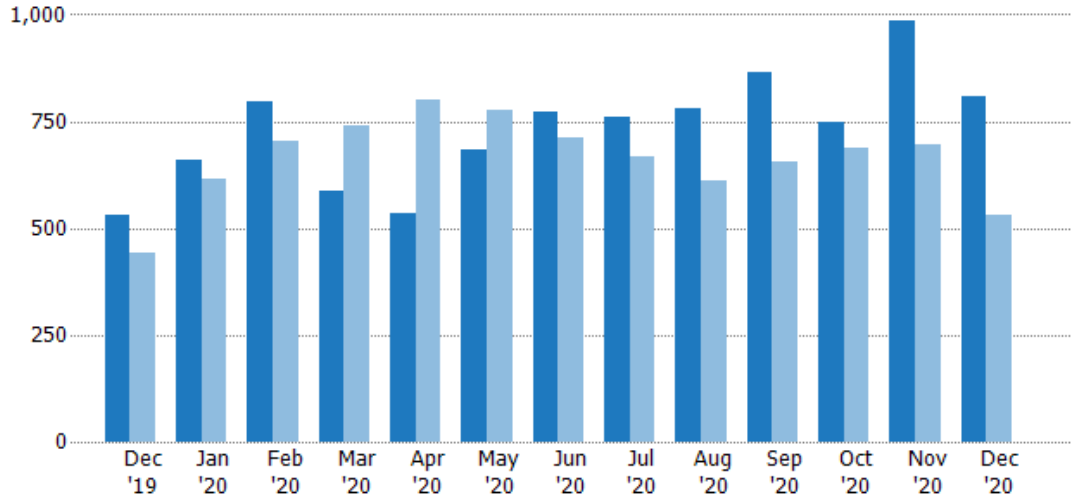
Pending Sales

The number of residential 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,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Count	% Chg.
Dec '20	809	52.4%
Dec '19	531	20.1%
Dec '18	442	24.7%



Current Year	531	661	796	588	533	685	772	761	782	864	748	984	809
Prior Year	442	615	704	741	800	775	711	667	610	655	689	695	531
Percent Change from Prior Year	20%	7%	13%	-21%	-33%	-12%	9%	14%	28%	32%	9%	42%	52%

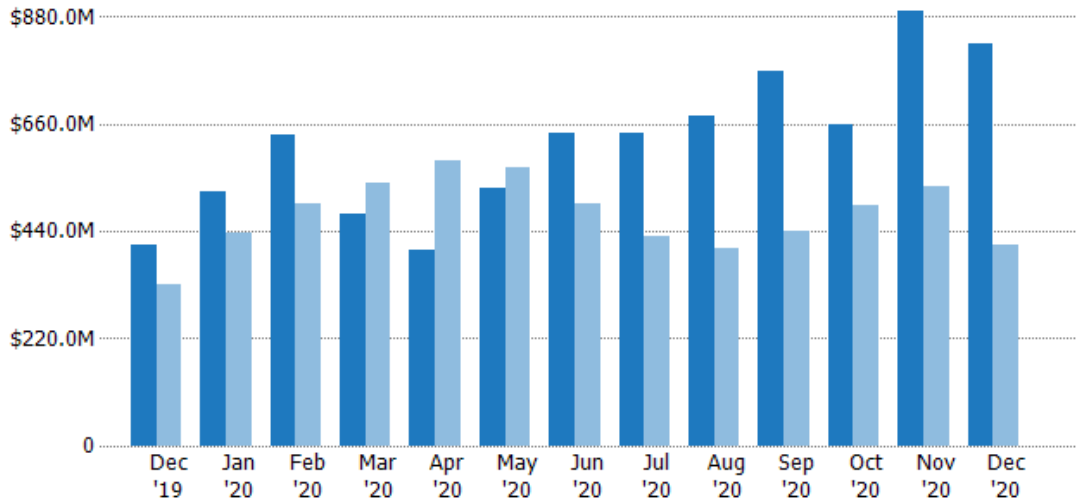
Pending Sales Volume

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

Month/ Year	Volume	% Chg.
Dec '20	\$826M	99.9%
Dec '19	\$413M	24.8%
Dec '18	\$331M	6.6%



Current Year	\$413M	\$520M	\$638M	\$477M	\$403M	\$529M	\$642M	\$641M	\$678M	\$770M	\$658M	\$893M	\$826M
Prior Year	\$331M	\$436M	\$495M	\$539M	\$585M	\$571M	\$496M	\$429M	\$406M	\$441M	\$492M	\$533M	\$413M
Percent Change from Prior Year	25%	19%	29%	-11%	-31%	-7%	29%	49%	67%	75%	34%	67%	100%

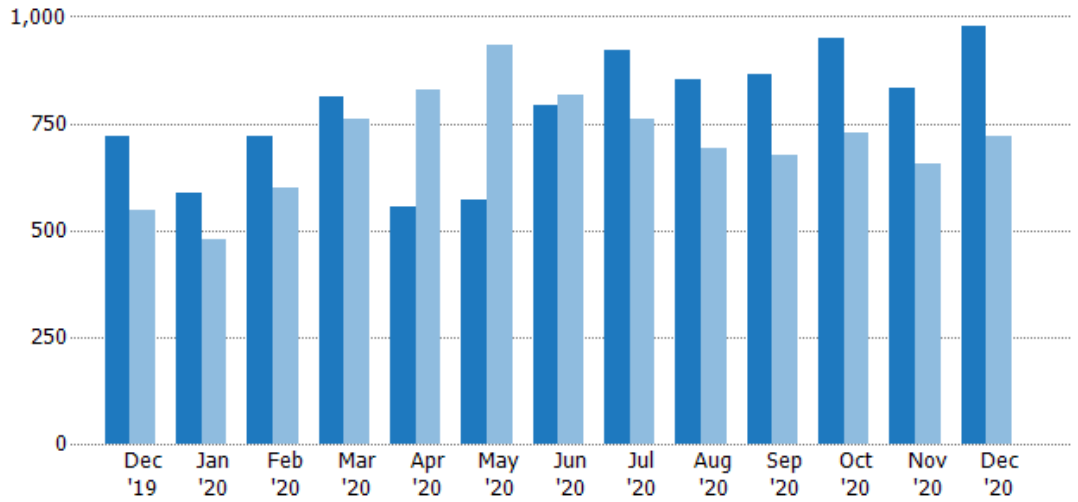
Closed Sales

The total number of residential properties sold each month.

Filters Used

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

Month/ Year	Count	% Chg.
Dec '20	977	35.5%
Dec '19	721	32.3%
Dec '18	545	13.2%



Current Year	721	589	721	813	556	570	793	921	852	865	951	833	977
Prior Year	545	479	599	760	827	932	815	761	693	676	729	654	721
Percent Change from Prior Year	32%	23%	20%	7%	-33%	-39%	-3%	21%	23%	28%	30%	27%	36%

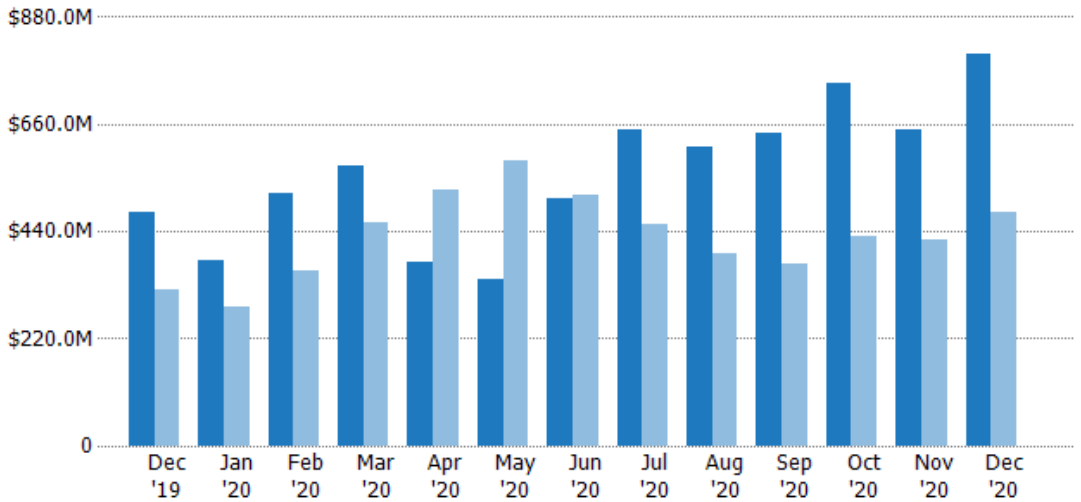
Closed Sales Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Dec '20	\$805M	67.7%
Dec '19	\$480M	50.4%
Dec '18	\$319M	7.5%



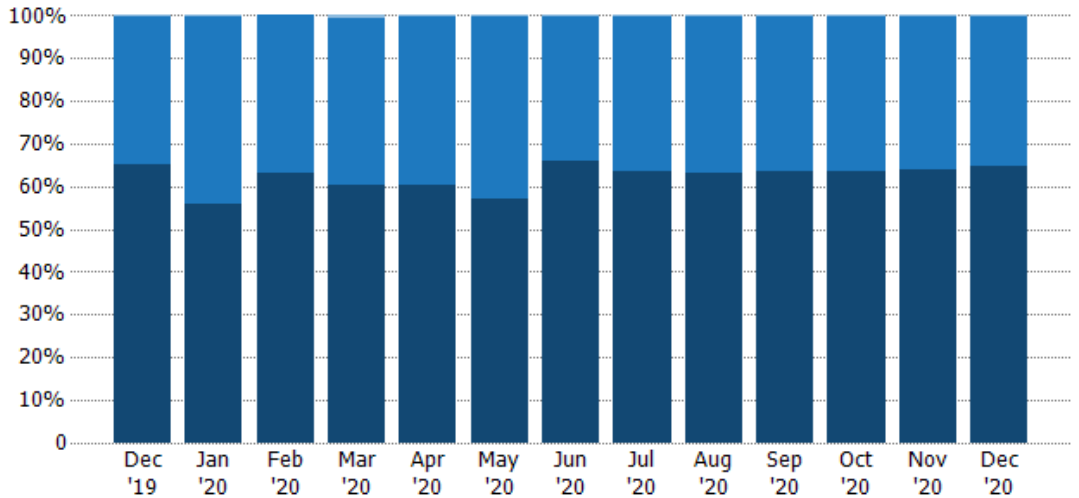
Current Year	\$480M	\$380M	\$517M	\$573M	\$377M	\$343M	\$509M	\$648M	\$615M	\$643M	\$744M	\$649M	\$805M
Prior Year	\$319M	\$286M	\$361M	\$458M	\$526M	\$586M	\$514M	\$456M	\$394M	\$374M	\$431M	\$422M	\$480M
Percent Change from Prior Year	50%	33%	43%	25%	-28%	-42%	-1%	42%	56%	72%	73%	54%	68%

Closed Sales by Property Type

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

Filters Used

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



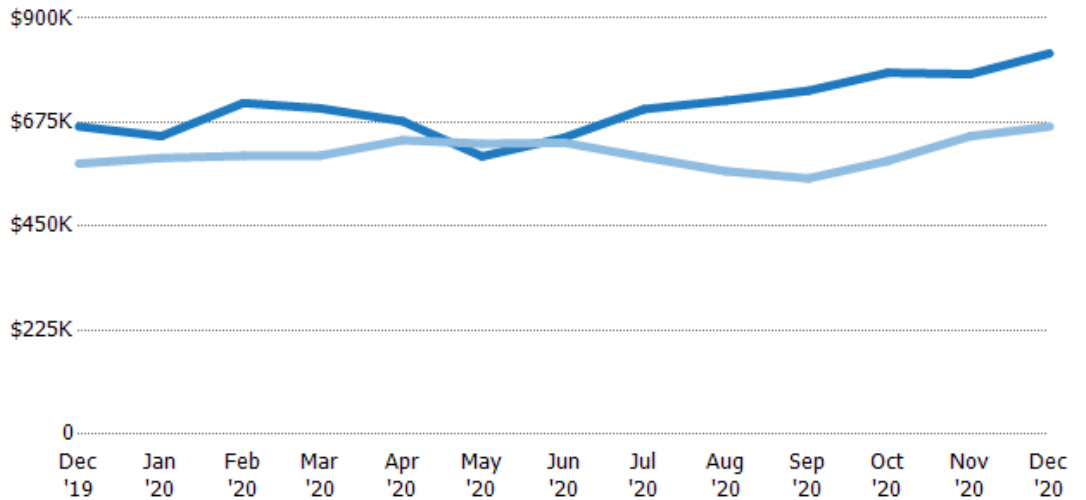
Property Type	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Mobile/Manufactured	0%	0%	-	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Condo/Townhouse	34%	44%	37%	39%	39%	43%	34%	36%	37%	36%	36%	36%	35%
Single Family Residence	65%	56%	63%	60%	60%	57%	66%	64%	63%	64%	63%	64%	65%

Average Sales Price

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

Filters Used

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



Month/Year	Price	% Chg.
Dec '20	\$824K	23.8%
Dec '19	\$666K	13.7%
Dec '18	\$586K	-5%

Property Type	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$666K	\$645K	\$717K	\$705K	\$677K	\$601K	\$642K	\$703K	\$722K	\$743K	\$782K	\$779K	\$824K
Prior Year	\$586K	\$598K	\$602K	\$603K	\$636K	\$629K	\$631K	\$599K	\$569K	\$553K	\$592K	\$645K	\$666K
Percent Change from Prior Year	14%	8%	19%	17%	6%	-4%	2%	17%	27%	34%	32%	21%	24%

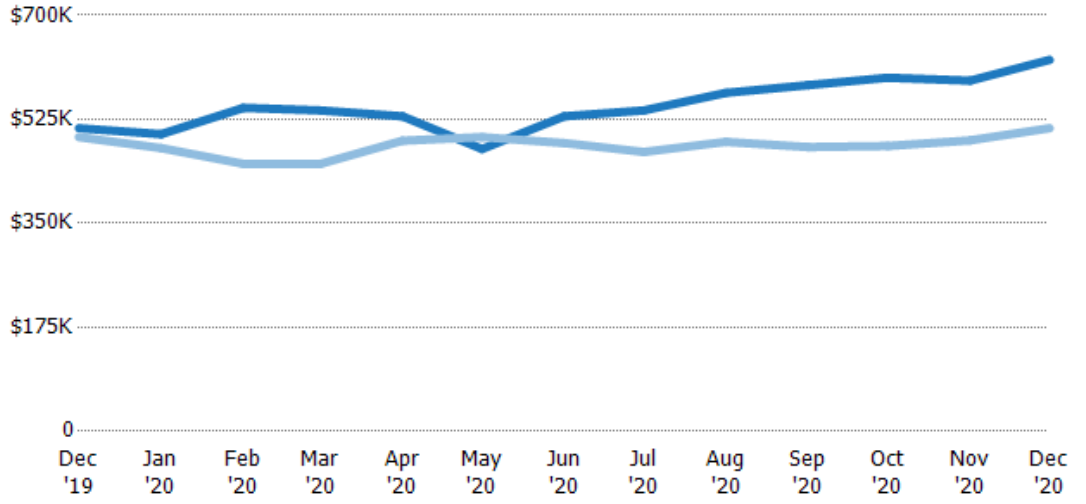
Median Sales Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Dec '20	\$625K	22.5%
Dec '19	\$510K	3%
Dec '18	\$495K	-11.1%



Current Year	\$510K	\$500K	\$544K	\$540K	\$530K	\$475K	\$530K	\$540K	\$570K	\$583K	\$595K	\$590K	\$625K
Prior Year	\$495K	\$477K	\$450K	\$450K	\$489K	\$495K	\$485K	\$470K	\$487K	\$478K	\$480K	\$490K	\$510K
Percent Change from Prior Year	3%	5%	21%	20%	8%	-4%	9%	15%	17%	22%	24%	21%	23%

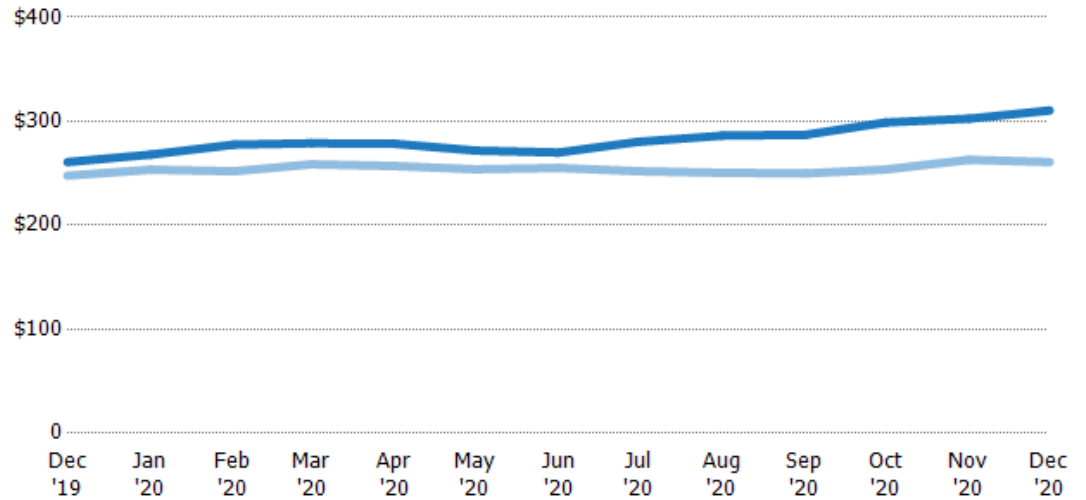
Average Sales Price per Sq Ft

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,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price/sq ft	% Chg.
Dec '20	\$310	19%
Dec '19	\$261	5.3%
Dec '18	\$248	-5.1%



Current Year	\$261	\$268	\$278	\$279	\$278	\$272	\$270	\$280	\$286	\$287	\$299	\$303	\$310
Prior Year	\$248	\$253	\$252	\$259	\$257	\$254	\$255	\$252	\$250	\$250	\$254	\$263	\$261
Percent Change from Prior Year	5%	6%	10%	8%	8%	7%	6%	11%	14%	15%	18%	15%	19%

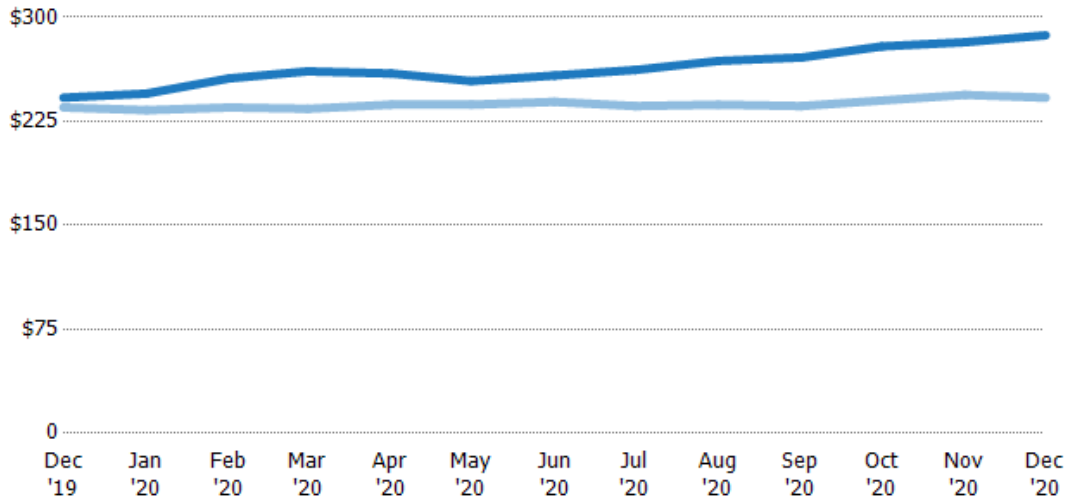
Median Sales Price per Sq Ft

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,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price/sq ft	% Chg.
Dec '20	\$287	18.6%
Dec '19	\$242	3%
Dec '18	\$235	-6%



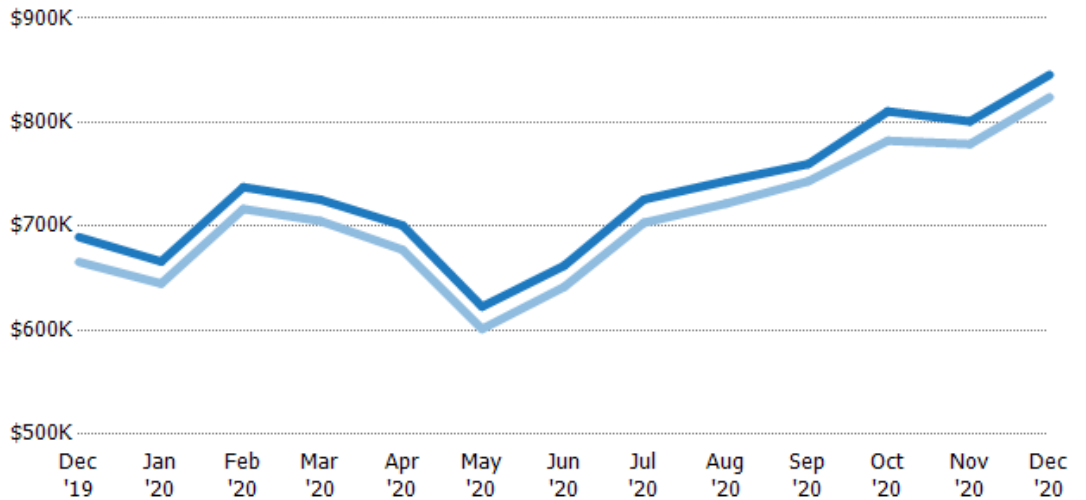
	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$242	\$245	\$256	\$261	\$260	\$254	\$258	\$262	\$269	\$271	\$279	\$282	\$287
Prior Year	\$235	\$233	\$235	\$234	\$237	\$237	\$239	\$236	\$237	\$236	\$240	\$244	\$242
Percent Change from Prior Year	3%	5%	9%	12%	9%	7%	8%	11%	13%	15%	16%	16%	19%

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,
 Mobile/Manufactured, Single Family
 Residence



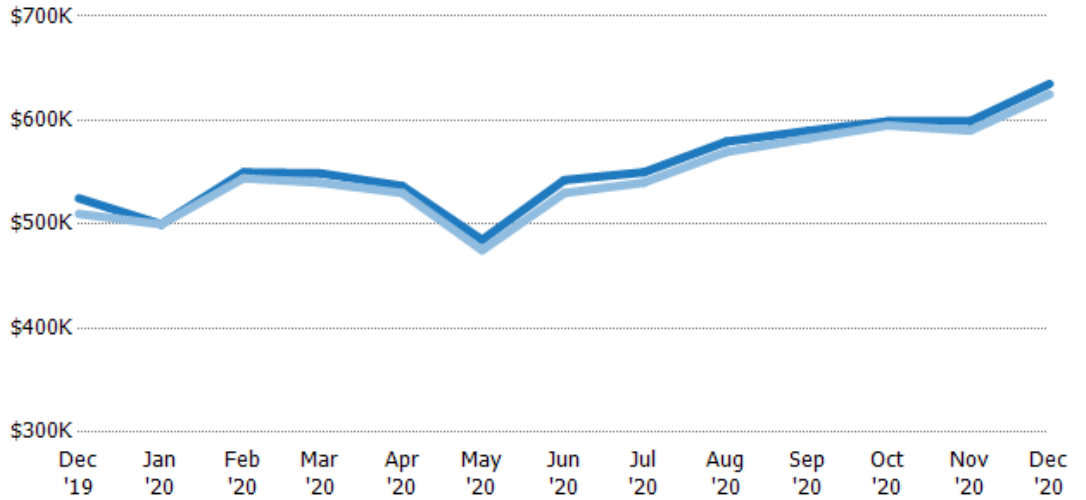
	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Avg List Price	\$690K	\$666K	\$738K	\$726K	\$701K	\$623K	\$662K	\$726K	\$743K	\$760K	\$810K	\$801K	\$846K
Avg Sales Price	\$666K	\$645K	\$717K	\$705K	\$677K	\$601K	\$642K	\$703K	\$722K	\$743K	\$782K	\$779K	\$824K
Avg Sales Price as a % of Avg List Price	97%	97%	97%	97%	97%	97%	97%	97%	97%	98%	97%	97%	97%

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,
 Mobile/Manufactured, Single Family
 Residence

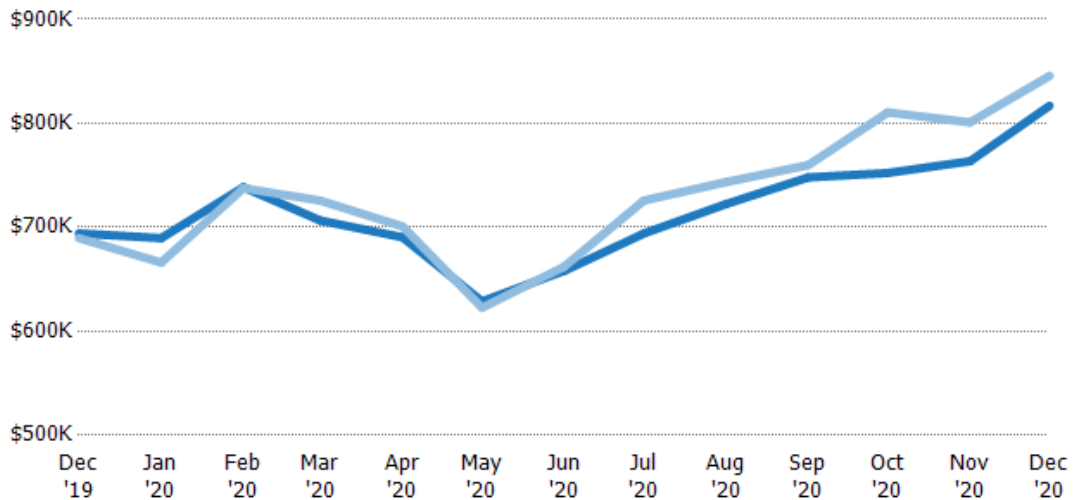


Average Sales Price vs Average Est Value

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,
 Mobile/Manufactured, Single Family
 Residence

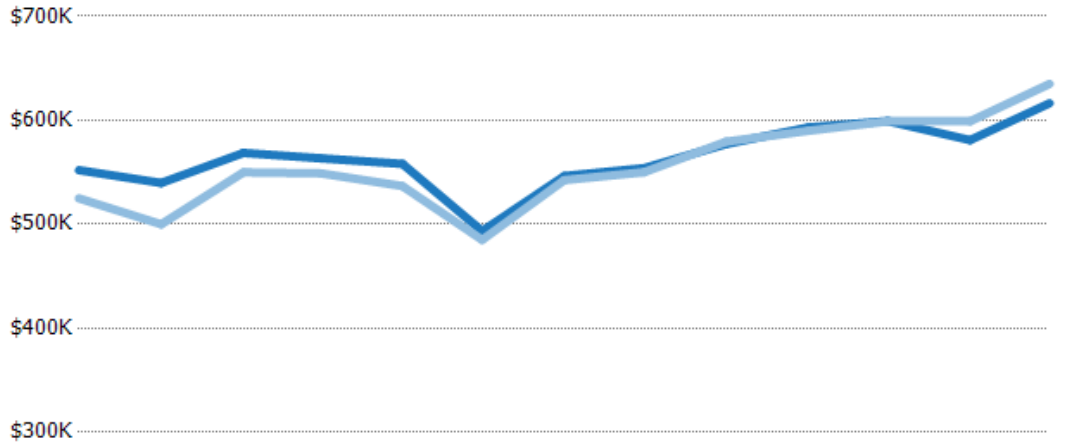


Median Sales Price vs Median Est Value

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,
 Mobile/Manufactured, Single Family
 Residence



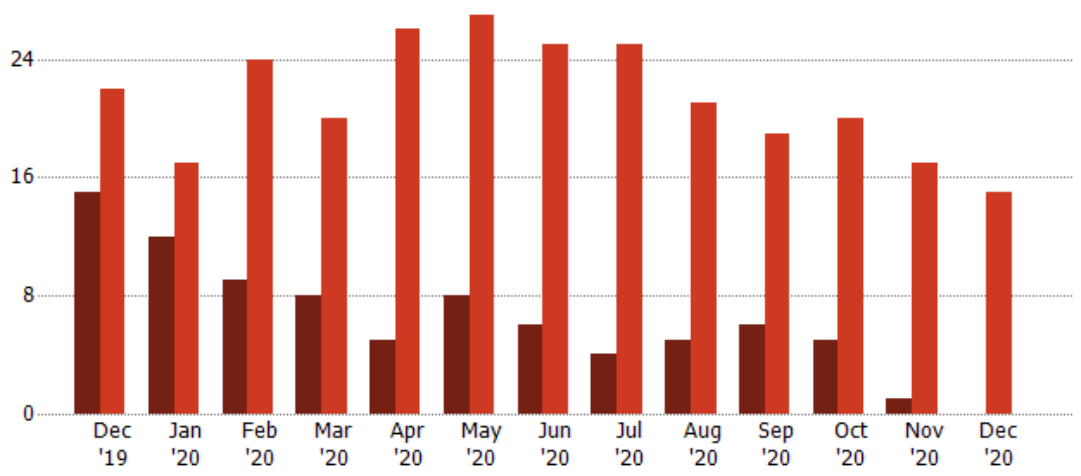
	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Median Est Value	\$552K	\$540K	\$569K	\$564K	\$558K	\$494K	\$546K	\$554K	\$577K	\$593K	\$599K	\$581K	\$616K
Median Sales Price	\$525K	\$500K	\$550K	\$549K	\$537K	\$485K	\$543K	\$550K	\$579K	\$590K	\$599K	\$599K	\$635K
Med Sales Price as a % of Med Est Value	95%	93%	97%	97%	96%	98%	99%	99%	100%	99%	100%	103%	103%

Distressed Listings

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

Filters Used

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	15	12	9	8	5	8	6	4	5	6	5	1	-
Prior Year	22	17	24	20	26	27	25	25	21	19	20	17	15
Percent Change from Prior Year	-32%	-29%	-63%	-60%	-81%	-70%	-76%	-84%	-76%	-68%	-75%	-94%	-100%

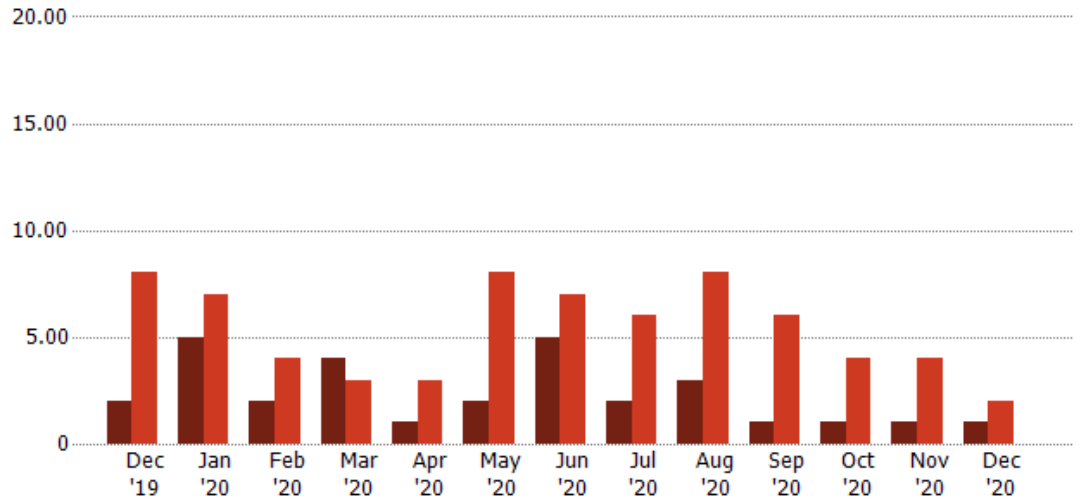
Distressed Sales

The count of distressed residential properties sold each month.

Filters Used

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

Month/ Year	Count	% Chg.
Dec '20	1	-50%
Dec '19	2	-75%
Dec '18	8	25%



Current Year	2	5	2	4	1	2	5	2	3	1	1	1	1
Prior Year	8	7	4	3	3	8	7	6	8	6	4	4	2
Percent Change from Prior Year	-75%	-29%	-50%	33%	-67%	-75%	-29%	-67%	-63%	-83%	-75%	-75%	-50%

Sales Activity by ZIP

Dec 2020

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
85250	57	\$30,931,300	57	\$29,134,540	\$511,132	\$425,000	\$294	\$283	21
85251	108	\$72,127,986	149	\$86,339,329	\$579,459	\$400,000	\$325	\$292	40
85253			1	\$247,000	\$247,000	\$247,000	\$224	\$224	1
85254	89	\$63,031,993	112	\$73,984,214	\$660,573	\$607,500	\$301	\$282	28
85255	149	\$213,449,432	163	\$187,106,018	\$1,147,890	\$839,000	\$326	\$305	45
85257	41	\$16,456,350	70	\$30,098,370	\$429,977	\$429,518	\$264	\$269	29
85258	78	\$53,292,753	97	\$57,707,965	\$594,927	\$595,000	\$297	\$290	36
85259	55	\$58,978,355	60	\$53,250,919	\$887,515	\$772,000	\$279	\$263	32
85260	57	\$31,784,200	104	\$74,172,686	\$713,199	\$597,750	\$271	\$261	32
85262	127	\$229,746,375	97	\$140,884,791	\$1,452,421	\$1,175,000	\$332	\$300	49
85266	46	\$55,503,235	66	\$71,334,900	\$1,080,832	\$982,500	\$311	\$302	42
85268	2	\$1,089,800	1	\$777,777	\$777,777	\$777,777	\$285	\$285	130