

Local Market Update – October 2024

A Research Tool Provided by Phoenix REALTORS®



Fountain Hills

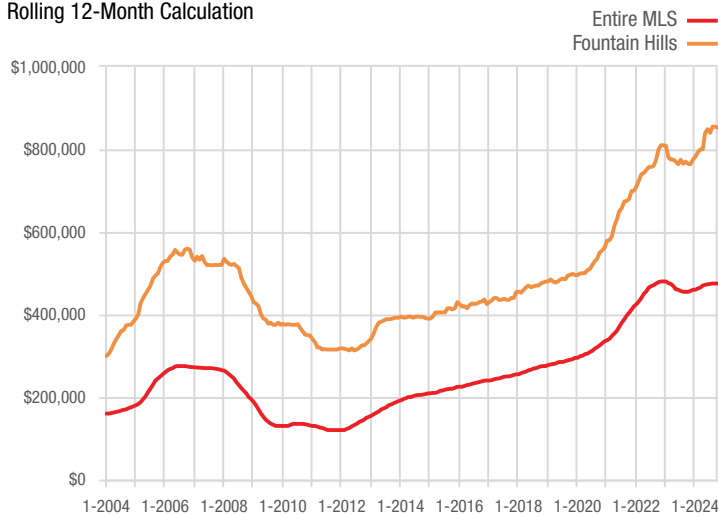
| Single Family | October | | | Year to Date | | |
|---------------------------------|-------------|------------------|----------|--------------|--------------------|----------|
| | 2023 | 2024 | % Change | Thru 10-2023 | Thru 10-2024 | % Change |
| Key Metrics | | | | | | |
| New Listings | 52 | 52 | 0.0% | 418 | 481 | + 15.1% |
| Pending Sales | 34 | 10 | - 70.6% | 307 | 316 | + 2.9% |
| Closed Sales | 24 | 25 | + 4.2% | 306 | 330 | + 7.8% |
| Days on Market Until Sale | 87 | 59 | - 32.2% | 78 | 71 | - 9.0% |
| Median Sales Price* | \$900,000 | \$840,000 | - 6.7% | \$770,150 | \$853,750 | + 10.9% |
| Average Sales Price* | \$1,104,913 | \$872,318 | - 21.1% | \$1,047,366 | \$1,072,232 | + 2.4% |
| Percent of List Price Received* | 97.4% | 97.3% | - 0.1% | 97.3% | 97.2% | - 0.1% |
| Inventory of Homes for Sale | 115 | 143 | + 24.3% | — | — | — |
| Months Supply of Inventory | 3.8 | 4.7 | + 23.7% | — | — | — |

| Townhouse/Condo | October | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
| | 2023 | 2024 | % Change | Thru 10-2023 | Thru 10-2024 | % Change |
| Key Metrics | | | | | | |
| New Listings | 22 | 33 | + 50.0% | 244 | 274 | + 12.3% |
| Pending Sales | 14 | 9 | - 35.7% | 202 | 173 | - 14.4% |
| Closed Sales | 16 | 14 | - 12.5% | 199 | 180 | - 9.5% |
| Days on Market Until Sale | 88 | 60 | - 31.8% | 64 | 68 | + 6.3% |
| Median Sales Price* | \$540,000 | \$350,000 | - 35.2% | \$390,000 | \$422,500 | + 8.3% |
| Average Sales Price* | \$722,459 | \$446,929 | - 38.1% | \$495,773 | \$530,381 | + 7.0% |
| Percent of List Price Received* | 97.9% | 96.4% | - 1.5% | 97.7% | 97.9% | + 0.2% |
| Inventory of Homes for Sale | 42 | 83 | + 97.6% | — | — | — |
| Months Supply of Inventory | 2.2 | 4.9 | + 122.7% | — | — | — |

* 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.

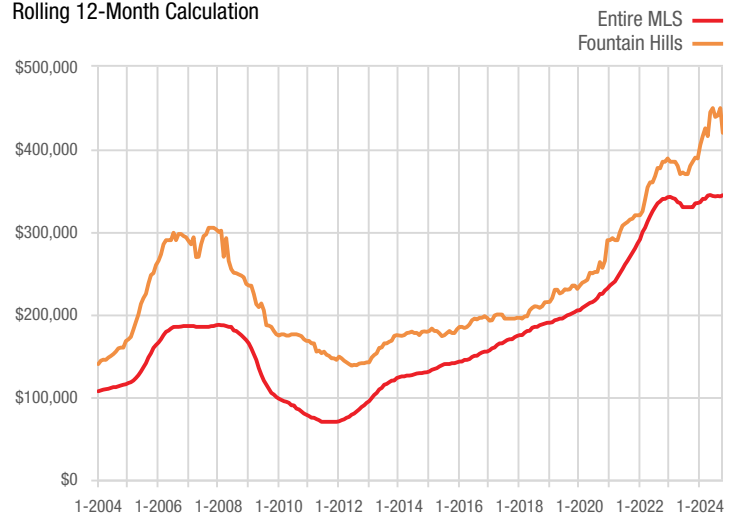
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



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.