

Local Market Update – November 2025

A Research Tool Provided by Phoenix REALTORS®



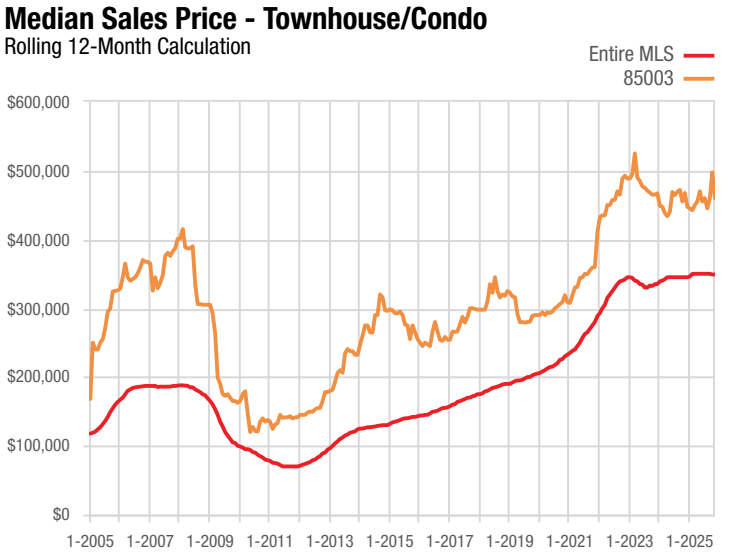
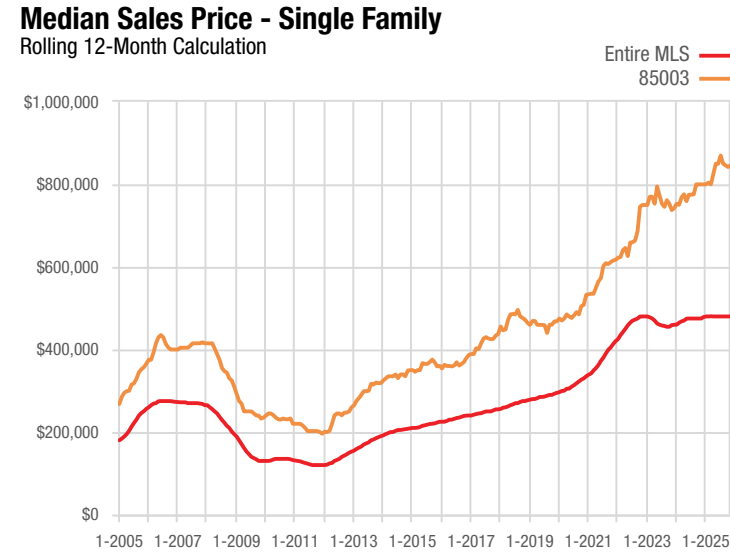
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Phoenix

Single Family	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	6	9	+ 50.0%	73	84	+ 15.1%
Pending Sales	6	6	0.0%	52	53	+ 1.9%
Closed Sales	4	5	+ 25.0%	50	49	- 2.0%
Days on Market Until Sale	21	78	+ 271.4%	62	51	- 17.7%
Median Sales Price*	\$707,500	\$790,000	+ 11.7%	\$800,000	\$842,000	+ 5.3%
Average Sales Price*	\$708,750	\$915,000	+ 29.1%	\$822,424	\$923,500	+ 12.3%
Percent of List Price Received*	97.0%	99.0%	+ 2.1%	97.7%	97.3%	- 0.4%
Inventory of Homes for Sale	10	13	+ 30.0%	—	—	—
Months Supply of Inventory	2.2	2.6	+ 18.2%	—	—	—

Townhouse/Condo	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	8	5	- 37.5%	72	93	+ 29.2%
Pending Sales	2	5	+ 150.0%	41	43	+ 4.9%
Closed Sales	2	2	0.0%	45	41	- 8.9%
Days on Market Until Sale	63	109	+ 73.0%	89	105	+ 18.0%
Median Sales Price*	\$807,500	\$365,000	- 54.8%	\$450,000	\$460,000	+ 2.2%
Average Sales Price*	\$807,500	\$365,000	- 54.8%	\$566,998	\$582,693	+ 2.8%
Percent of List Price Received*	97.4%	94.2%	- 3.3%	97.2%	96.8%	- 0.4%
Inventory of Homes for Sale	23	32	+ 39.1%	—	—	—
Months Supply of Inventory	6.1	8.5	+ 39.3%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.