

**2021**

**SCOTTSDALE**  
MARKET REPORT  
March 2021



Scottsdale Area Association of REALTORS®  
8600 E Anderson Dr., Suite 200 Scottsdale, AZ 85255  
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	Mar 2021	Mar 2020	+ / -	YTD 2021	YTD 2020	+ / -
<b>Listing Activity Charts Metrics</b>						
New Listing Count	915	1,042	-12.2%	2,771	2,917	-5%
New Listing Volume	\$896,316,850	\$733,440,440	+22.2%	\$2,725,466,438	\$2,238,762,544	+21.7%
Active Listing Count	–	2,292	–	N/A	N/A	
Active Listing Volume	–	\$2,666,759,105	–	N/A	N/A	
Average Listing Price	–	\$1,163,507	–	\$1,434,078	\$1,227,924	+16.8%
Median Listing Price	–	\$765,500	–	\$834,275	\$812,686	+2.7%
Average Listing Price per Sq Ft	–	\$330	–	\$393	\$334	+17.6%
Median Listing Price per Sq Ft	–	\$285	–	\$336	\$287	+17.2%
Median Days in RPR	–	53	–	23.35	61.71	-62.2%
Months of Inventory	–	3.3	-100%	1.4	3.5	-61.3%
Absorption Rate	–	30.72%	–	73.27%	28.33%	+44.9%
<b>Sales Activity Charts Metrics</b>						
New Pending Sales Count	1,039	907	+14.6%	2,878	3,033	-5.1%
New Pending Sales Volume	\$995,248,375	\$649,436,354	+53.2%	\$2,659,396,681	\$2,224,487,327	+19.6%
Pending Sales Count	–	573	–	N/A	N/A	
Pending Sales Volume	–	\$448,245,122	–	N/A	N/A	
Closed Sales Count	920	803	+14.6%	2,594	2,089	+24.2%
Closed Sales Volume	\$840,273,360	\$565,717,581	+48.5%	\$2,295,972,330	\$1,438,595,938	+59.6%
Average Sales Price	\$913,341	\$704,505	+29.6%	\$885,109	\$688,653	+28.5%
Median Sales Price	\$660,000	\$540,000	+22.2%	\$637,188	\$528,726	+20.5%
Average Sales Price per Sq Ft	\$330	\$279	+18.5%	\$325	\$275	+18%
Median Sales Price per Sq Ft	\$304	\$261	+16.3%	\$297	\$255	+16.4%
<b>Distressed Charts Metrics</b>						
Distressed Listing Count	–	1	–	N/A	N/A	

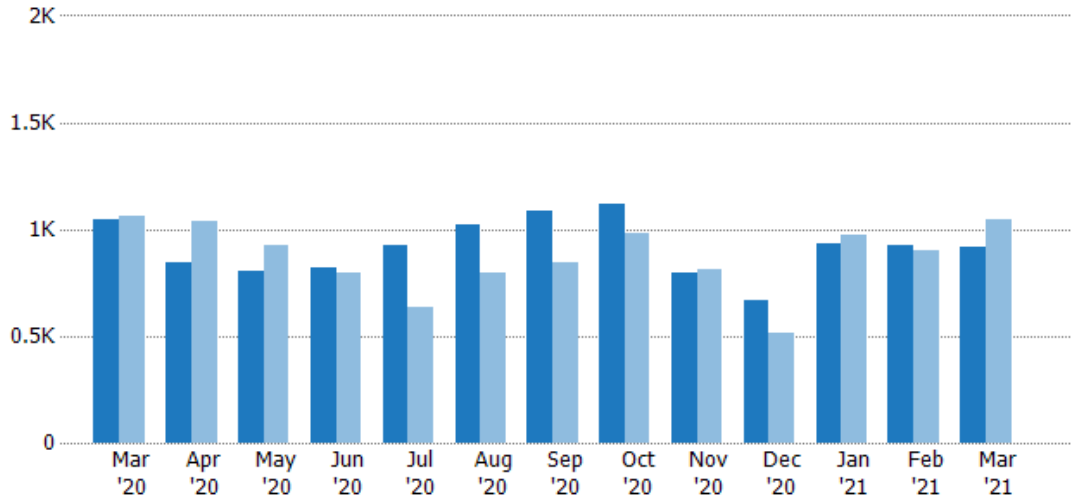
## New Listings

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

### Filters Used

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

Month/Year	Count	% Chg.
Mar '21	915	-12.2%
Mar '20	1.04K	-2%
Mar '19	1.06K	1.5%



	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	1.04K	847	805	822	922	1.02K	1.09K	1.12K	792	664	935	921	915
Prior Year	1.06K	1.04K	923	794	635	792	843	984	813	517	972	903	1.04K
Percent Change from Prior Year	-2%	-18%	-13%	4%	45%	29%	29%	14%	-3%	28%	-4%	2%	-12%

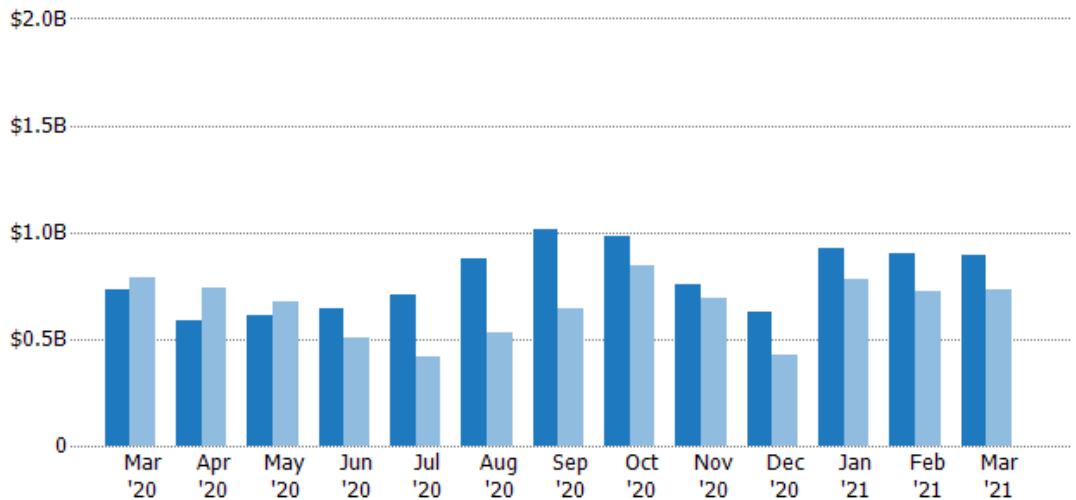
## New Listing Volume

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

### Filters Used

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

Month/Year	Volume	% Chg.
Mar '21	\$896M	22.2%
Mar '20	\$733M	-7%
Mar '19	\$789M	-6.3%



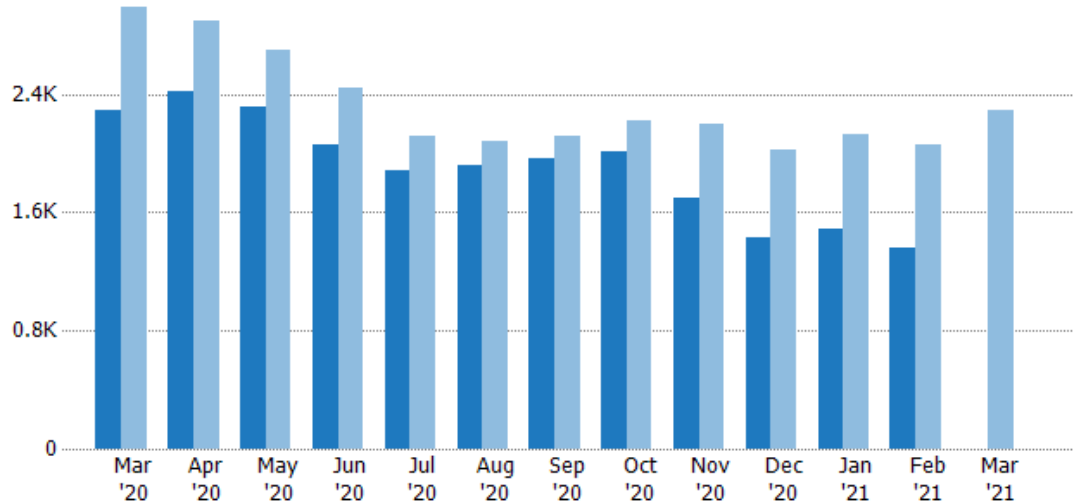
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$733M	\$586M	\$610M	\$643M	\$707M	\$876M	\$1.01B	\$982M	\$758M	\$627M	\$928M	\$901M	\$896M
Prior Year	\$789M	\$740M	\$674M	\$508M	\$417M	\$529M	\$642M	\$845M	\$693M	\$422M	\$779M	\$726M	\$733M
Percent Change from Prior Year	-7%	-21%	-10%	27%	70%	66%	58%	16%	9%	48%	19%	24%	22%

## Active Listings

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

### Filters Used

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



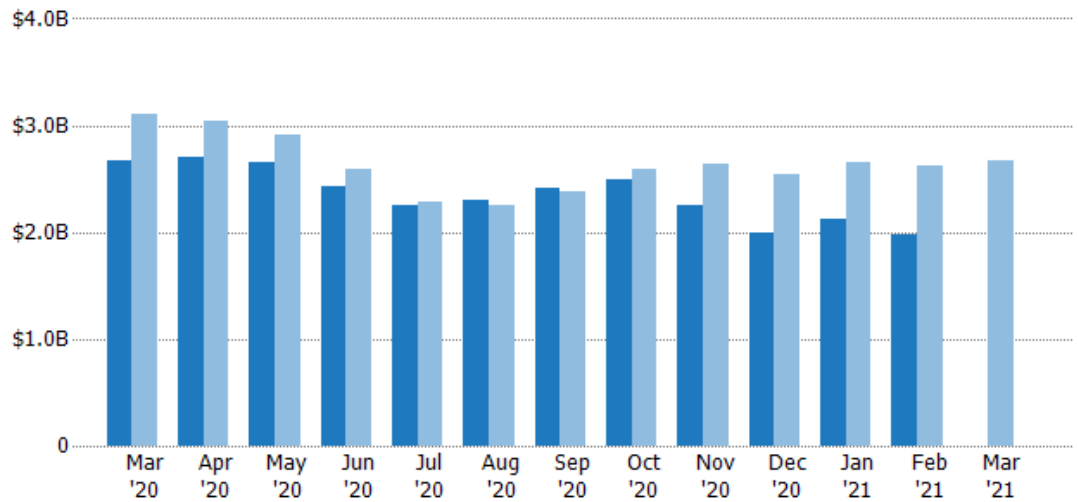
Current Year	2.29K	2.42K	2.31K	2.06K	1.89K	1.91K	1.97K	2.01K	1.69K	1.43K	1.49K	1.36K	-
Prior Year	2.98K	2.9K	2.7K	2.44K	2.11K	2.08K	2.12K	2.22K	2.2K	2.02K	2.12K	2.06K	2.29K
Percent Change from Prior Year	-23%	-16%	-14%	-16%	-11%	-8%	-7%	-9%	-23%	-29%	-30%	-34%	-100%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



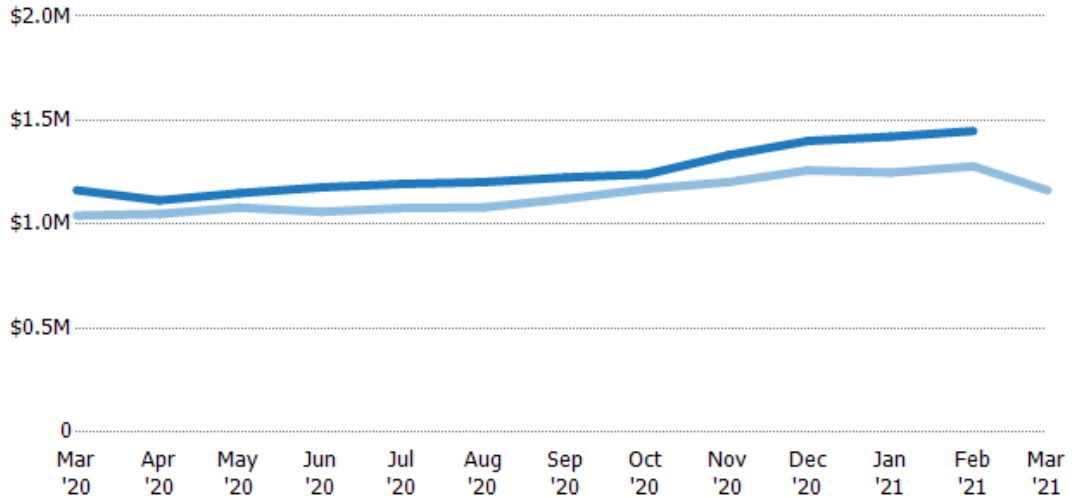
Current Year	\$2.67B	\$2.7B	\$2.66B	\$2.43B	\$2.25B	\$2.3B	\$2.41B	\$2.5B	\$2.25B	\$2B	\$2.11B	\$1.97B	-
Prior Year	\$3.11B	\$3.04B	\$2.92B	\$2.59B	\$2.28B	\$2.25B	\$2.37B	\$2.6B	\$2.65B	\$2.54B	\$2.65B	\$2.63B	\$2.67B
Percent Change from Prior Year	-14%	-11%	-9%	-6%	-1%	2%	2%	-4%	-15%	-22%	-20%	-25%	-100%

## Average Listing Price

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

### Filters Used

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



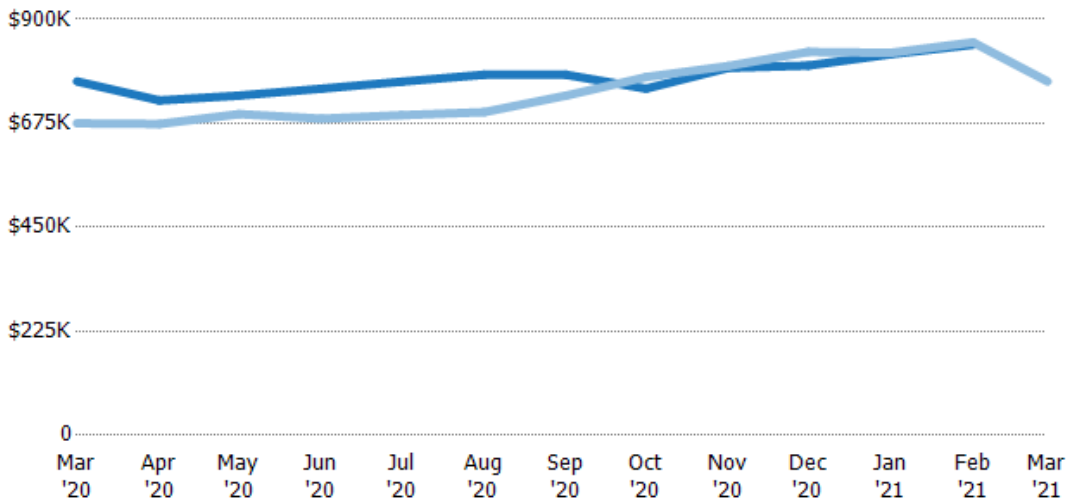
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$1.16M	\$1.12M	\$1.15M	\$1.18M	\$1.19M	\$1.2M	\$1.23M	\$1.24M	\$1.33M	\$1.4M	\$1.42M	\$1.45M	-
Prior Year	\$1.04M	\$1.05M	\$1.08M	\$1.06M	\$1.08M	\$1.08M	\$1.12M	\$1.17M	\$1.2M	\$1.26M	\$1.25M	\$1.28M	\$1.16M
Percent Change from Prior Year	12%	6%	6%	11%	11%	11%	9%	6%	11%	11%	14%	13%	-100%

## Median Listing Price

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

### Filters Used

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



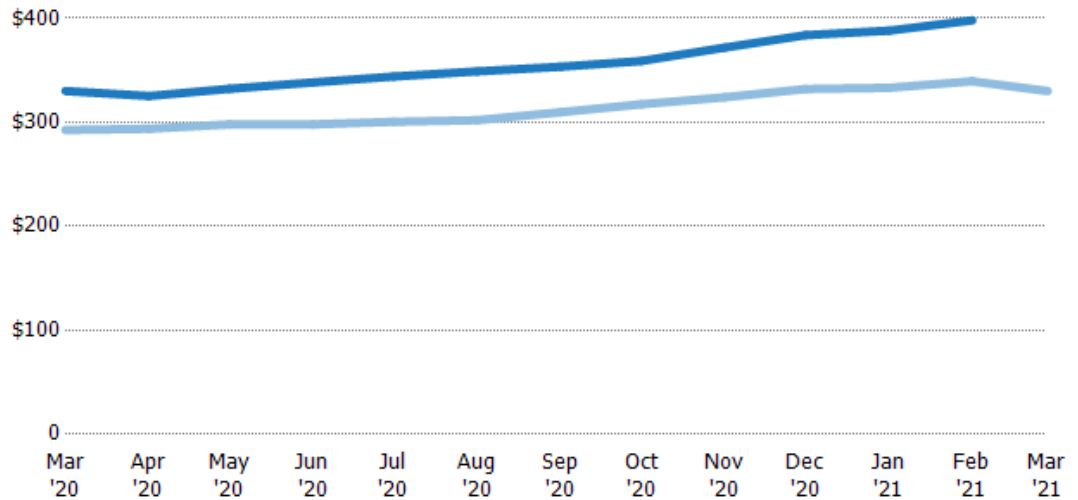
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$765K	\$724K	\$735K	\$750K	\$765K	\$780K	\$780K	\$750K	\$795K	\$800K	\$824K	\$845K	-
Prior Year	\$675K	\$674K	\$695K	\$685K	\$693K	\$699K	\$735K	\$775K	\$799K	\$829K	\$828K	\$850K	\$765K
Percent Change from Prior Year	13%	8%	6%	9%	10%	12%	6%	-3%	-1%	-4%	0%	-1%	-100%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



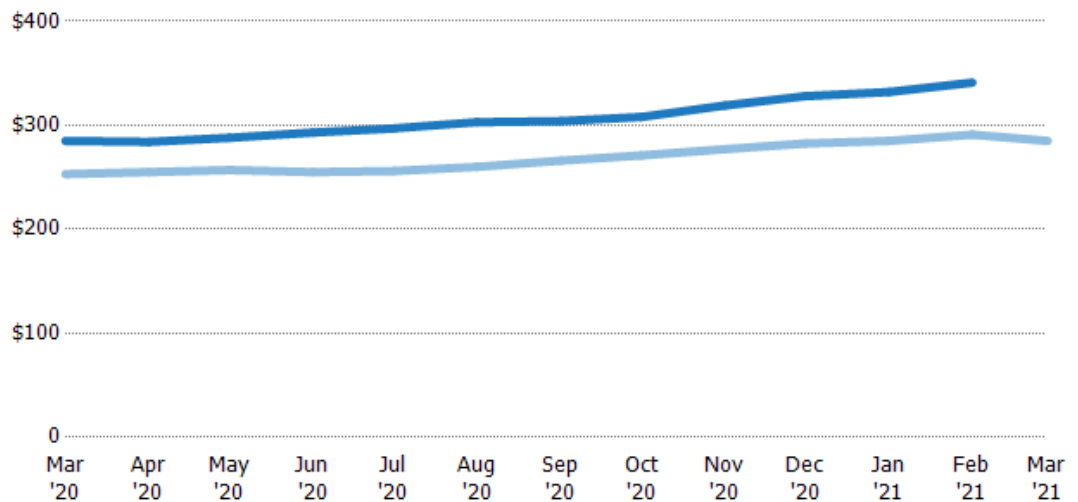
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$330	\$325	\$332	\$338	\$344	\$349	\$353	\$359	\$372	\$384	\$388	\$398	-
Prior Year	\$293	\$294	\$298	\$298	\$300	\$302	\$310	\$317	\$324	\$332	\$333	\$339	\$330
Percent Change from Prior Year	13%	11%	11%	14%	14%	16%	14%	13%	15%	16%	16%	17%	-100%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



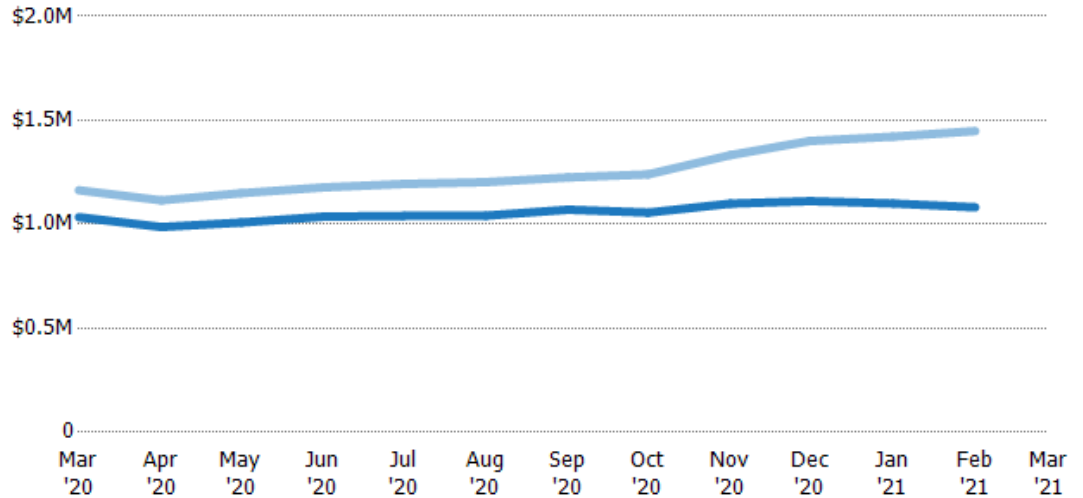
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$285	\$284	\$288	\$293	\$297	\$303	\$304	\$308	\$319	\$328	\$332	\$341	-
Prior Year	\$253	\$255	\$257	\$255	\$256	\$260	\$266	\$271	\$277	\$283	\$285	\$291	\$285
Percent Change from Prior Year	13%	11%	12%	15%	16%	17%	14%	14%	15%	16%	16%	17%	-100%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



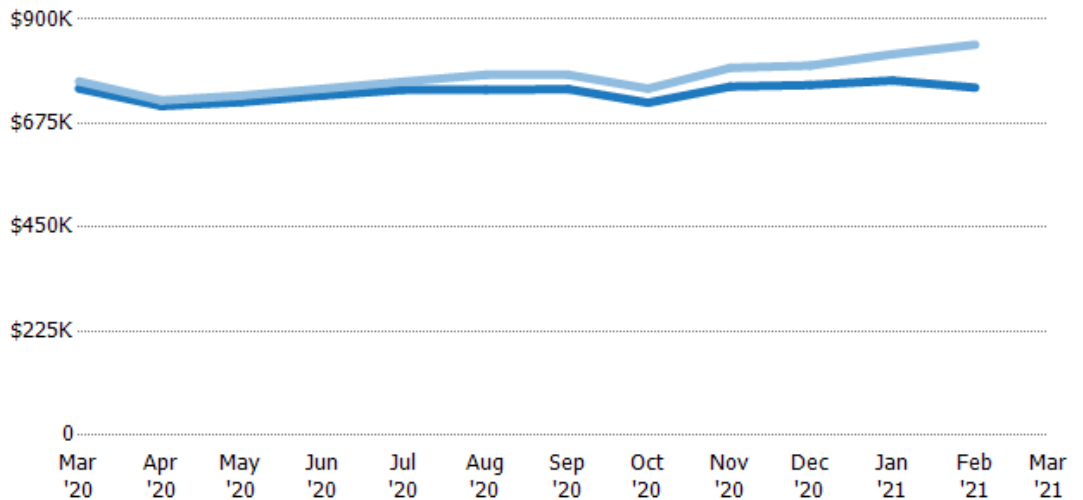
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Avg Est Value	\$1.03M	\$987K	\$1.01M	\$1.04M	\$1.04M	\$1.04M	\$1.07M	\$1.06M	\$1.1M	\$1.11M	\$1.1M	\$1.08M	-
Avg Listing Price	\$1.16M	\$1.12M	\$1.15M	\$1.18M	\$1.19M	\$1.2M	\$1.23M	\$1.24M	\$1.33M	\$1.4M	\$1.42M	\$1.45M	-
Avg Listing Price as a % of Avg Est Value	113%	113%	114%	114%	115%	115%	114%	117%	121%	126%	129%	134%	-

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



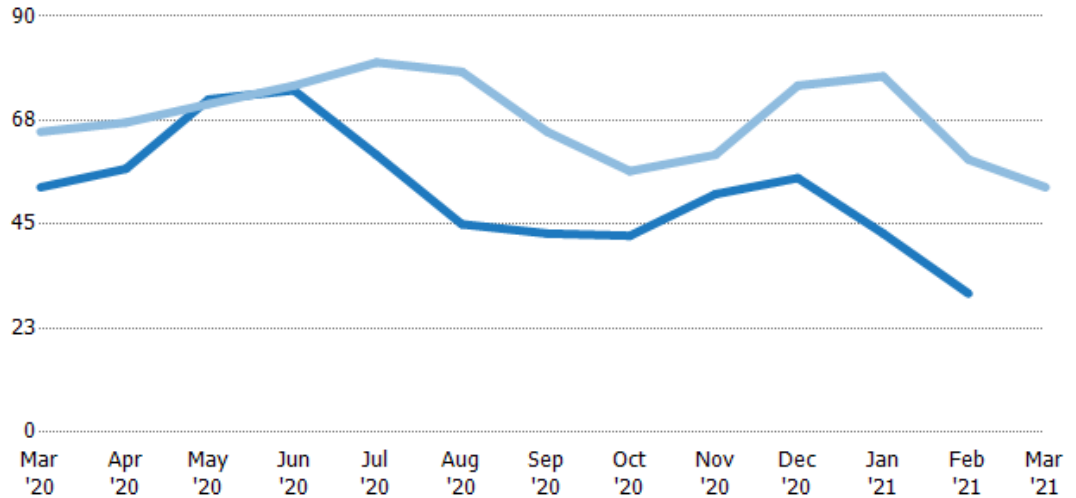
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Median Est Value	\$750K	\$712K	\$721K	\$735K	\$747K	\$748K	\$749K	\$719K	\$754K	\$758K	\$767K	\$752K	-
Median Listing Price	\$765K	\$724K	\$735K	\$750K	\$765K	\$780K	\$780K	\$750K	\$795K	\$800K	\$824K	\$845K	-
Med Listing Price as a % of Med Est Value	102%	102%	102%	102%	102%	104%	104%	104%	105%	106%	107%	112%	-

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



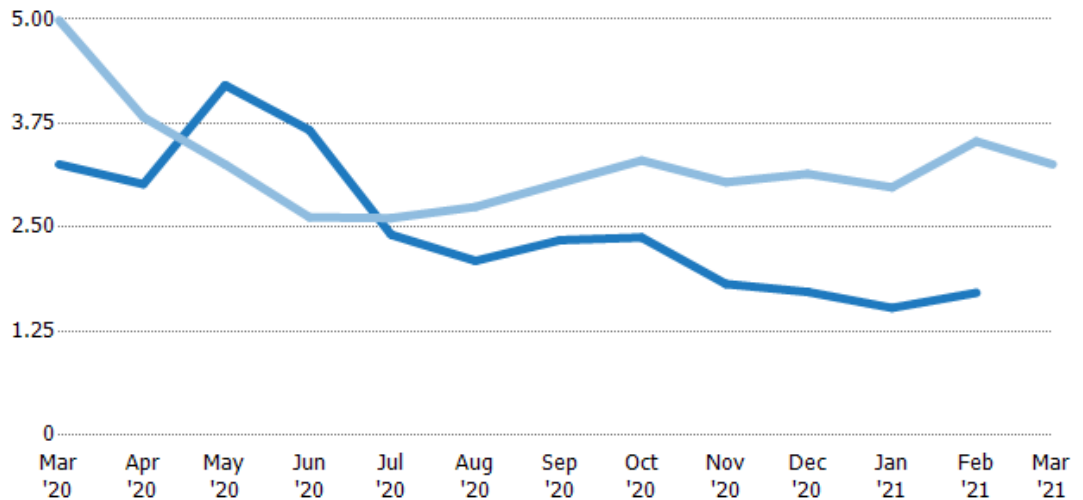
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	53	57	72	74	60	45	43	42.5	51.5	55	43	30	-
Prior Year	65	67	71	75	80	78	65	56.5	60	75	77	59	53
Percent Change from Prior Year	-18%	-15%	1%	-1%	-25%	-42%	-34%	-25%	-14%	-27%	-44%	-49%	-100%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	3.26	3.02	4.21	3.67	2.41	2.1	2.34	2.38	1.82	1.72	1.53	1.71	-
Prior Year	4.99	3.82	3.26	2.62	2.61	2.75	3.03	3.3	3.04	3.14	2.98	3.53	3.26
Percent Change from Prior Year	-35%	-21%	29%	40%	-8%	-24%	-23%	-28%	-40%	-45%	-49%	-52%	-100%

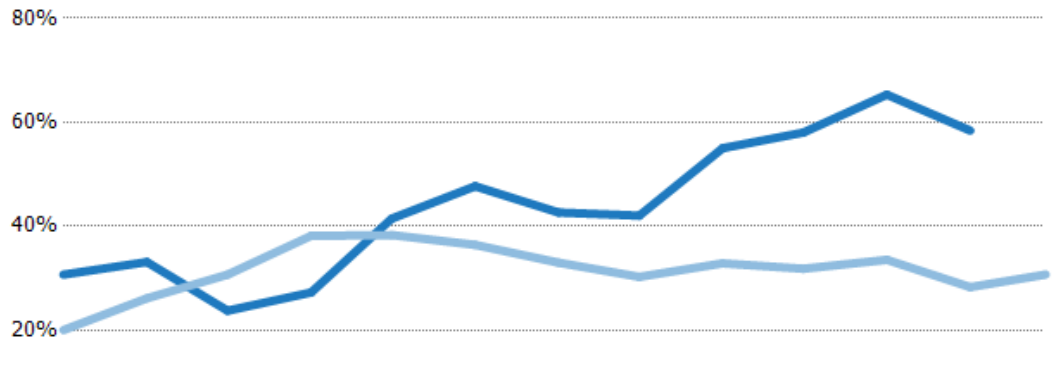


## Absorption Rate

The percentage of inventory sold per month.

### Filters Used

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



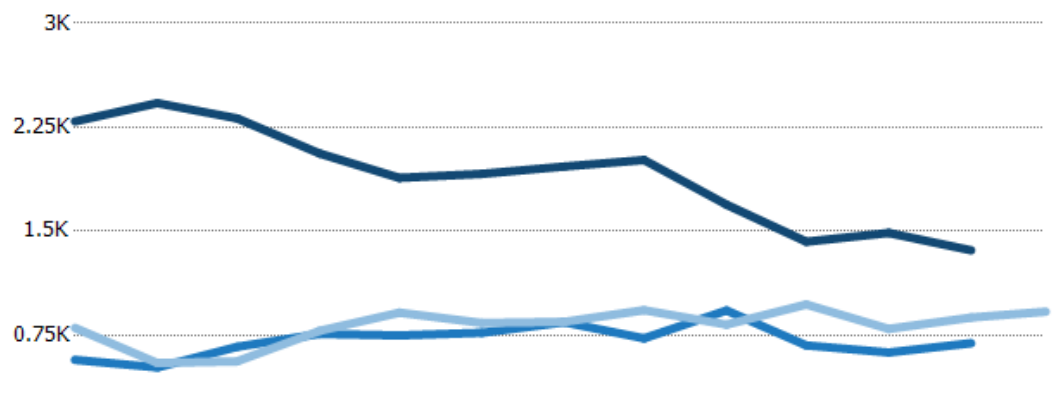
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	31%	33%	24%	27%	41%	48%	43%	42%	55%	58%	65%	58%	-
Prior Year	20%	26%	31%	38%	38%	36%	33%	30%	33%	32%	34%	28%	31%
Change from Prior Year	-11%	-7%	7%	11%	-3%	-11%	-10%	-12%	-22%	-26%	-32%	-30%	31%

## Active/Pending/Sold Units

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

### Filters Used

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



	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Active	2.29K	2.42K	2.31K	2.06K	1.89K	1.91K	1.97K	2.01K	1.69K	1.43K	1.49K	1.36K	-
Pending	573	518	667	760	749	768	844	728	929	677	626	693	-
Sold	803	550	562	782	913	839	847	931	827	972	796	878	920

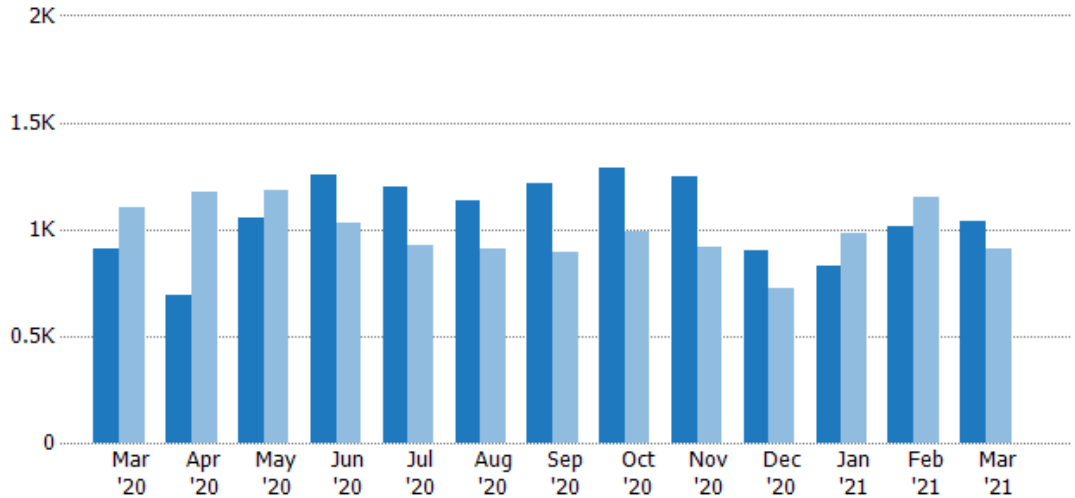
## New Pending Sales

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

### Filters Used

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

Month/Year	Count	% Chg.
Mar '21	1.04K	14.6%
Mar '20	907	-17.8%
Mar '19	1.1K	-12.8%



Current Year	907	691	1.05K	1.26K	1.2K	1.13K	1.22K	1.29K	1.24K	904	828	1.01K	1.04K
Prior Year	1.1K	1.17K	1.19K	1.03K	923	908	889	986	914	726	978	1.15K	907
Percent Change from Prior Year	-18%	-41%	-11%	22%	30%	25%	37%	30%	36%	25%	-15%	-12%	15%

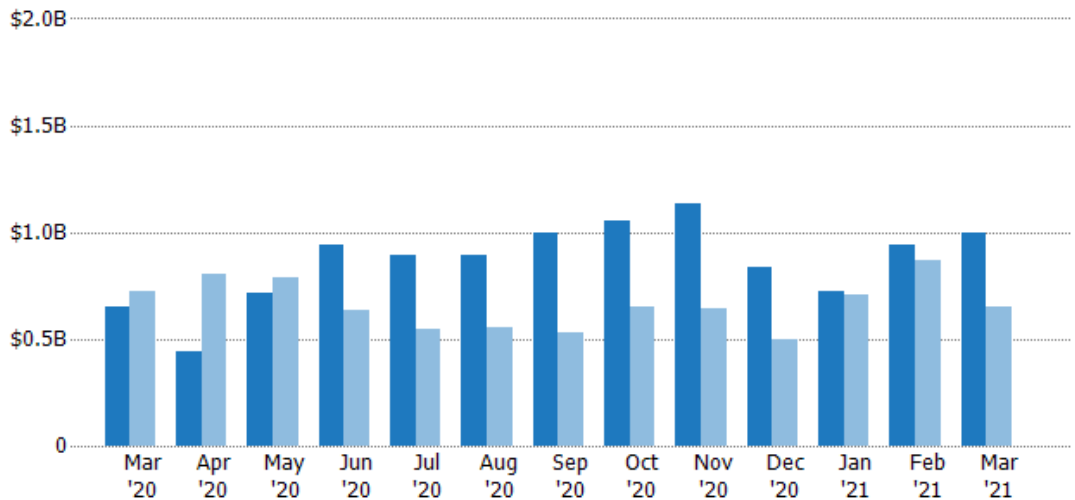
## New Pending Sales Volume

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

### Filters Used

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

Month/Year	Volume	% Chg.
Mar '21	\$995M	53.2%
Mar '20	\$649M	-9.9%
Mar '19	\$721M	-17.9%



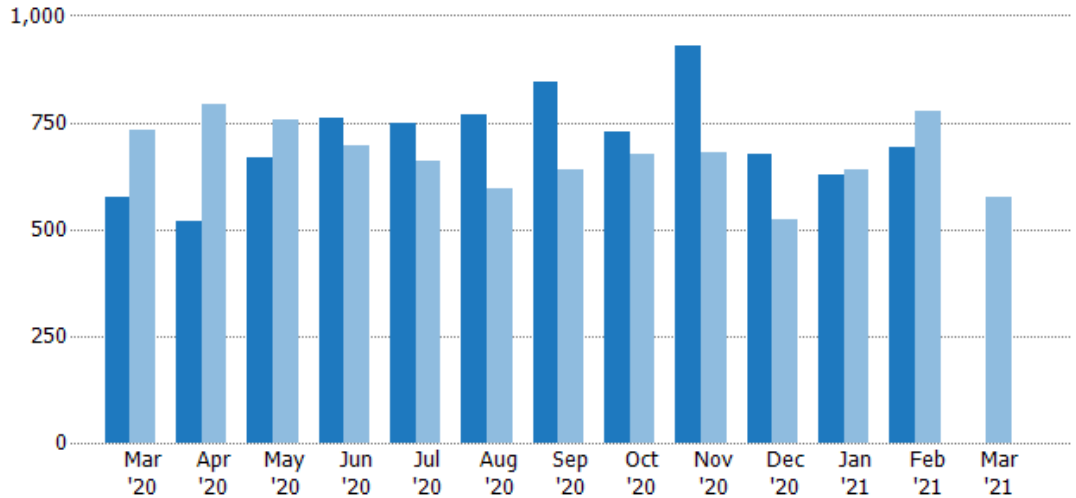
Current Year	\$649M	\$440M	\$719M	\$942M	\$895M	\$895M	\$1B	\$1.06B	\$1.13B	\$838M	\$720M	\$944M	\$995M
Prior Year	\$721M	\$800M	\$790M	\$637M	\$547M	\$554M	\$532M	\$648M	\$645M	\$498M	\$706M	\$869M	\$649M
Percent Change from Prior Year	-10%	-45%	-9%	48%	63%	61%	88%	63%	76%	68%	2%	9%	53%

## Pending Sales

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

### Filters Used

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



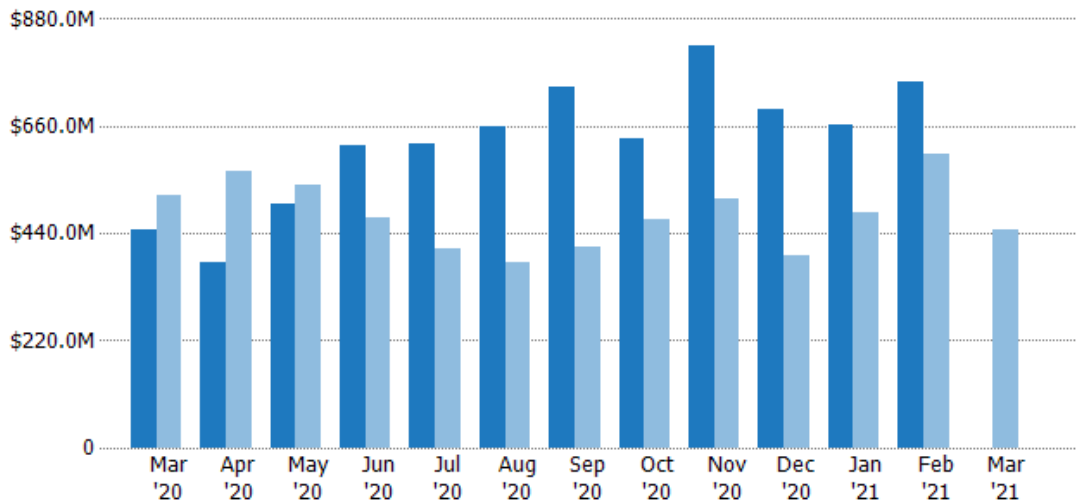
Current Year	573	518	667	760	749	768	844	728	929	677	626	693	-
Prior Year	732	794	755	696	660	596	638	674	681	521	639	775	573
Percent Change from Prior Year	-22%	-35%	-12%	9%	13%	29%	32%	8%	36%	30%	-2%	-11%	-100%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



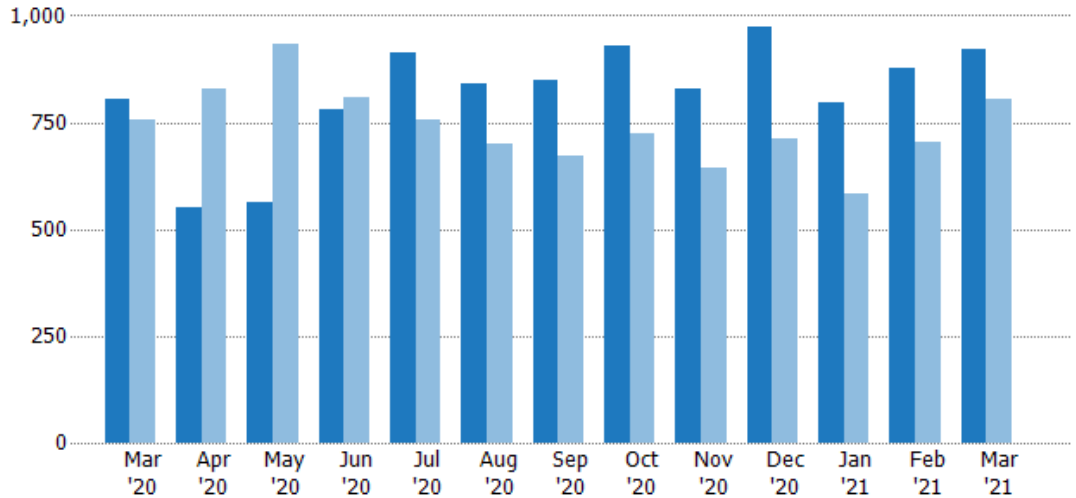
Current Year	\$448M	\$379M	\$500M	\$620M	\$622M	\$660M	\$741M	\$634M	\$825M	\$695M	\$663M	\$749M	-
Prior Year	\$519M	\$567M	\$541M	\$471M	\$409M	\$382M	\$412M	\$470M	\$511M	\$393M	\$484M	\$604M	\$448M
Percent Change from Prior Year	-14%	-33%	-8%	32%	52%	73%	80%	35%	62%	77%	37%	24%	-100%

## Closed Sales

The total number of residential properties sold each month.

### Filters Used

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



Month/ Year	Count	% Chg.
Mar '21	920	14.6%
Mar '20	803	5.9%
Mar '19	758	11.3%

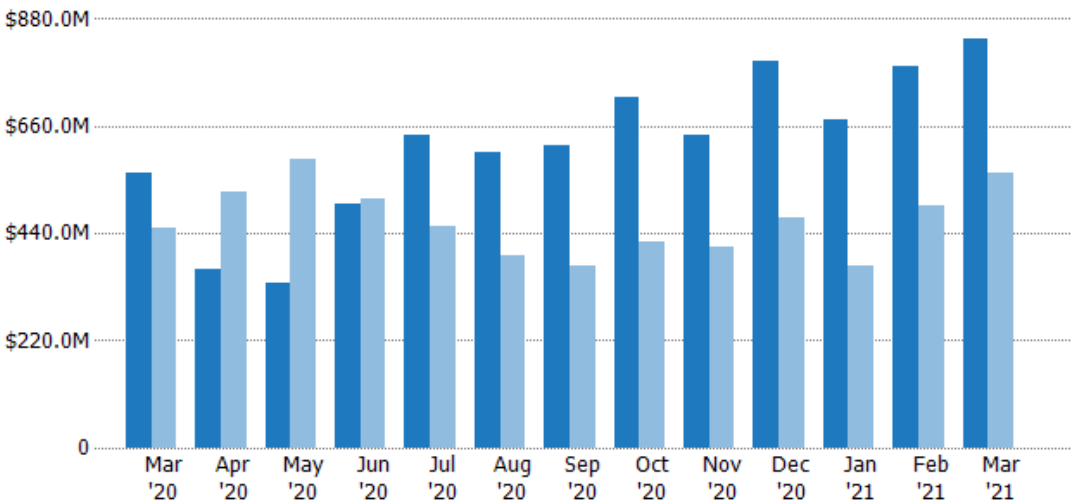
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	803	550	562	782	913	839	847	931	827	972	796	878	920
Prior Year	758	829	932	810	758	698	672	723	643	712	582	704	803
Percent Change from Prior Year	6%	-34%	-40%	-3%	20%	20%	26%	29%	29%	37%	37%	25%	15%

## Closed Sales Volume

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

### Filters Used

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



Month/ Year	Volume	% Chg.
Mar '21	\$840M	48.5%
Mar '20	\$566M	25.7%
Mar '19	\$450M	7.3%

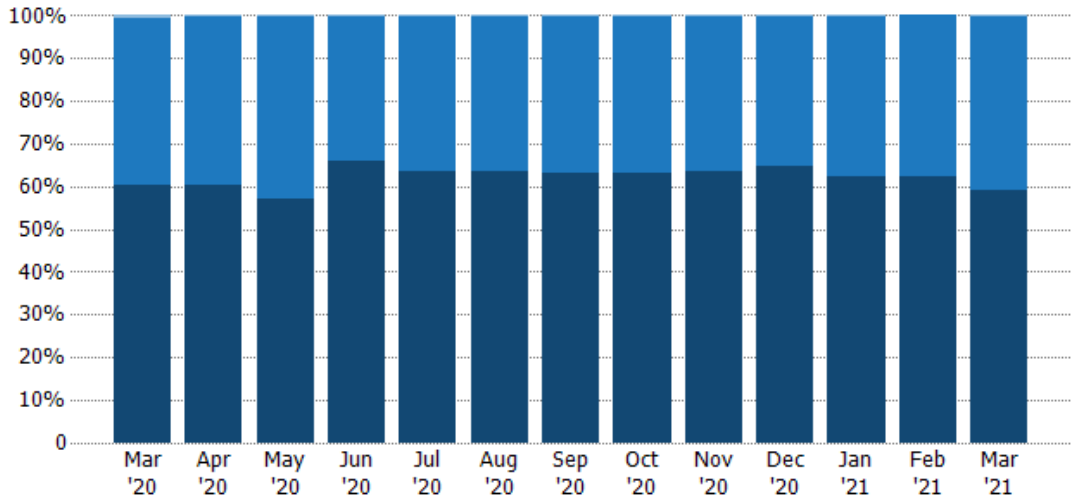
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$566M	\$368M	\$338M	\$500M	\$640M	\$607M	\$621M	\$720M	\$641M	\$794M	\$673M	\$783M	\$840M
Prior Year	\$450M	\$524M	\$594M	\$512M	\$453M	\$395M	\$372M	\$423M	\$413M	\$473M	\$374M	\$499M	\$566M
Percent Change from Prior Year	26%	-30%	-43%	-2%	41%	54%	67%	70%	55%	68%	80%	57%	49%

## Closed Sales by Property Type

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

### Filters Used

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



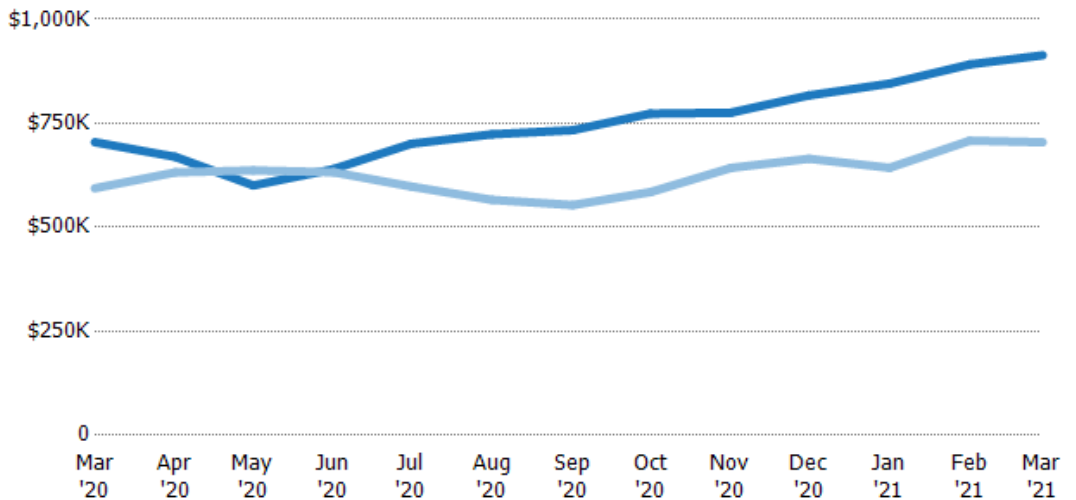
Property Type	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Mobile/Manufactured	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	-	0%
Condo/Townhouse	39%	40%	43%	34%	36%	36%	37%	37%	36%	35%	38%	38%	41%
Single Family Residence	60%	60%	57%	66%	63%	63%	63%	63%	63%	65%	62%	62%	59%

## Average Sales Price

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

### Filters Used

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



Month/Year	Price	% Chg.
Mar '21	\$913K	29.6%
Mar '20	\$705K	18.7%
Mar '19	\$594K	-3.6%

Property Type	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$705K	\$669K	\$601K	\$640K	\$701K	\$723K	\$733K	\$773K	\$776K	\$817K	\$845K	\$892K	\$913K
Prior Year	\$594K	\$632K	\$637K	\$632K	\$598K	\$566K	\$553K	\$585K	\$643K	\$665K	\$643K	\$708K	\$705K
Percent Change from Prior Year	19%	6%	-6%	1%	17%	28%	32%	32%	21%	23%	31%	26%	30%

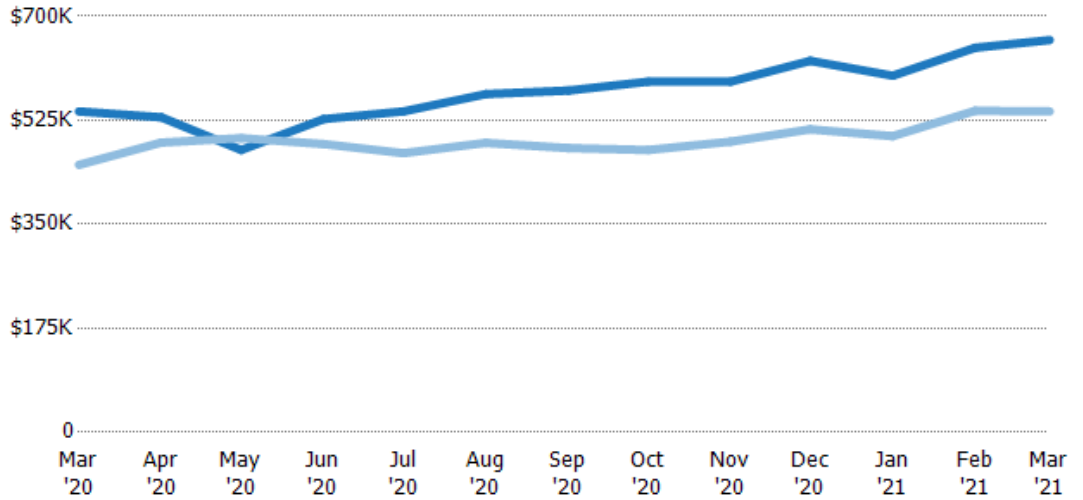
## Median Sales Price

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

### Filters Used

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

Month/Year	Price	% Chg.
Mar '21	\$660K	22.2%
Mar '20	\$540K	20%
Mar '19	\$450K	-1.1%



Current Year	\$540K	\$530K	\$475K	\$527K	\$540K	\$569K	\$575K	\$590K	\$590K	\$625K	\$600K	\$647K	\$660K
Prior Year	\$450K	\$488K	\$495K	\$485K	\$470K	\$487K	\$478K	\$475K	\$489K	\$510K	\$498K	\$541K	\$540K
Percent Change from Prior Year	20%	9%	-4%	9%	15%	17%	20%	24%	21%	23%	20%	20%	22%

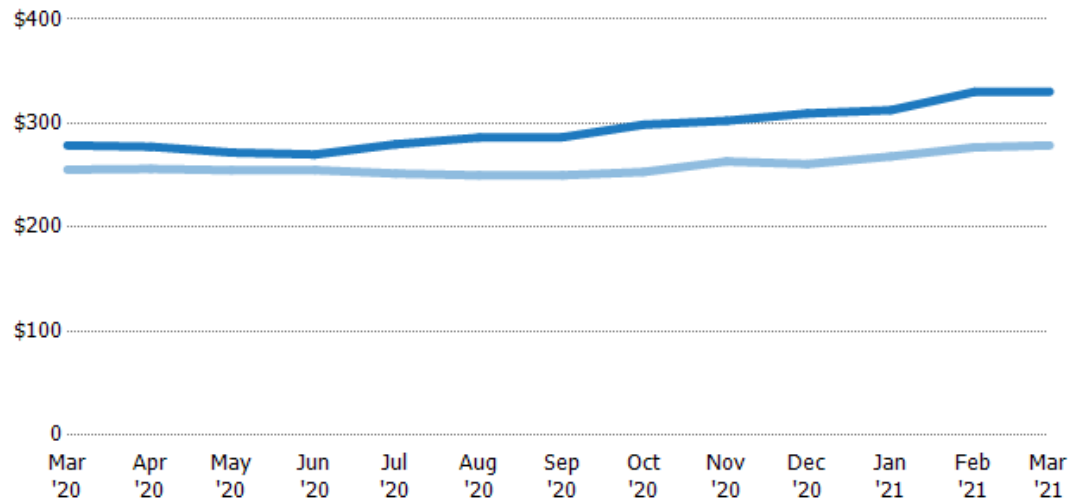
## Average Sales Price per Sq Ft

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

### Filters Used

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

Month/Year	Price/sq ft	% Chg.
Mar '21	\$330	18.5%
Mar '20	\$279	9.1%
Mar '19	\$255	-5.8%



Current Year	\$279	\$277	\$272	\$270	\$280	\$286	\$287	\$299	\$302	\$309	\$313	\$330	\$330
Prior Year	\$255	\$256	\$255	\$255	\$252	\$250	\$250	\$253	\$263	\$261	\$268	\$277	\$279
Percent Change from Prior Year	9%	8%	7%	6%	11%	15%	15%	18%	15%	19%	17%	19%	19%

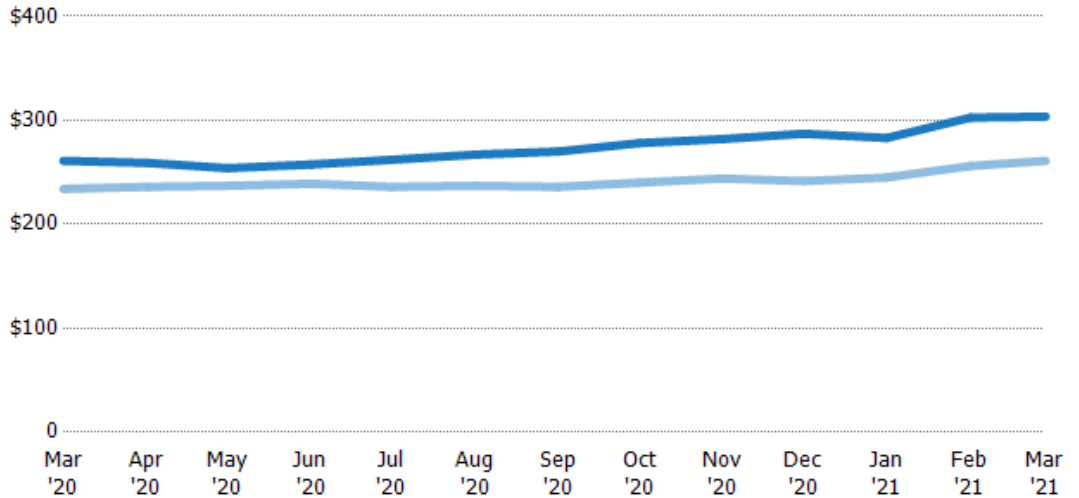
## Median Sales Price per Sq Ft

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

### Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Mar '21	\$304	16.3%
Mar '20	\$261	11.5%
Mar '19	\$234	-4.3%



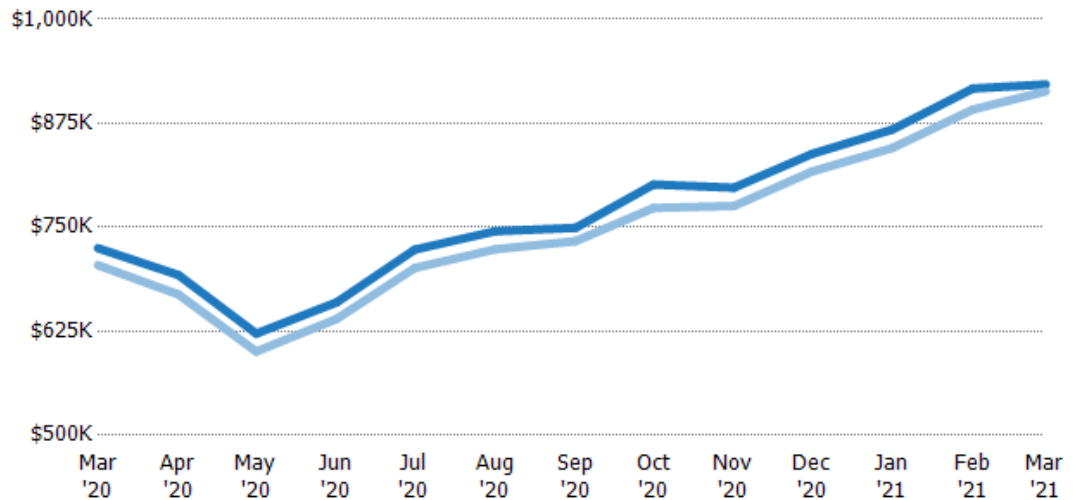
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	\$261	\$259	\$254	\$258	\$262	\$267	\$270	\$278	\$282	\$287	\$283	\$303	\$304
Prior Year	\$234	\$236	\$237	\$239	\$236	\$237	\$236	\$240	\$244	\$242	\$245	\$256	\$261
Percent Change from Prior Year	12%	10%	7%	8%	11%	13%	14%	16%	16%	19%	16%	18%	16%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



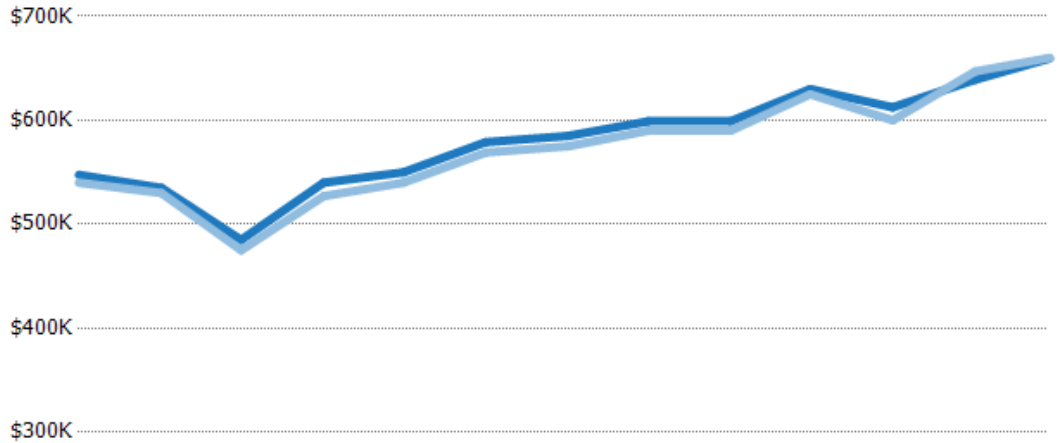
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Avg List Price	\$725K	\$693K	\$622K	\$660K	\$723K	\$745K	\$749K	\$801K	\$798K	\$838K	\$868K	\$917K	\$922K
Avg Sales Price	\$705K	\$669K	\$601K	\$640K	\$701K	\$723K	\$733K	\$773K	\$776K	\$817K	\$845K	\$892K	\$913K
Avg Sales Price as a % of Avg List Price	97%	97%	97%	97%	97%	97%	98%	96%	97%	97%	97%	97%	99%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



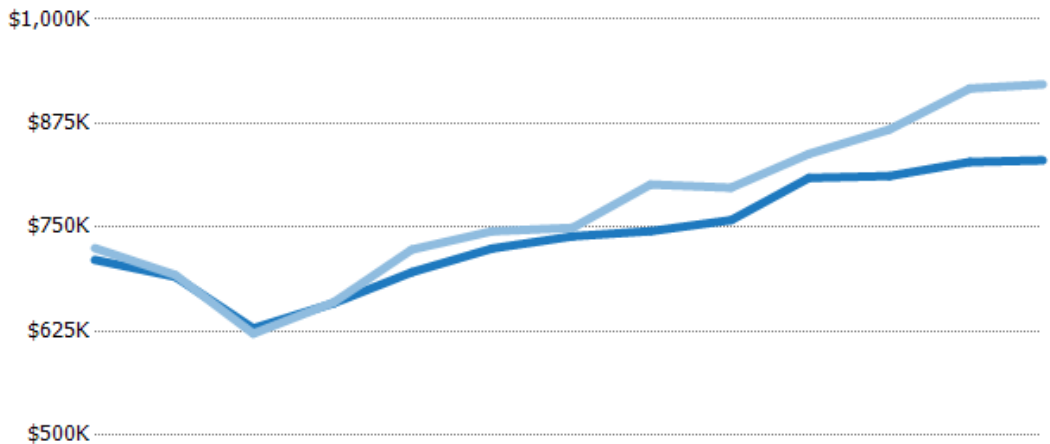
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Median List Price	\$548K	\$535K	\$485K	\$540K	\$550K	\$579K	\$585K	\$599K	\$599K	\$630K	\$613K	\$639K	\$659K
Median Sales Price	\$540K	\$530K	\$475K	\$527K	\$540K	\$569K	\$575K	\$590K	\$590K	\$625K	\$600K	\$647K	\$660K
Med Sales Price as a % of Med List Price	99%	99%	98%	98%	98%	98%	98%	98%	98%	99%	98%	101%	100%

## 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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Avg Est Value	\$711K	\$690K	\$628K	\$659K	\$696K	\$724K	\$739K	\$745K	\$759K	\$809K	\$812K	\$828K	\$830K
Avg Sales Price	\$725K	\$693K	\$622K	\$660K	\$723K	\$745K	\$749K	\$801K	\$798K	\$838K	\$868K	\$917K	\$922K
Avg Sales Price as a % of Avg Est Value	102%	100%	99%	100%	104%	103%	101%	108%	105%	104%	107%	111%	111%

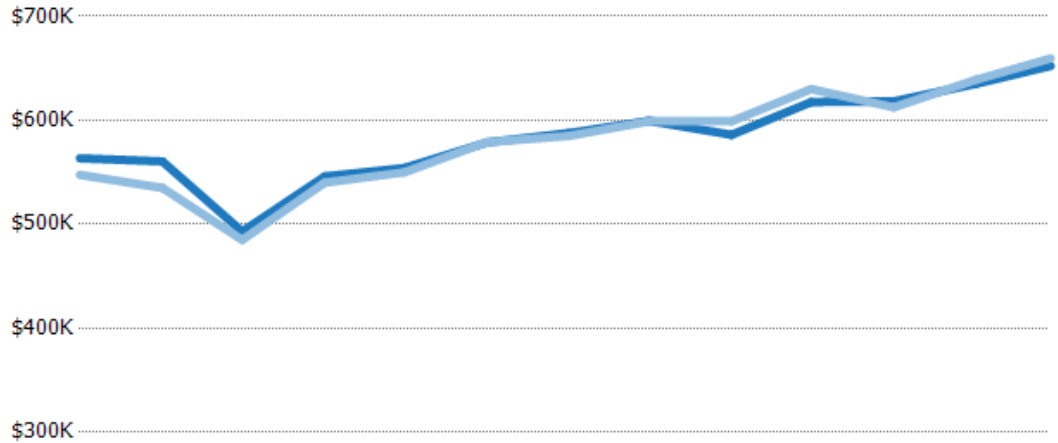


## Median Sales Price vs Median Est Value

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  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



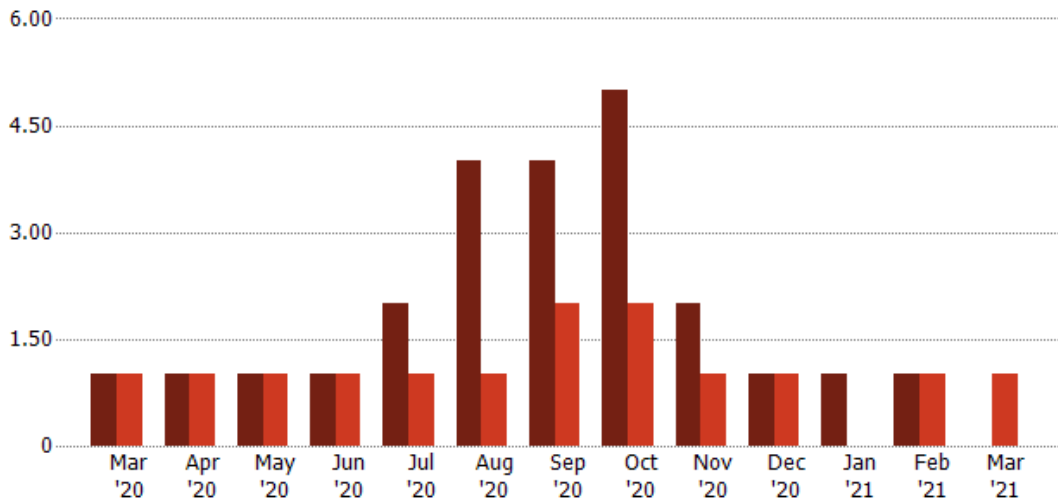
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Median Est Value	\$564K	\$560K	\$493K	\$546K	\$554K	\$579K	\$588K	\$600K	\$586K	\$618K	\$618K	\$635K	\$652K
Median Sales Price	\$548K	\$535K	\$485K	\$540K	\$550K	\$579K	\$585K	\$599K	\$599K	\$630K	\$613K	\$639K	\$659K
Med Sales Price as a % of Med Est Value	97%	95%	98%	99%	99%	100%	100%	100%	102%	102%	99%	101%	101%

## Distressed Listings

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

### Filters Used

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



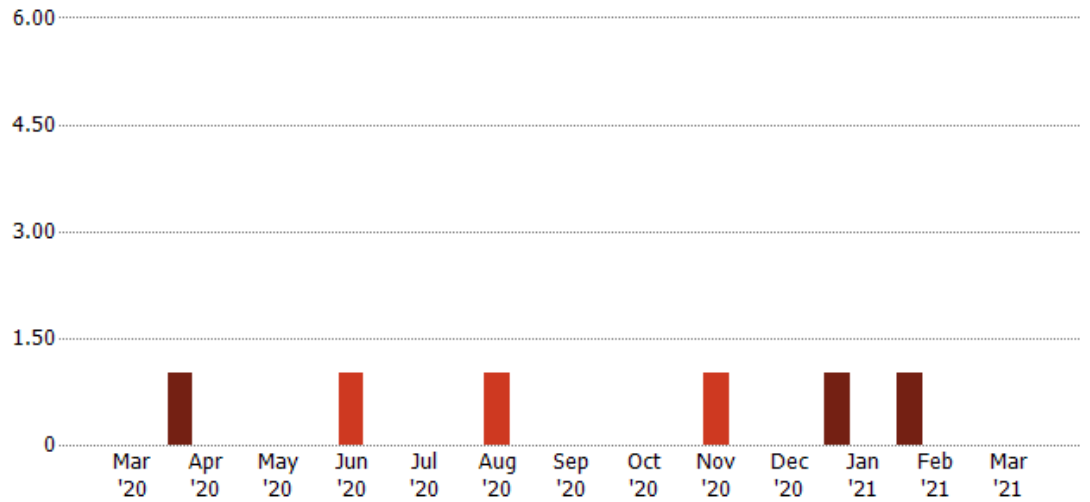
	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	1	1	1	1	2	4	4	5	2	1	1	1	-
Prior Year	1	1	1	1	1	1	2	2	1	1	-	1	1
Percent Change from Prior Year	0%	0%	0%	0%	100%	300%	100%	150%	100%	0%	100%	0%	-100%

## Distressed Sales

The count of distressed residential properties sold each month.

### Filters Used

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



	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21
Current Year	-	1	-	-	-	-	-	-	-	-	1	1	-
Prior Year	-	-	-	1	-	1	-	-	1	-	-	-	-
Percent Change from Prior Year	-	100%	-	-100%	-	-100%	-	-	-100%	-	100%	100%	-

## Sales Activity by ZIP

Mar 2021

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			58	\$31,015,150	\$534,744	\$475,000	\$288	\$286	25
85251			166	\$84,525,645	\$509,191	\$389,500	\$325	\$300	37
85254			105	\$78,236,738	\$745,112	\$680,500	\$326	\$297	28
85255			142	\$209,941,702	\$1,478,463	\$950,000	\$383	\$348	32
85257			54	\$21,758,586	\$402,937	\$450,000	\$261	\$275	30
85258			108	\$73,511,165	\$680,659	\$639,500	\$319	\$309	28
85259			54	\$56,194,089	\$1,040,631	\$952,500	\$307	\$310	33
85260			86	\$60,628,132	\$704,978	\$592,500	\$302	\$297	26
85262			103	\$177,050,961	\$1,718,941	\$1,250,000	\$381	\$310	51
85266			43	\$46,867,192	\$1,089,935	\$905,000	\$316	\$329	33
85268			1	\$544,000	\$544,000	\$544,000	\$221	\$221	324