

**2021**

# **MARICOPA COUNTY**

## MARKET REPORT

June 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.

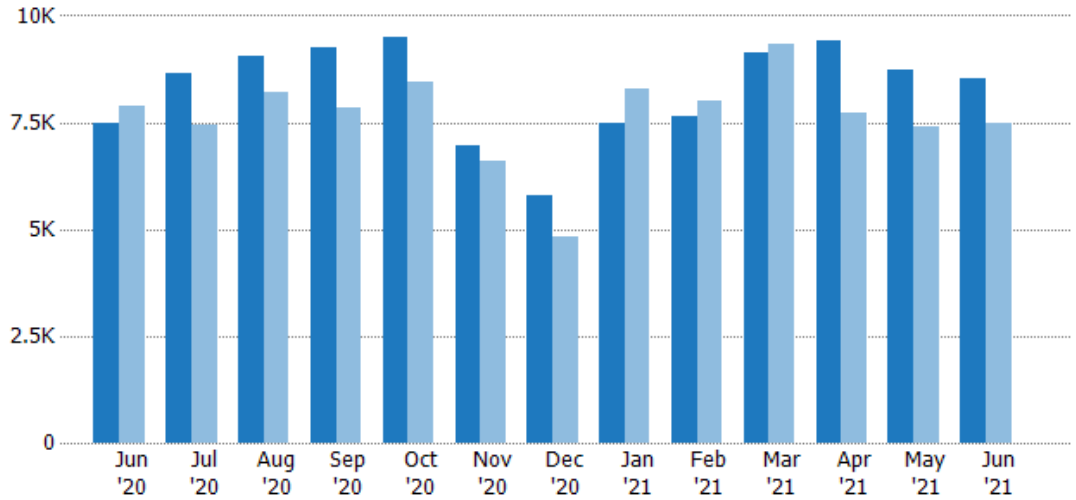
Key Metrics	Jun 2021	Jun 2020	+ / -	YTD 2021	YTD 2020	+ / -
<b>Listing Activity Charts Metrics</b>						
New Listing Count	8,525	7,470	+14.1%	50,911	48,273	+5.5%
New Listing Volume	\$4,599,254,973	\$3,297,938,717	+39.5%	\$27,347,206,139	\$20,570,376,245	+32.9%
Active Listing Count	7,892	11,312	-30.2%	N/A	N/A	
Active Listing Volume	\$6,148,474,057	\$7,576,578,293	-18.8%	N/A	N/A	
Average Listing Price	\$779,077	\$669,782	+16.3%	\$761,002	\$644,427	+18.1%
Median Listing Price	\$475,000	\$399,500	+18.9%	\$436,582	\$388,699	+12.3%
Average Listing Price per Sq Ft	\$286	\$231	+23.7%	\$271	\$223	+21.5%
Median Listing Price per Sq Ft	\$251	\$200	+25.5%	\$234	\$192	+21.8%
Median Days in RPR	22	47	-53.2%	22.63	43.28	-47.7%
Months of Inventory	1	1.9	-49.1%	1.3	1.8	-26.3%
Absorption Rate	103.35%	52.57%	+50.8%	75.48%	55.66%	+19.8%
<b>Sales Activity Charts Metrics</b>						
New Pending Sales Count	8,965	11,480	-21.9%	51,928	57,730	-10.1%
New Pending Sales Volume	\$4,705,110,987	\$4,854,407,575	-3.1%	\$26,363,638,132	\$23,196,322,766	+13.7%
Pending Sales Count	5,905	7,880	-25.1%	N/A	N/A	
Pending Sales Volume	\$3,350,830,344	\$3,445,693,245	-2.8%	N/A	N/A	
Closed Sales Count	8,632	8,253	+4.6%	47,335	40,009	+18.3%
Closed Sales Volume	\$4,586,028,924	\$3,163,319,838	+45%	\$23,981,385,769	\$15,298,361,987	+56.8%
Average Sales Price	\$531,282	\$383,293	+38.6%	\$506,631	\$382,373	+32.5%
Median Sales Price	\$410,000	\$319,725	+28.2%	\$383,636	\$310,246	+23.7%
Average Sales Price per Sq Ft	\$245	\$189	+29.6%	\$232	\$188	+23.7%
Median Sales Price per Sq Ft	\$228	\$179	+27.4%	\$216	\$177	+22.1%
<b>Distressed Charts Metrics</b>						
Distressed Listing Count	11	76	-85.5%	N/A	N/A	

## New Listings

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



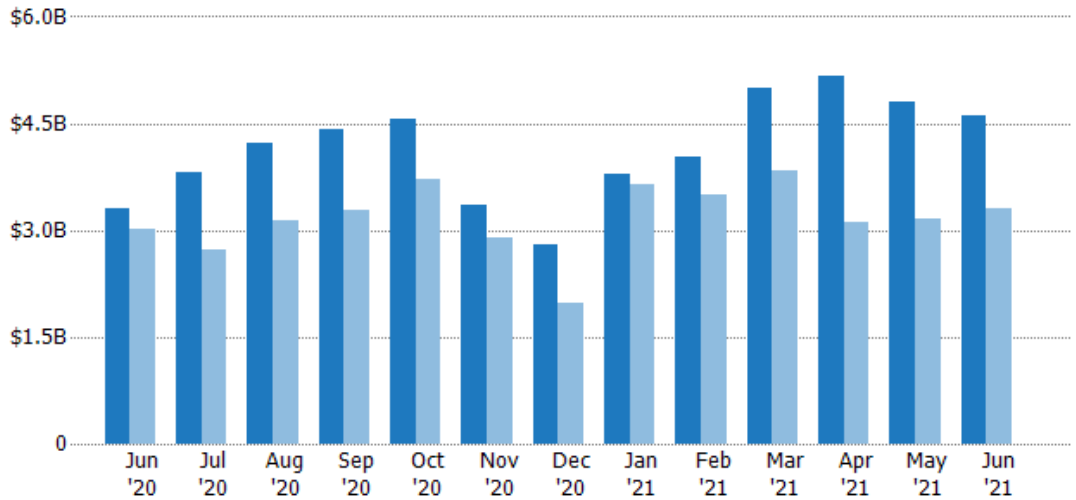
Month/Year	Current Year	Prior Year	Percent Change from Prior Year
Jun '21	8.53K	7.47K	14.1%
Jun '20	7.47K	7.89K	-5.4%
Jun '19	7.89K	7.89K	6%

## New Listing Volume

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Month/Year	Current Year	Prior Year	Percent Change from Prior Year
Jun '21	\$4.6B	\$3.3B	39.5%
Jun '20	\$3.3B	\$3.01B	9.5%
Jun '19	\$3.01B	\$3.01B	-2.7%

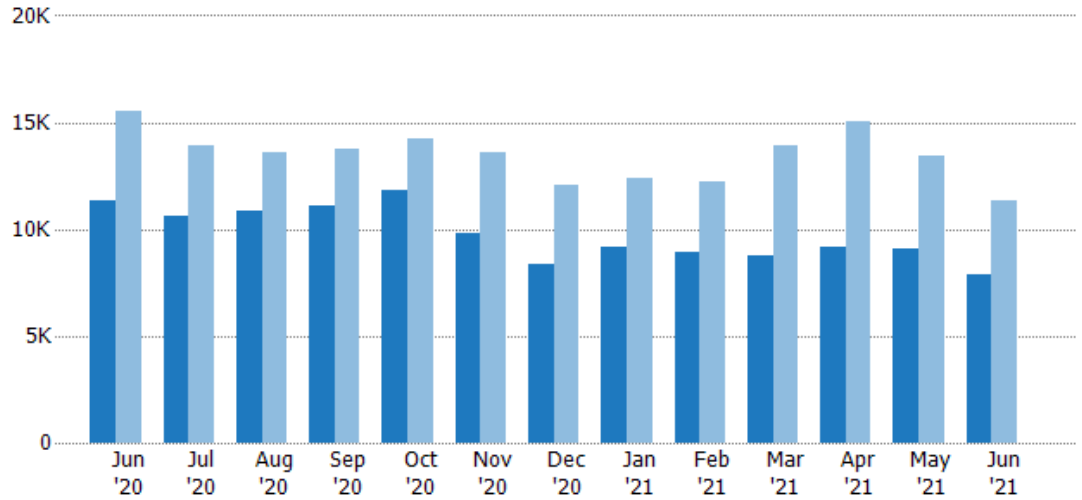
## Active Listings

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/Year	Count	% Chg.
Jun '21	7.89K	-30.2%
Jun '20	11.3K	-27%
Jun '19	15.5K	-1.5%



Current Year	11.3K	10.6K	10.9K	11.1K	11.8K	9.8K	8.33K	9.17K	8.9K	8.77K	9.2K	9.08K	7.89K
Prior Year	15.5K	13.9K	13.6K	13.8K	14.2K	13.6K	12K	12.4K	12.2K	14K	15K	13.4K	11.3K
Percent Change from Prior Year	-27%	-24%	-20%	-19%	-17%	-28%	-31%	-26%	-27%	-37%	-39%	-32%	-30%

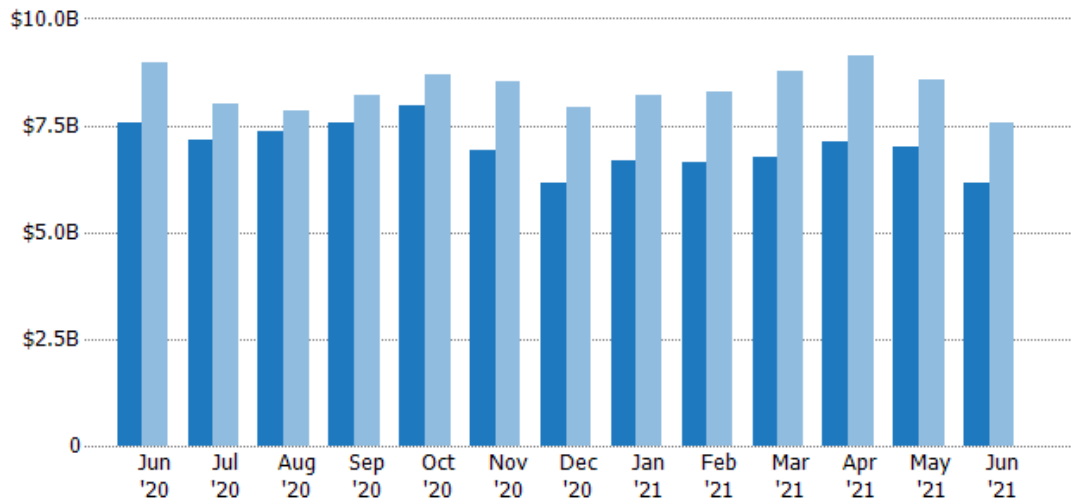
## Active Listing Volume

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/Year	Volume	% Chg.
Jun '21	\$6.15B	-18.8%
Jun '20	\$7.58B	-15.5%
Jun '19	\$8.97B	-10.4%



Current Year	\$7.58B	\$7.16B	\$7.34B	\$7.55B	\$7.95B	\$6.92B	\$6.14B	\$6.69B	\$6.64B	\$6.77B	\$7.1B	\$6.98B	\$6.15B
Prior Year	\$8.97B	\$8.01B	\$7.85B	\$8.2B	\$8.67B	\$8.54B	\$7.92B	\$8.2B	\$8.27B	\$8.75B	\$9.13B	\$8.57B	\$7.58B
Percent Change from Prior Year	-16%	-11%	-6%	-8%	-8%	-19%	-22%	-18%	-20%	-23%	-22%	-19%	-19%

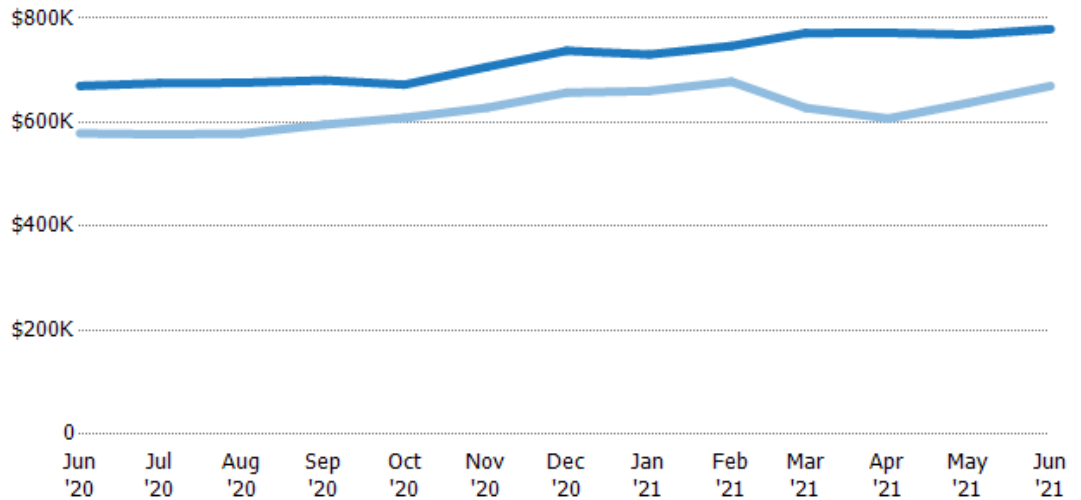
## Average Listing Price

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Jun '21	\$779K	16.3%
Jun '20	\$670K	15.7%
Jun '19	\$579K	-9%



Current Year	\$670K	\$675K	\$676K	\$681K	\$672K	\$706K	\$738K	\$730K	\$747K	\$772K	\$772K	\$769K	\$779K
Prior Year	\$579K	\$577K	\$578K	\$596K	\$609K	\$628K	\$657K	\$660K	\$678K	\$628K	\$607K	\$637K	\$670K
Percent Change from Prior Year	16%	17%	17%	14%	10%	12%	12%	11%	10%	23%	27%	21%	16%

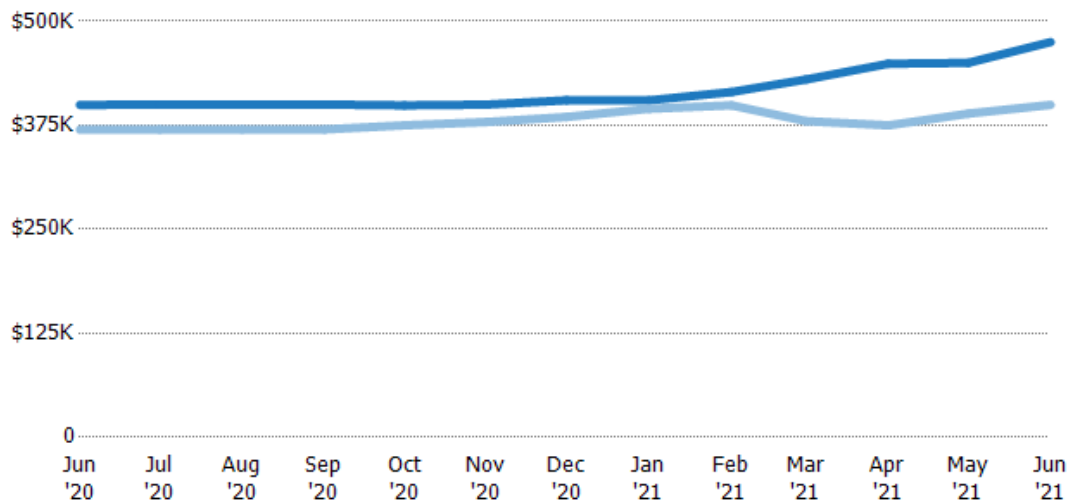
## Median Listing Price

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Jun '21	\$475K	18.9%
Jun '20	\$400K	8%
Jun '19	\$370K	-8.1%



Current Year	\$400K	\$400K	\$400K	\$400K	\$399K	\$400K	\$405K	\$405K	\$415K	\$430K	\$449K	\$450K	\$475K
Prior Year	\$370K	\$370K	\$370K	\$370K	\$375K	\$379K	\$385K	\$395K	\$399K	\$380K	\$375K	\$389K	\$400K
Percent Change from Prior Year	8%	8%	8%	8%	6%	6%	5%	3%	4%	13%	20%	16%	19%

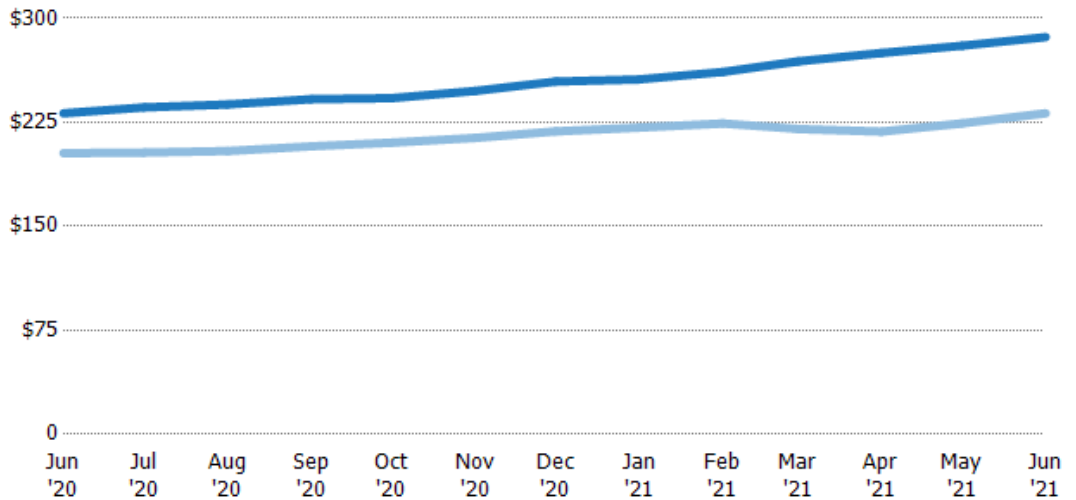
## Average Listing Price per Sq Ft

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Jun '21	\$286	23.7%
Jun '20	\$231	14.2%
Jun '19	\$203	-6.8%



Current Year	\$231	\$236	\$238	\$242	\$242	\$248	\$254	\$256	\$261	\$269	\$275	\$280	\$286
Prior Year	\$203	\$203	\$204	\$208	\$210	\$214	\$218	\$221	\$224	\$220	\$218	\$224	\$231
Percent Change from Prior Year	14%	16%	16%	16%	15%	16%	16%	16%	17%	22%	26%	25%	24%

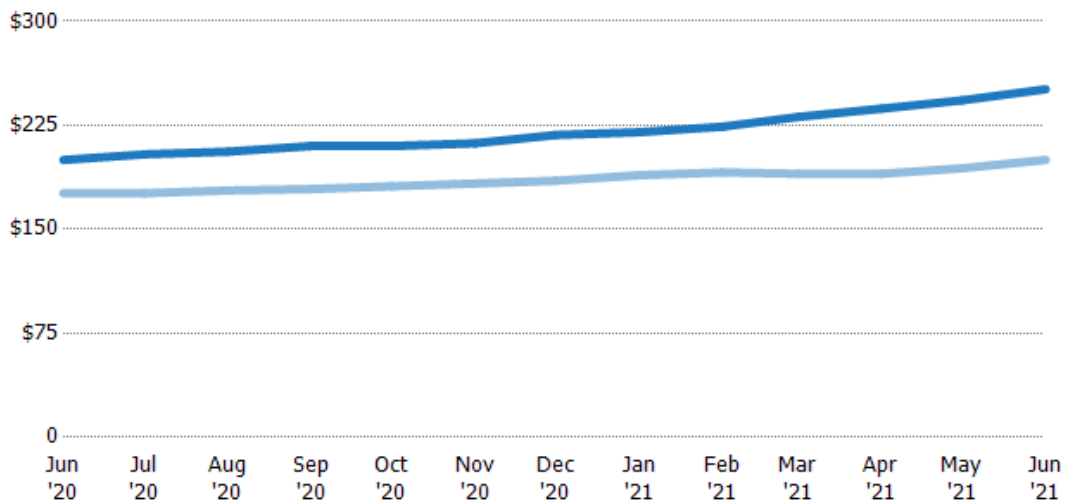
## Median Listing Price per Sq Ft

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Jun '21	\$251	25.5%
Jun '20	\$200	13.6%
Jun '19	\$176	-5.7%



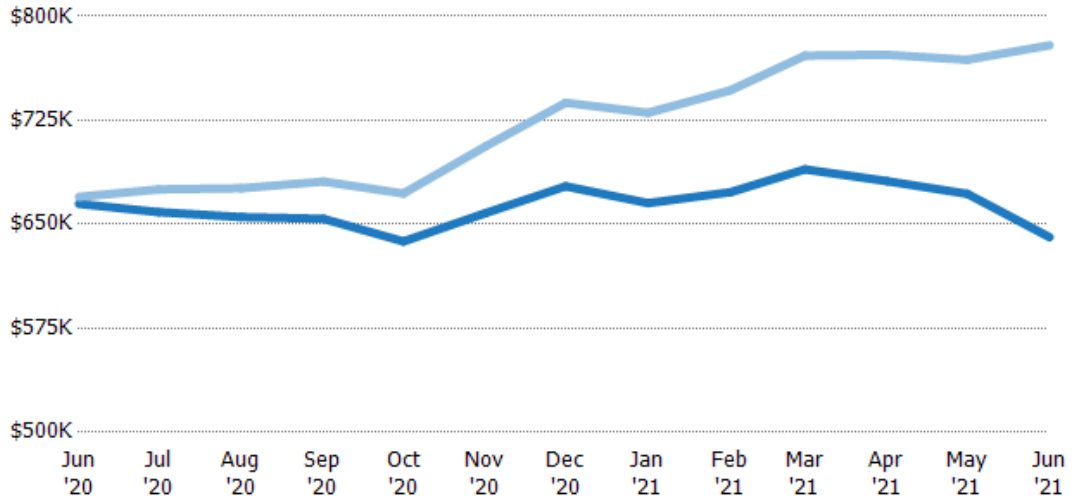
Current Year	\$200	\$204	\$206	\$210	\$210	\$212	\$218	\$220	\$224	\$231	\$237	\$243	\$251
Prior Year	\$176	\$176	\$178	\$179	\$181	\$183	\$185	\$189	\$191	\$190	\$190	\$194	\$200
Percent Change from Prior Year	14%	16%	16%	17%	16%	16%	18%	16%	17%	22%	25%	25%	26%

## 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

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

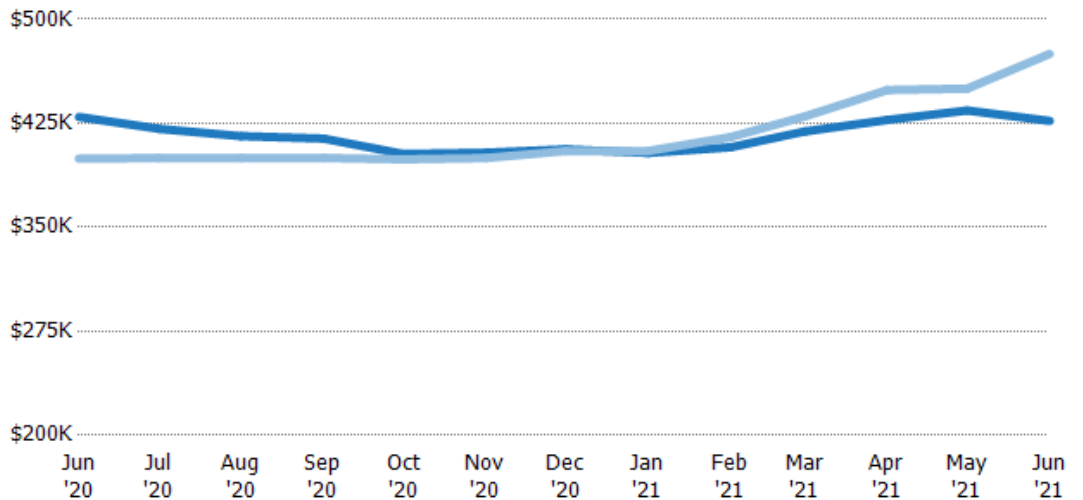


## Median Listing Price vs Median Est Value

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



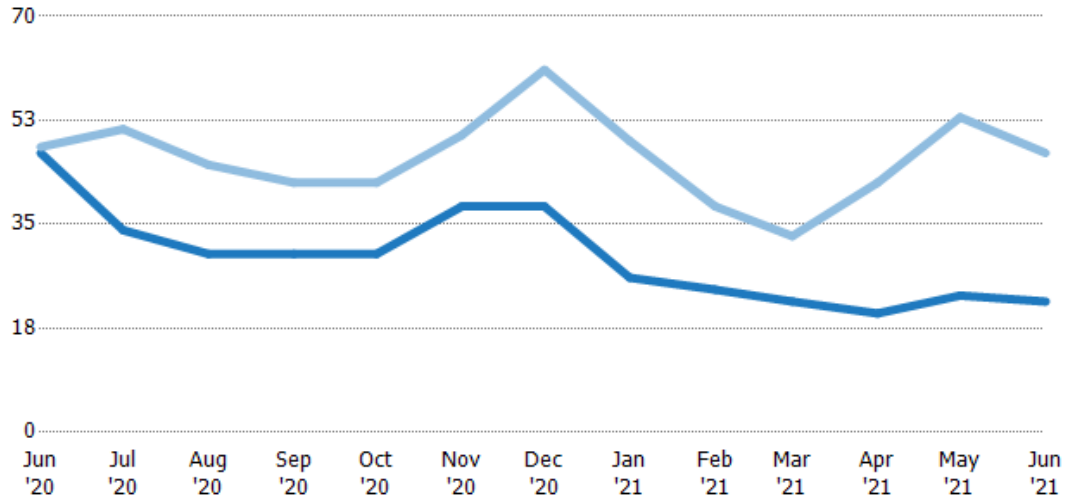
## Median Days in RPR

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

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/Year	Days	% Chg.
Jun '21	22	-53.2%
Jun '20	47	-2.1%
Jun '19	48	-6.3%



Current Year	47	34	30	30	30	38	38	26	24	22	20	23	22
Prior Year	48	51	45	42	42	50	61	49	38	33	42	53	47
Percent Change from Prior Year	-2%	-33%	-33%	-29%	-29%	-24%	-38%	-47%	-37%	-33%	-52%	-57%	-53%

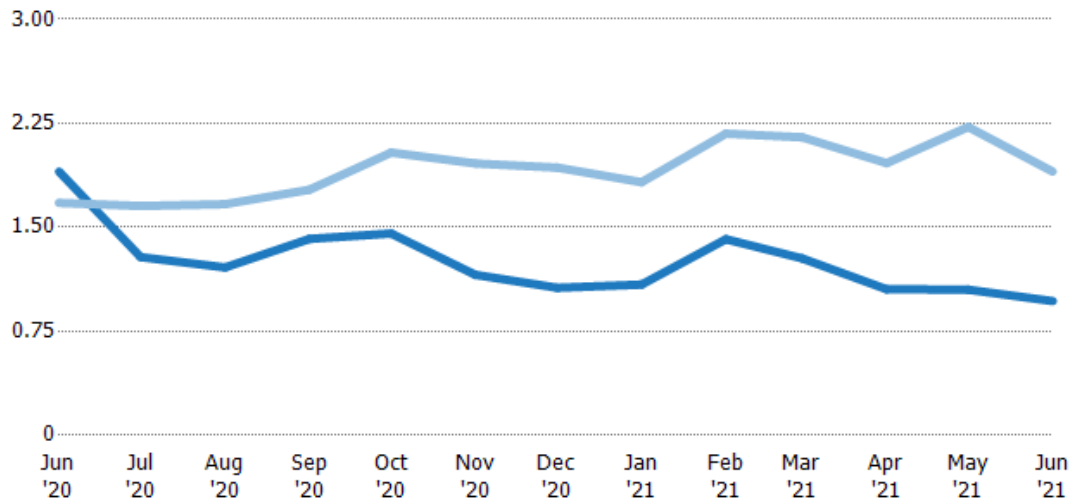
## Months of Inventory

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/Year	Months	% Chg.
Jun '21	0	-49.1%
Jun '20	1.9	13.5%
Jun '19	1.68	5.3%



Current Year	1.9	1.28	1.21	1.42	1.46	1.16	1.06	1.09	1.41	1.28	1.05	1.05	0
Prior Year	1.68	1.65	1.67	1.77	2.04	1.96	1.93	1.83	2.17	2.15	1.96	2.22	1.9
Percent Change from Prior Year	13%	-22%	-27%	-20%	-29%	-41%	-45%	-40%	-35%	-41%	-46%	-53%	-49%



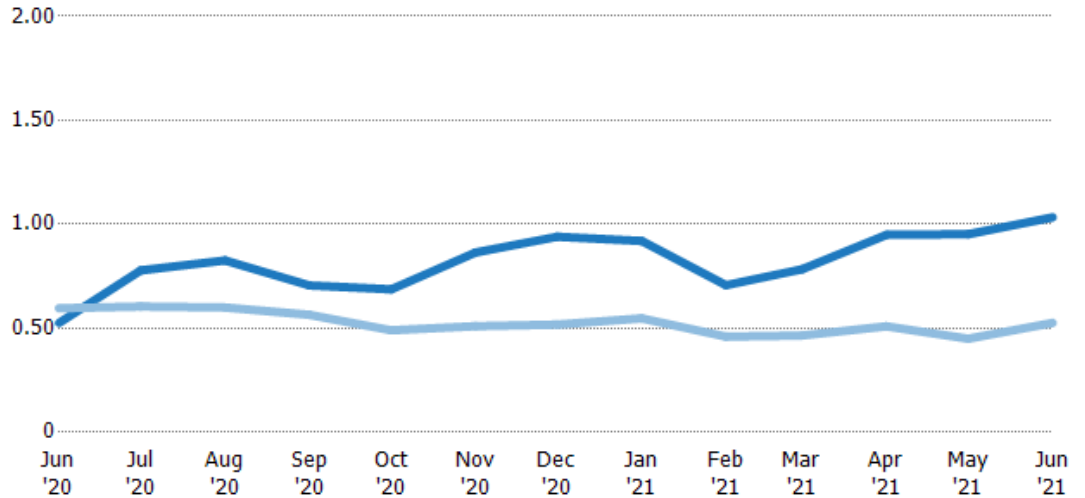
## Absorption Rate

The percentage of inventory sold per month.

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Rate	Chg.
Jun '21	103%	-50.8%
Jun '20	53%	7.1%
Jun '19	60%	-5%



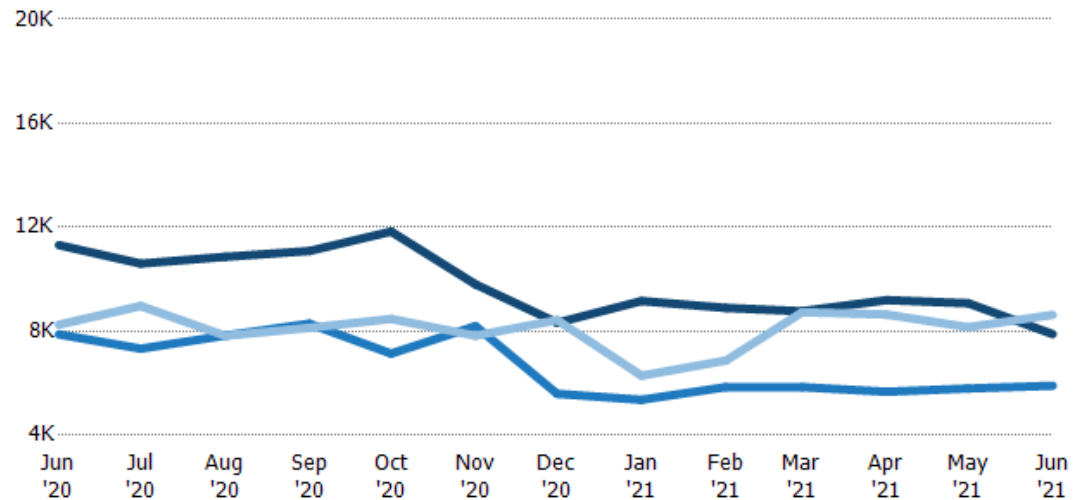
Current Year	53%	78%	83%	71%	69%	86%	94%	92%	71%	78%	95%	95%	103%
Prior Year	60%	60%	60%	56%	49%	51%	52%	55%	46%	47%	51%	45%	53%
Change from Prior Year	7%	-17%	-23%	-14%	-20%	-35%	-42%	-37%	-25%	-32%	-44%	-50%	-51%

## Active/Pending/Sold Units

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Active	11.3K	10.6K	10.9K	11.1K	11.8K	9.8K	8.33K	9.17K	8.9K	8.77K	9.2K	9.08K	7.89K
Pending	7.88K	7.33K	7.83K	8.29K	7.14K	8.2K	5.59K	5.36K	5.85K	5.85K	5.68K	5.8K	5.91K
Sold	8.25K	8.97K	7.83K	8.13K	8.48K	7.83K	8.43K	6.29K	6.88K	8.73K	8.65K	8.16K	8.63K

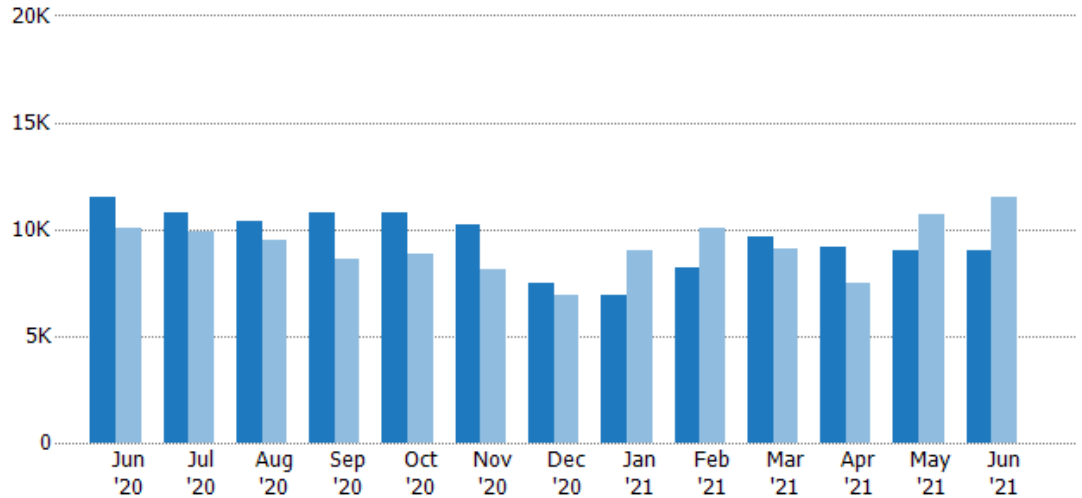
## New Pending Sales

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Jun '21	8.97K	-21.9%
Jun '20	11.5K	14.2%
Jun '19	10.1K	-22.4%



Current Year	11.5K	10.8K	10.4K	10.7K	10.8K	10.3K	7.51K	6.94K	8.21K	9.61K	9.21K	8.99K	8.97K
Prior Year	10.1K	9.85K	9.5K	8.62K	8.87K	8.11K	6.93K	9.03K	10K	9.05K	7.44K	10.7K	11.5K
Percent Change from Prior Year	14%	9%	10%	25%	22%	26%	8%	-23%	-18%	6%	24%	-16%	-22%

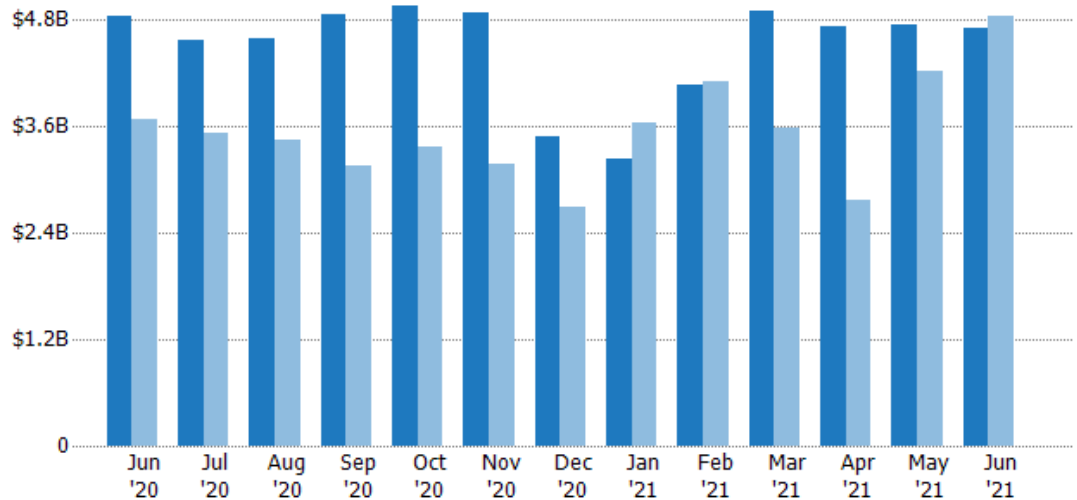
## New Pending Sales Volume

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Jun '21	\$4.71B	-3.1%
Jun '20	\$4.85B	31.6%
Jun '19	\$3.69B	-27.6%



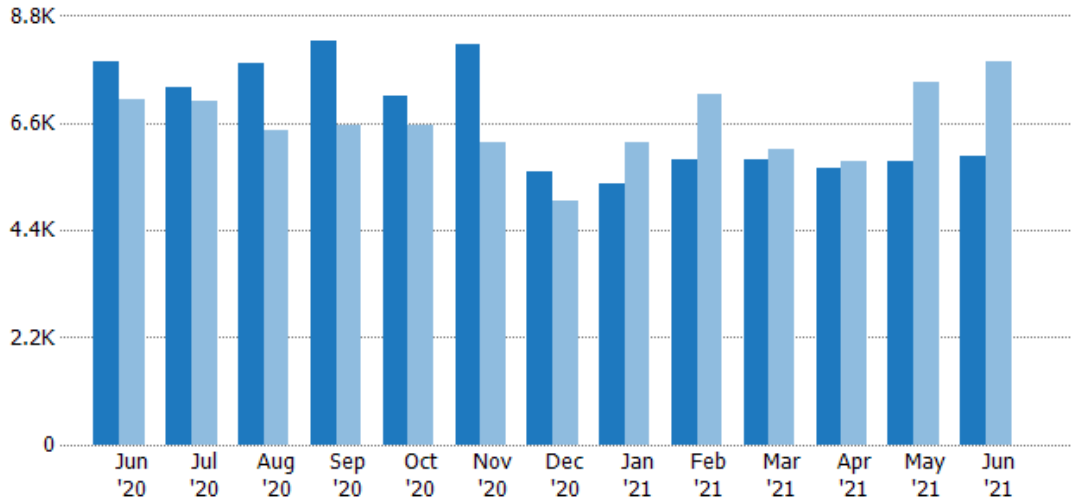
Current Year	\$4.85B	\$4.57B	\$4.59B	\$4.87B	\$4.97B	\$4.88B	\$3.48B	\$3.23B	\$4.06B	\$4.89B	\$4.72B	\$4.75B	\$4.71B
Prior Year	\$3.69B	\$3.53B	\$3.45B	\$3.16B	\$3.38B	\$3.19B	\$2.7B	\$3.65B	\$4.12B	\$3.58B	\$2.77B	\$4.22B	\$4.85B
Percent Change from Prior Year	32%	30%	33%	54%	47%	53%	29%	-12%	-1%	37%	70%	12%	-3%

## Pending Sales

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Month/Year	Count	% Chg.
Jun '21	5.91K	-25.1%
Jun '20	7.88K	11.3%
Jun '19	7.08K	-8.4%

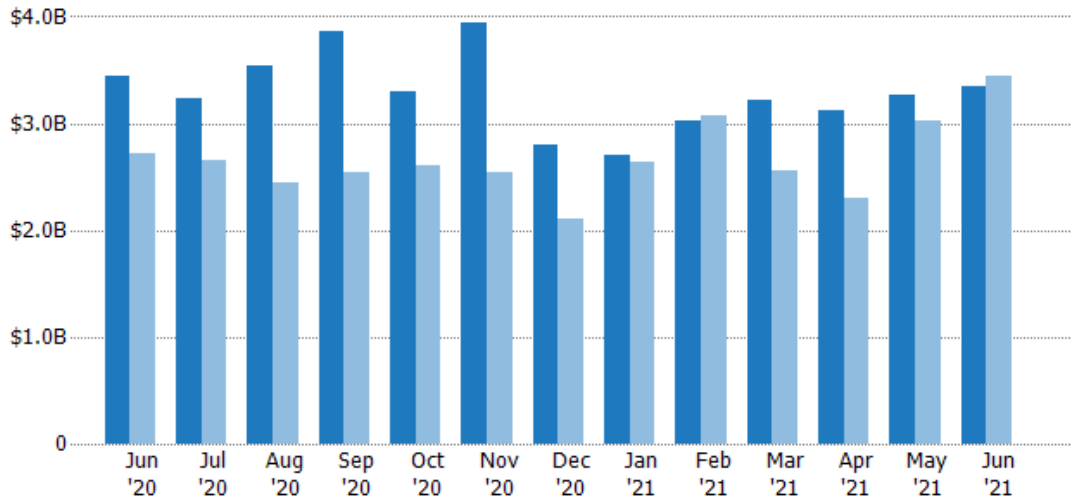
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Current Year	7.88K	7.33K	7.83K	8.29K	7.14K	8.2K	5.59K	5.36K	5.85K	5.85K	5.68K	5.8K	5.91K
Prior Year	7.08K	7.04K	6.45K	6.57K	6.57K	6.21K	5.02K	6.2K	7.19K	6.06K	5.8K	7.44K	7.88K
Percent Change from Prior Year	11%	4%	21%	26%	9%	32%	12%	-13%	-19%	-4%	-2%	-22%	-25%

## 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

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Month/Year	Volume	% Chg.
Jun '21	\$3.35B	-2.8%
Jun '20	\$3.45B	26.8%
Jun '19	\$2.72B	-12.6%

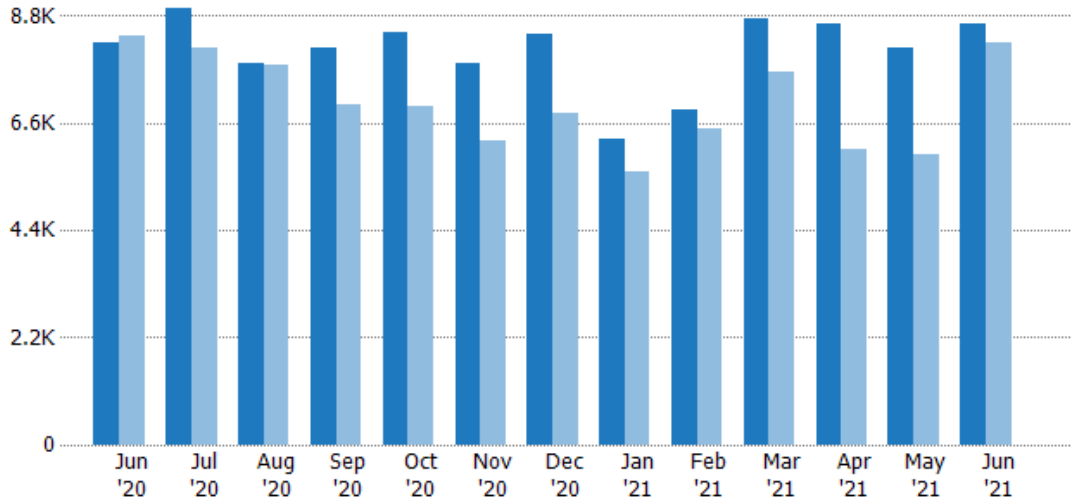
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Current Year	\$3.45B	\$3.23B	\$3.53B	\$3.86B	\$3.3B	\$3.94B	\$2.79B	\$2.7B	\$3.03B	\$3.21B	\$3.13B	\$3.26B	\$3.35B
Prior Year	\$2.72B	\$2.65B	\$2.44B	\$2.53B	\$2.61B	\$2.54B	\$2.1B	\$2.63B	\$3.08B	\$2.55B	\$2.3B	\$3.02B	\$3.45B
Percent Change from Prior Year	27%	22%	45%	52%	26%	55%	33%	2%	-2%	26%	36%	8%	-3%

## Closed Sales

The total number of residential properties sold each month.

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Month/Year	Count	% Chg.
Jun '21	8.63K	4.6%
Jun '20	8.25K	-1.7%
Jun '19	8.4K	-4.7%

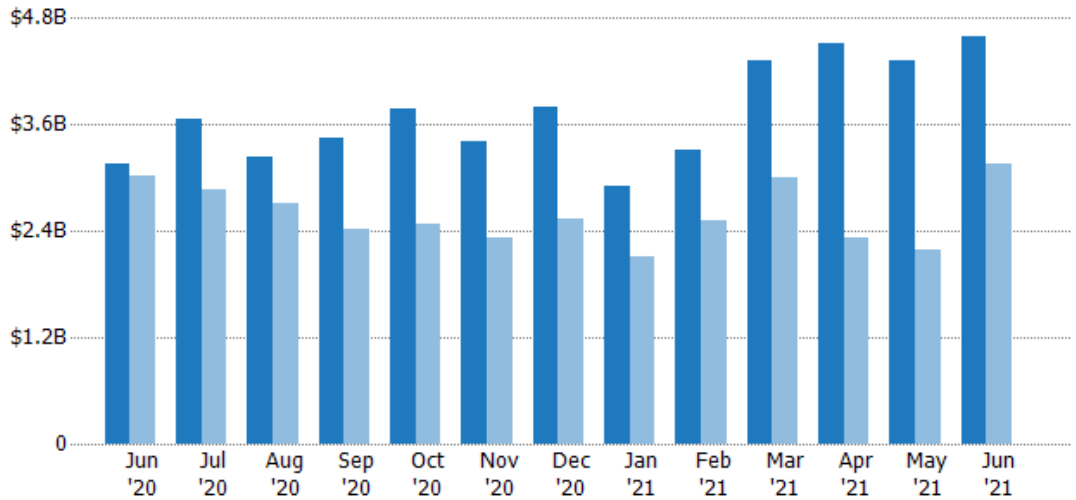
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Current Year	8.25K	8.97K	7.83K	8.13K	8.48K	7.83K	8.43K	6.29K	6.88K	8.73K	8.65K	8.16K	8.63K
Prior Year	8.4K	8.15K	7.78K	6.99K	6.94K	6.24K	6.81K	5.61K	6.49K	7.66K	6.05K	5.95K	8.25K
Percent Change from Prior Year	-2%	10%	1%	16%	22%	25%	24%	12%	6%	14%	43%	37%	5%

## Closed Sales Volume

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Month/Year	Volume	% Chg.
Jun '21	\$4.59B	45%
Jun '20	\$3.16B	4.8%
Jun '19	\$3.02B	-8.7%

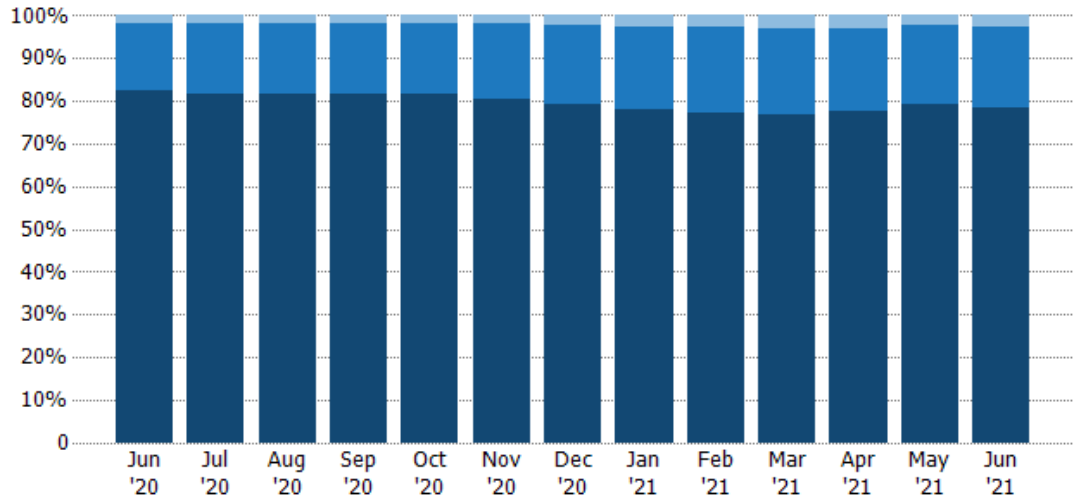
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Current Year	\$3.16B	\$3.66B	\$3.24B	\$3.46B	\$3.77B	\$3.4B	\$3.8B	\$2.91B	\$3.32B	\$4.32B	\$4.52B	\$4.33B	\$4.59B
Prior Year	\$3.02B	\$2.87B	\$2.72B	\$2.42B	\$2.48B	\$2.32B	\$2.55B	\$2.12B	\$2.52B	\$3B	\$2.32B	\$2.18B	\$3.16B
Percent Change from Prior Year	5%	27%	19%	43%	52%	47%	49%	37%	32%	44%	94%	98%	45%

## Closed Sales by Property Type

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



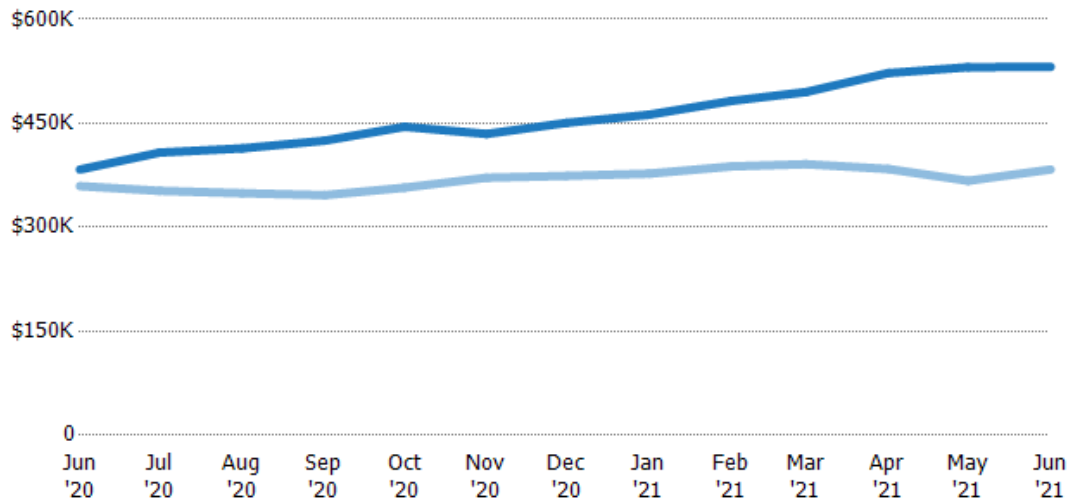
Property Type	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Mobile/Manufactured	2%	2%	2%	2%	2%	2%	2%	3%	2%	3%	3%	2%	3%
Condo/Townhouse	16%	16%	17%	17%	17%	17%	18%	19%	20%	20%	19%	18%	19%
Single Family Residence	82%	82%	81%	82%	81%	81%	79%	78%	77%	77%	78%	79%	78%

## Average Sales Price

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Month/Year	Price	% Chg.
Jun '21	\$531K	38.6%
Jun '20	\$383K	6.6%
Jun '19	\$359K	-4.2%

Property Type	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Current Year	\$383K	\$408K	\$414K	\$425K	\$445K	\$435K	\$451K	\$462K	\$482K	\$495K	\$522K	\$531K	\$531K
Prior Year	\$359K	\$353K	\$349K	\$346K	\$357K	\$372K	\$374K	\$377K	\$388K	\$391K	\$384K	\$367K	\$383K
Percent Change from Prior Year	7%	16%	19%	23%	25%	17%	20%	23%	24%	27%	36%	45%	39%

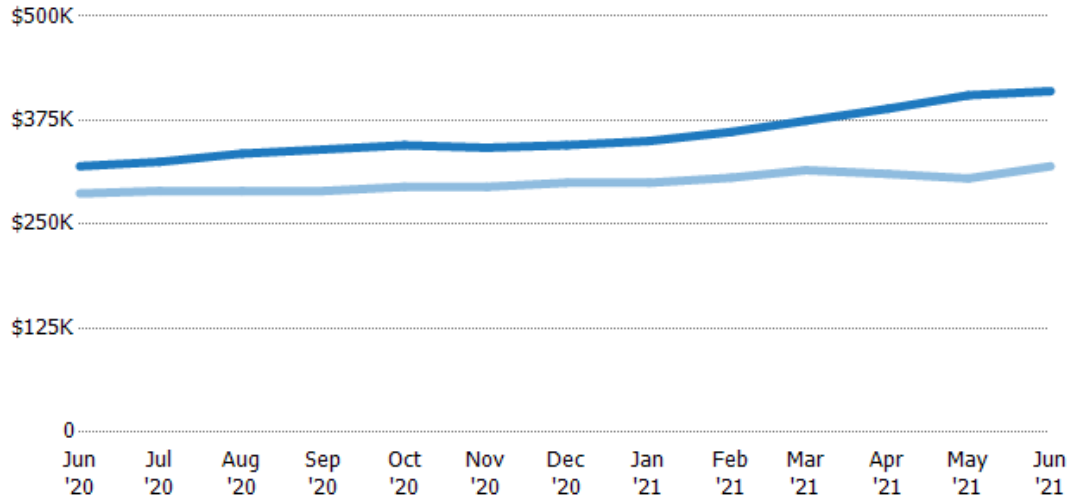
## Median Sales Price

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Jun '21	\$410K	28.2%
Jun '20	\$320K	11.4%
Jun '19	\$287K	-3.5%



Current Year	\$320K	\$325K	\$335K	\$340K	\$345K	\$342K	\$345K	\$350K	\$361K	\$374K	\$389K	\$405K	\$410K
Prior Year	\$287K	\$290K	\$290K	\$290K	\$295K	\$295K	\$300K	\$300K	\$306K	\$315K	\$311K	\$305K	\$320K
Percent Change from Prior Year	11%	12%	16%	17%	17%	16%	15%	17%	18%	19%	25%	33%	28%

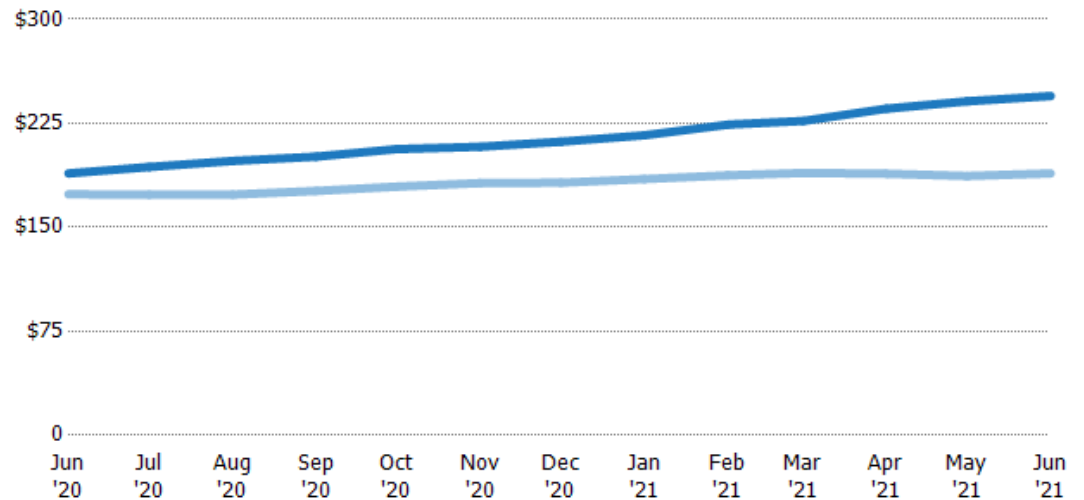
## Average Sales Price per Sq Ft

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Jun '21	\$245	29.6%
Jun '20	\$189	8.6%
Jun '19	\$174	-4.3%



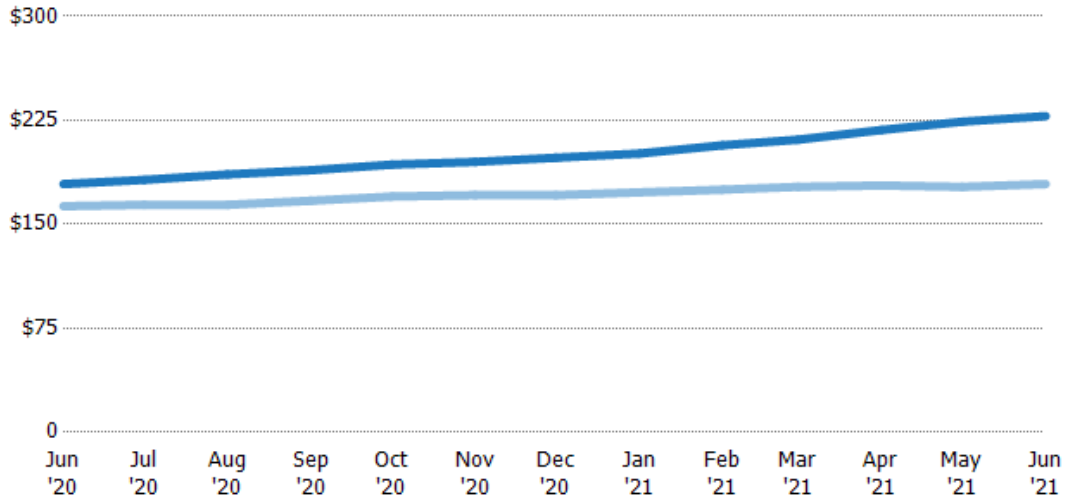
Current Year	\$189	\$194	\$198	\$201	\$206	\$208	\$212	\$216	\$224	\$227	\$236	\$241	\$245
Prior Year	\$174	\$173	\$174	\$176	\$179	\$182	\$182	\$185	\$187	\$189	\$189	\$187	\$189
Percent Change from Prior Year	9%	12%	14%	14%	15%	14%	16%	17%	19%	20%	25%	29%	30%

## Median Sales Price per Sq Ft

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



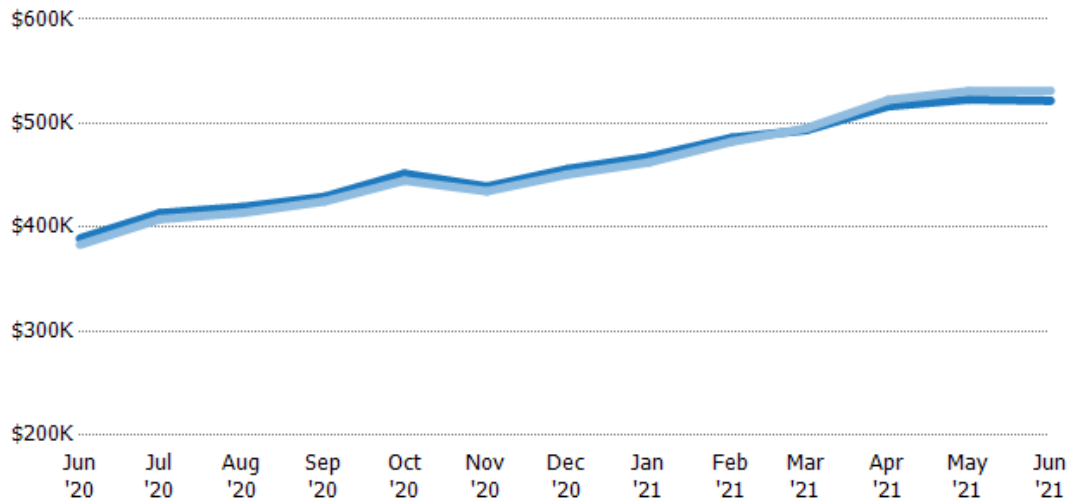
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Current Year	\$179	\$182	\$186	\$189	\$193	\$195	\$198	\$201	\$207	\$211	\$218	\$224	\$228
Prior Year	\$163	\$164	\$164	\$167	\$170	\$171	\$171	\$173	\$175	\$177	\$178	\$177	\$179
Percent Change from Prior Year	10%	11%	13%	13%	14%	14%	16%	16%	18%	19%	22%	27%	27%

## 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

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



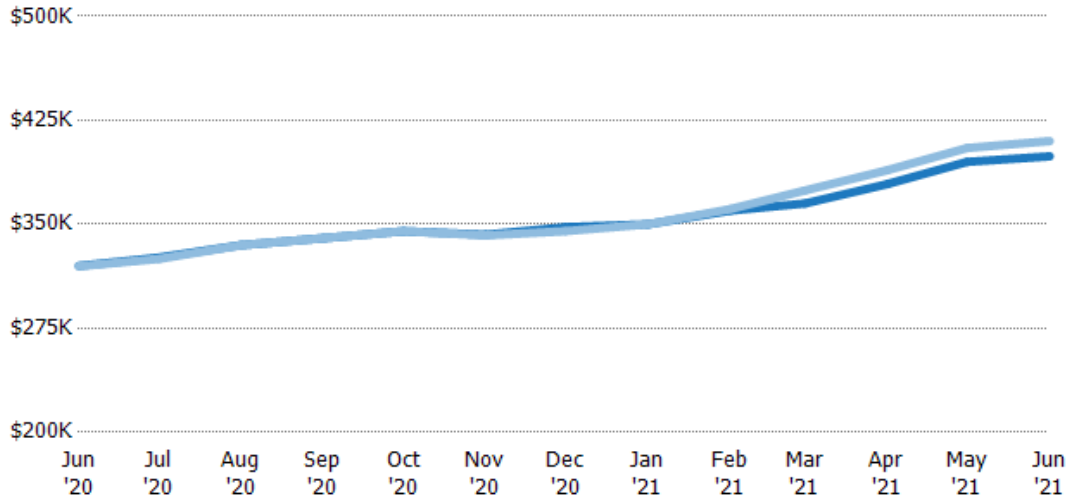
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Avg List Price	\$389K	\$414K	\$420K	\$429K	\$452K	\$439K	\$456K	\$468K	\$486K	\$493K	\$516K	\$523K	\$522K
Avg Sales Price	\$383K	\$408K	\$414K	\$425K	\$445K	\$435K	\$451K	\$462K	\$482K	\$495K	\$522K	\$531K	\$531K
Avg Sales Price as a % of Avg List Price	98%	99%	99%	99%	99%	99%	99%	99%	99%	100%	101%	102%	102%

## 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

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



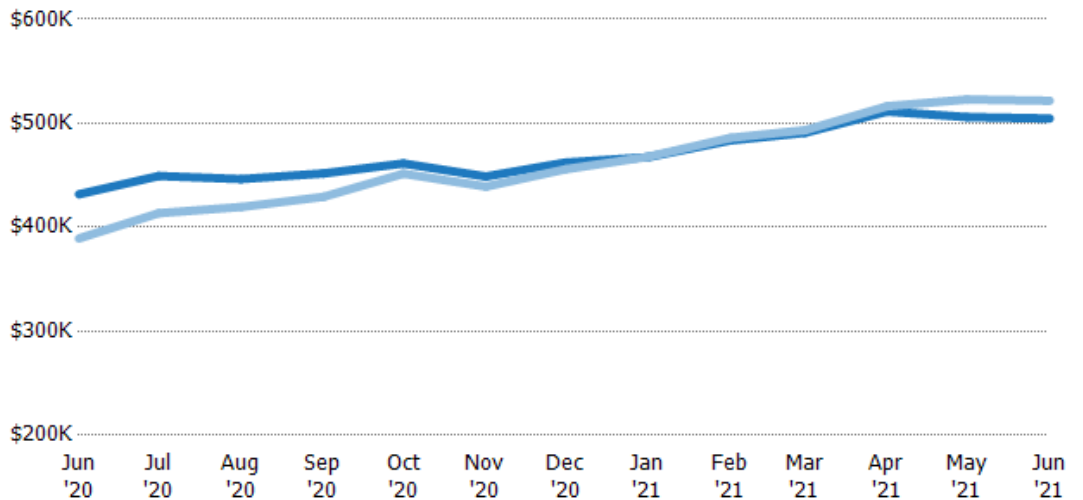
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Median List Price	\$320K	\$326K	\$335K	\$340K	\$345K	\$343K	\$348K	\$350K	\$360K	\$365K	\$379K	\$395K	\$399K
Median Sales Price	\$320K	\$325K	\$335K	\$340K	\$345K	\$342K	\$345K	\$350K	\$361K	\$374K	\$389K	\$405K	\$410K
Med Sales Price as a % of Med List Price	100%	100%	100%	100%	100%	100%	99%	100%	100%	103%	103%	103%	103%

## 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

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Avg Est Value	\$432K	\$449K	\$446K	\$452K	\$461K	\$449K	\$462K	\$467K	\$483K	\$491K	\$511K	\$506K	\$505K
Avg Sales Price	\$389K	\$414K	\$420K	\$429K	\$452K	\$439K	\$456K	\$468K	\$486K	\$493K	\$516K	\$523K	\$522K
Avg Sales Price as a % of Avg Est Value	90%	92%	94%	95%	98%	98%	99%	100%	101%	101%	101%	103%	103%

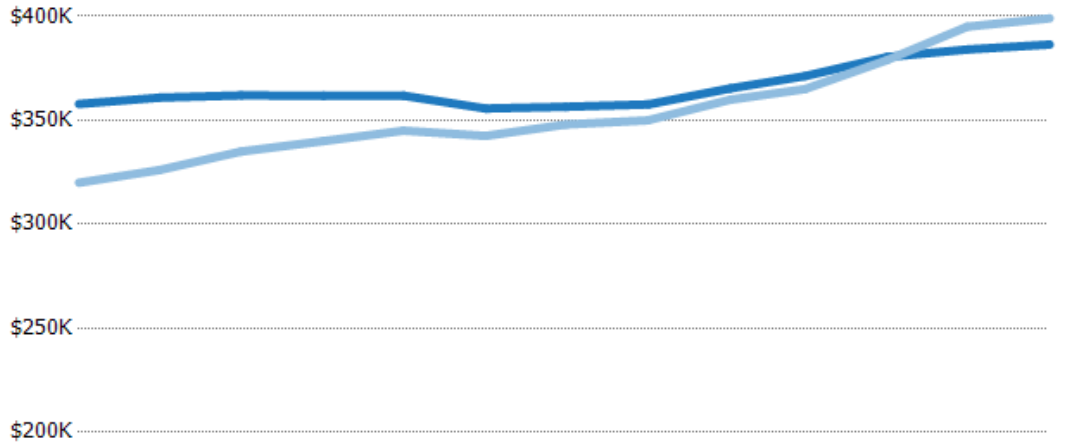


## Median Sales Price vs Median Est Value

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



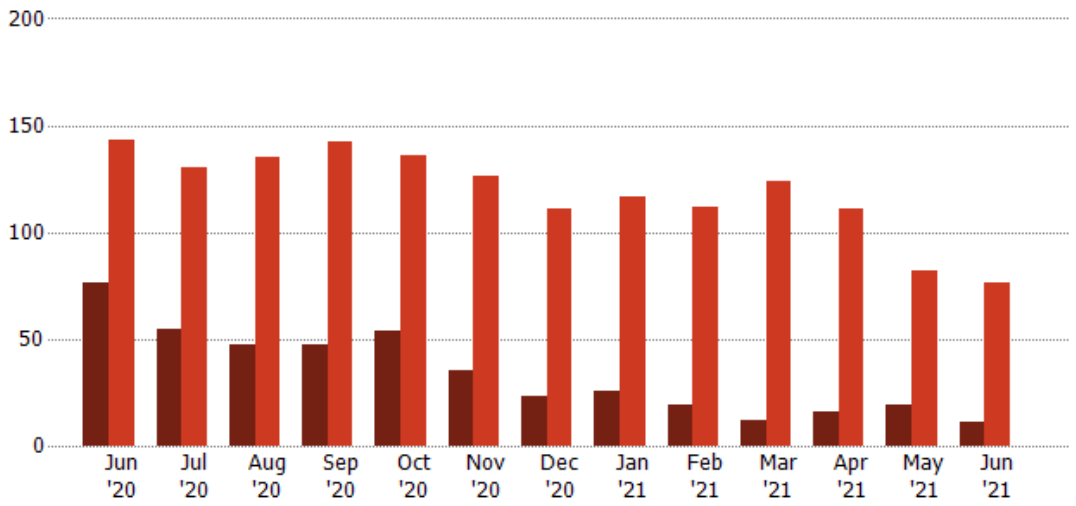
	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Median Est Value	\$358K	\$361K	\$362K	\$362K	\$362K	\$356K	\$356K	\$358K	\$365K	\$371K	\$380K	\$384K	\$386K
Median Sales Price	\$320K	\$326K	\$335K	\$340K	\$345K	\$343K	\$348K	\$350K	\$360K	\$365K	\$379K	\$395K	\$399K
Med Sales Price as a % of Med Est Value	89%	90%	93%	94%	95%	96%	98%	98%	99%	98%	100%	103%	103%

## Distressed Listings

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

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family



Month/Year	Count	% Chg.
Jun '21	11	-85.5%
Jun '20	76	-46.9%
Jun '19	143	-32.9%

	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21
Current Year	76	55	47	47	54	35	23	26	19	12	16	19	11
Prior Year	143	130	135	142	136	126	111	117	112	124	111	82	76
Percent Change from Prior Year	-47%	-58%	-65%	-67%	-60%	-72%	-79%	-78%	-83%	-90%	-86%	-77%	-86%

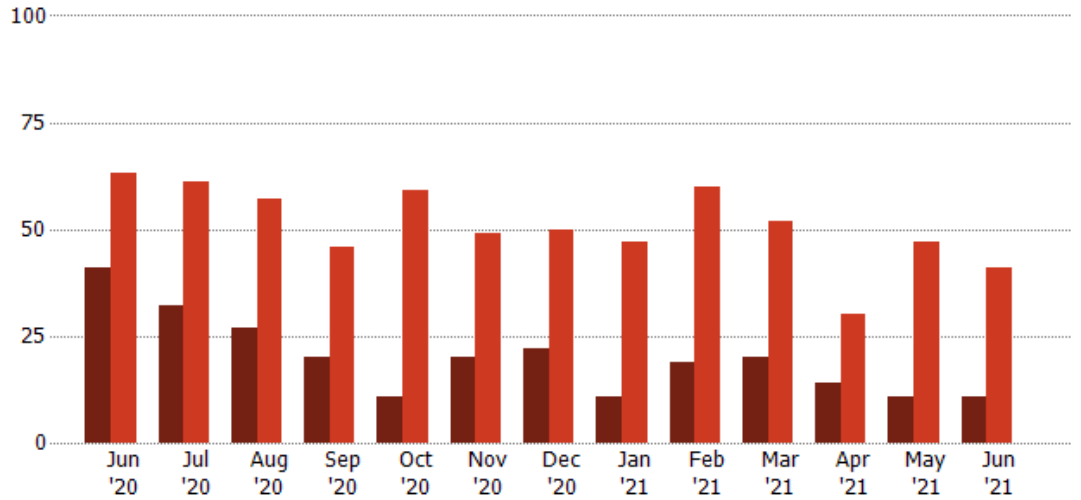
## Distressed Sales

The count of distressed residential properties sold each month.

### Filters Used

State: AZ  
 County: Maricopa County, Arizona  
 Property Type:  
 Condo/Townhouse/Apt.,  
 Mobile/Manufactured, Single Family

Month/Year	Count	% Chg.
Jun '21	11	-73.2%
Jun '20	41	-34.9%
Jun '19	63	49.2%



Current Year	41	32	27	20	11	20	22	11	19	20	14	11	11
Prior Year	63	61	57	46	59	49	50	47	60	52	30	47	41
Percent Change from Prior Year	-35%	-48%	-53%	-57%	-81%	-59%	-56%	-77%	-68%	-62%	-53%	-77%	-73%



## Sales Activity by ZIP

Jun 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
33019			1	\$170,490	\$170,490	\$170,490	\$170	\$170	1
33020			1	\$199,490	\$199,490	\$199,490	\$165	\$165	87
85003	10	\$4,964,299	12	\$5,091,500	\$424,292	\$352,500	\$341	\$340	37
85004	9	\$4,739,127	11	\$5,380,300	\$489,118	\$430,000	\$294	\$296	36
85006	12	\$5,502,800	34	\$13,976,250	\$411,066	\$399,000	\$329	\$304	23
85007	9	\$4,543,000	18	\$8,477,650	\$470,981	\$363,750	\$303	\$300	15
85008	54	\$20,557,644	54	\$19,972,285	\$369,857	\$339,500	\$280	\$277	21
85009	31	\$8,882,265	31	\$7,577,400	\$244,432	\$250,000	\$225	\$205	41
85012	21	\$11,190,600	20	\$8,902,899	\$445,145	\$375,000	\$315	\$324	54
85013	29	\$17,674,699	52	\$21,994,500	\$422,971	\$365,500	\$281	\$265	35
85014	32	\$14,682,098	66	\$31,059,099	\$470,592	\$447,500	\$288	\$287	35
85015	54	\$17,288,550	53	\$16,479,299	\$310,930	\$290,000	\$214	\$205	21
85016	51	\$30,104,247	114	\$76,379,200	\$669,993	\$473,500	\$325	\$317	27
85017	19	\$5,341,900	28	\$7,047,311	\$251,690	\$257,500	\$198	\$205	21
85018	61	\$105,372,608	91	\$94,734,882	\$1,041,043	\$700,000	\$400	\$372	29
85019	32	\$8,295,490	28	\$7,786,000	\$278,071	\$281,500	\$199	\$192	14
85020	45	\$26,135,099	83	\$36,875,300	\$444,281	\$320,000	\$272	\$263	26
85021	41	\$29,970,442	46	\$23,755,000	\$516,413	\$352,500	\$255	\$247	23
85022	66	\$26,212,349	97	\$38,790,110	\$399,898	\$368,500	\$233	\$234	20
85023	30	\$10,998,395	59	\$22,985,266	\$389,581	\$375,000	\$231	\$233	16
85024	42	\$17,397,080	65	\$25,389,345	\$390,605	\$412,000	\$227	\$246	19
85027	47	\$15,354,901	74	\$24,423,764	\$330,051	\$325,000	\$240	\$248	13
85028	23	\$18,805,799	53	\$36,984,217	\$697,815	\$545,000	\$305	\$301	28
85029	37	\$11,641,273	67	\$21,658,100	\$323,255	\$329,000	\$217	\$213	17
85031	27	\$6,893,100	31	\$7,564,350	\$244,011	\$275,000	\$173	\$184	24
85032	62	\$23,085,149	136	\$52,935,778	\$389,234	\$377,500	\$258	\$265	20
85033	46	\$13,117,099	69	\$18,165,100	\$263,262	\$282,500	\$192	\$189	24
85034			3	\$877,500	\$292,500	\$300,000	\$243	\$238	18
85035	30	\$8,776,500	40	\$11,252,307	\$281,308	\$292,500	\$200	\$200	31
85037	50	\$14,750,571	67	\$20,999,189	\$313,421	\$315,000	\$208	\$209	13
85040	33	\$8,900,952	46	\$14,029,200	\$304,983	\$304,250	\$207	\$202	28
85041	63	\$23,961,943	74	\$24,836,390	\$335,627	\$348,500	\$208	\$198	10
85042	40	\$19,688,498	68	\$27,160,800	\$399,424	\$366,000	\$230	\$223	19
85043	47	\$16,021,405	49	\$14,896,416	\$304,008	\$322,000	\$191	\$193	13
85044	35	\$17,567,403	75	\$36,968,010	\$492,907	\$435,000	\$259	\$261	24
85045	14	\$10,794,300	28	\$17,207,410	\$614,550	\$566,000	\$248	\$247	15
85048	44	\$21,812,499	74	\$42,067,266	\$568,477	\$507,500	\$247	\$244	20
85050	42	\$22,609,150	88	\$53,974,908	\$613,351	\$545,000	\$269	\$271	28

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## Sales Activity by ZIP

Jun 2021

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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
85051	40	\$10,883,099	89	\$24,549,250	\$275,834	\$300,000	\$189	\$197	21
85053	28	\$9,401,400	45	\$14,581,400	\$324,031	\$345,000	\$203	\$196	13
85054	19	\$10,852,400	21	\$9,260,000	\$440,952	\$410,000	\$302	\$299	23
85083	26	\$15,219,500	41	\$22,708,840	\$553,874	\$530,000	\$224	\$216	21
85085	47	\$27,202,245	55	\$31,541,700	\$573,485	\$505,000	\$232	\$227	24
85086	69	\$41,120,600	108	\$64,779,475	\$599,810	\$530,000	\$248	\$245	35
85087	16	\$8,542,033	34	\$18,160,254	\$534,125	\$518,000	\$240	\$237	28
85120	8	\$1,787,670	5	\$1,285,500	\$257,100	\$317,000	\$147	\$170	38
85140	1	\$674,990	1	\$724,990	\$724,990	\$724,990	\$241	\$241	16
85142	148	\$100,235,931	136	\$82,623,875	\$607,528	\$550,000	\$233	\$220	23
85201	49	\$15,390,300	54	\$16,298,150	\$301,818	\$261,500	\$228	\$221	15
85202	40	\$11,379,648	63	\$22,721,250	\$360,655	\$380,000	\$227	\$230	21
85203	27	\$11,091,190	43	\$18,420,000	\$428,372	\$437,000	\$221	\$217	22
85204	44	\$14,263,839	60	\$20,355,300	\$339,255	\$347,000	\$234	\$247	12
85205	55	\$20,399,389	81	\$34,527,043	\$426,260	\$380,000	\$229	\$229	25
85206	44	\$15,040,099	70	\$23,895,044	\$341,358	\$340,000	\$206	\$211	23
85207	60	\$39,408,496	95	\$53,057,249	\$558,497	\$500,000	\$232	\$245	16
85208	43	\$12,858,800	85	\$26,071,663	\$306,725	\$325,000	\$205	\$211	21
85209	40	\$15,395,800	107	\$42,276,174	\$395,104	\$398,000	\$216	\$218	15
85210	21	\$5,886,500	56	\$17,841,000	\$318,589	\$309,500	\$228	\$235	26
85212	70	\$35,812,934	88	\$46,806,604	\$531,893	\$510,000	\$232	\$230	13
85213	40	\$18,273,300	57	\$30,977,406	\$543,463	\$460,000	\$221	\$221	25
85215	30	\$19,853,158	50	\$22,149,214	\$442,984	\$385,000	\$231	\$232	29
85224	45	\$19,888,898	71	\$30,297,400	\$426,724	\$410,000	\$273	\$275	21
85225	122	\$45,035,441	99	\$40,357,800	\$407,655	\$390,000	\$243	\$244	13
85226	58	\$25,408,034	71	\$34,389,625	\$484,361	\$450,000	\$262	\$256	19
85233	39	\$19,272,787	68	\$34,104,745	\$501,540	\$465,000	\$251	\$251	20
85234	52	\$27,336,080	102	\$56,188,536	\$550,868	\$479,000	\$250	\$250	14
85248	79	\$43,530,721	121	\$60,348,945	\$498,752	\$445,000	\$239	\$238	19
85249	66	\$43,112,435	92	\$58,513,487	\$636,016	\$585,000	\$251	\$255	19
85250	48	\$30,301,149	65	\$45,457,700	\$699,349	\$579,000	\$347	\$326	30
85251	89	\$87,770,839	146	\$82,207,646	\$563,066	\$502,500	\$354	\$324	29
85253	57	\$179,634,325	76	\$227,737,650	\$2,996,548	\$2,793,625	\$563	\$529	40
85254	80	\$61,489,453	125	\$93,029,289	\$744,234	\$700,000	\$348	\$329	23
85255	93	\$141,083,584	187	\$264,233,830	\$1,413,015	\$965,000	\$394	\$354	29
85257	33	\$15,374,756	73	\$34,873,259	\$477,716	\$520,000	\$302	\$298	18
85258	45	\$52,744,685	100	\$69,746,699	\$697,467	\$663,750	\$351	\$333	23

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## Sales Activity by ZIP

Jun 2021

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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
85259	49	\$47,459,022	68	\$65,988,291	\$970,416	\$890,000	\$331	\$329	25
85260	67	\$49,530,968	90	\$73,641,323	\$818,237	\$582,500	\$345	\$332	25
85262	91	\$180,749,838	73	\$124,297,140	\$1,702,701	\$1,500,000	\$393	\$379	38
85263	19	\$12,705,059	28	\$23,057,300	\$823,475	\$830,000	\$312	\$281	30
85264			1	\$667,000	\$667,000	\$667,000	\$266	\$266	143
85266	34	\$49,060,000	40	\$49,709,693	\$1,242,742	\$1,087,500	\$379	\$369	31
85268	60	\$41,965,512	86	\$59,223,202	\$688,642	\$605,000	\$288	\$275	28
85281	58	\$20,306,582	78	\$29,289,636	\$375,508	\$375,000	\$272	\$270	22
85282	39	\$15,544,099	73	\$28,354,200	\$388,414	\$386,000	\$264	\$264	21
85283	21	\$9,190,090	58	\$24,178,850	\$416,877	\$416,250	\$258	\$258	22
85284	23	\$17,296,437	36	\$26,244,988	\$729,027	\$663,500	\$272	\$265	27
85286	53	\$31,259,791	78	\$46,568,066	\$597,026	\$560,000	\$254	\$251	18
85295	63	\$30,770,060	82	\$42,909,212	\$523,283	\$480,000	\$249	\$254	22
85296	60	\$32,431,331	94	\$54,613,333	\$580,993	\$465,000	\$253	\$253	13
85297	60	\$38,252,327	86	\$56,459,868	\$656,510	\$577,500	\$242	\$240	22
85298	51	\$39,767,699	65	\$44,160,700	\$679,395	\$610,000	\$253	\$247	21
85301	43	\$10,124,400	56	\$13,133,000	\$234,518	\$227,500	\$177	\$175	20
85302	29	\$9,509,999	57	\$18,967,616	\$332,765	\$345,000	\$212	\$208	13
85303	31	\$10,458,000	38	\$13,775,000	\$362,500	\$349,000	\$211	\$212	21
85304	26	\$10,292,800	52	\$19,968,600	\$384,012	\$365,500	\$209	\$215	22
85305	34	\$13,764,367	28	\$11,610,300	\$414,654	\$395,000	\$205	\$203	20
85306	29	\$10,433,650	42	\$15,392,100	\$366,479	\$333,000	\$226	\$216	24
85307	9	\$3,833,300	14	\$5,389,400	\$384,957	\$365,000	\$210	\$208	42
85308	72	\$32,282,980	120	\$51,562,101	\$429,684	\$405,000	\$226	\$225	27
85310	30	\$18,153,300	47	\$26,122,934	\$555,807	\$446,000	\$242	\$235	25
85320			2	\$345,000	\$172,500	\$172,500	\$180	\$180	83
85322	1	\$280,000	3	\$833,000	\$277,667	\$195,000	\$183	\$167	96
85323	39	\$13,477,999	64	\$21,484,300	\$335,692	\$337,500	\$201	\$202	18
85326	104	\$36,740,559	158	\$58,707,203	\$371,565	\$355,800	\$196	\$197	18
85331	76	\$64,668,216	99	\$82,546,674	\$833,805	\$755,000	\$305	\$285	34
85335	41	\$13,191,639	58	\$19,245,190	\$331,814	\$340,000	\$207	\$211	20
85338	165	\$70,334,377	151	\$67,866,292	\$449,446	\$420,000	\$212	\$206	18
85339	60	\$25,631,770	65	\$26,610,224	\$409,388	\$400,000	\$187	\$187	27
85340	73	\$39,425,834	85	\$42,858,505	\$504,218	\$445,000	\$221	\$222	25
85342	4	\$1,010,500	12	\$2,976,330	\$248,028	\$194,740	\$180	\$174	26
85345	69	\$22,228,097	96	\$30,312,227	\$315,752	\$330,000	\$206	\$212	24
85351	104	\$26,548,898	179	\$46,854,636	\$261,758	\$250,000	\$181	\$177	24

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## Sales Activity by ZIP

Jun 2021

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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
85353	33	\$12,329,631	53	\$19,441,827	\$366,827	\$370,000	\$185	\$181	20
85354	33	\$10,119,737	27	\$7,788,300	\$288,456	\$280,000	\$162	\$155	39
85355	16	\$8,284,400	33	\$16,337,247	\$495,068	\$430,000	\$212	\$198	25
85361	20	\$7,637,588	23	\$10,098,800	\$439,078	\$425,000	\$224	\$199	36
85363	7	\$2,264,900	16	\$4,322,887	\$270,180	\$270,000	\$216	\$224	24
85373	37	\$11,729,700	61	\$20,347,701	\$333,569	\$337,500	\$189	\$187	30
85374	80	\$30,347,998	127	\$45,911,381	\$361,507	\$350,000	\$223	\$224	23
85375	67	\$25,986,974	123	\$43,561,152	\$354,156	\$337,500	\$199	\$204	25
85377	13	\$12,166,194	11	\$12,110,650	\$1,100,968	\$880,000	\$342	\$340	35
85378	17	\$5,589,295	17	\$4,841,500	\$284,794	\$333,000	\$205	\$217	21
85379	83	\$35,523,664	95	\$38,386,090	\$404,064	\$385,000	\$201	\$199	16
85381	22	\$9,523,249	36	\$15,429,890	\$428,608	\$403,500	\$226	\$220	21
85382	85	\$33,409,602	94	\$37,504,700	\$398,986	\$392,500	\$227	\$230	15
85383	114	\$77,199,850	177	\$111,441,012	\$629,610	\$570,000	\$235	\$230	23
85387	45	\$19,187,544	48	\$22,903,414	\$477,154	\$418,000	\$203	\$209	27
85388	54	\$25,087,245	77	\$33,332,057	\$432,884	\$410,000	\$192	\$188	26
85390	28	\$9,877,134	28	\$13,248,040	\$473,144	\$434,500	\$254	\$225	48
85392	40	\$15,057,300	53	\$19,346,686	\$365,032	\$360,000	\$208	\$201	14
85395	62	\$28,873,879	99	\$49,577,550	\$500,783	\$490,000	\$218	\$220	20
85396	100	\$44,797,393	128	\$58,422,313	\$456,424	\$407,389	\$206	\$211	22