

Local Market Update – November 2024

A Research Tool Provided by Phoenix REALTORS®



Mesa

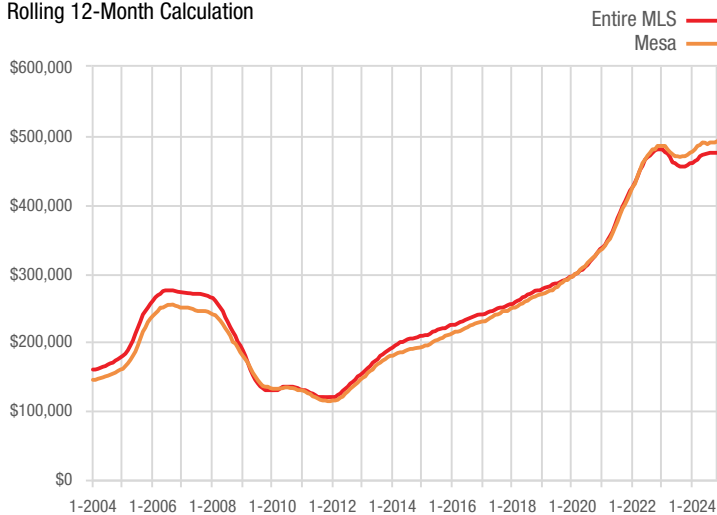
Single Family	November			Year to Date		
	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
Key Metrics						
New Listings	432	422	- 2.3%	4,971	5,766	+ 16.0%
Pending Sales	270	199	- 26.3%	4,349	4,220	- 3.0%
Closed Sales	289	317	+ 9.7%	4,420	4,279	- 3.2%
Days on Market Until Sale	46	56	+ 21.7%	60	53	- 11.7%
Median Sales Price*	\$480,000	\$502,490	+ 4.7%	\$475,000	\$494,900	+ 4.2%
Average Sales Price*	\$542,200	\$575,915	+ 6.2%	\$532,121	\$561,061	+ 5.4%
Percent of List Price Received*	98.4%	98.5%	+ 0.1%	98.6%	98.7%	+ 0.1%
Inventory of Homes for Sale	867	1,198	+ 38.2%	—	—	—
Months Supply of Inventory	2.2	3.2	+ 45.5%	—	—	—

Townhouse/Condo	November			Year to Date		
	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
Key Metrics						
New Listings	96	108	+ 12.5%	1,228	1,423	+ 15.9%
Pending Sales	62	43	- 30.6%	1,097	1,039	- 5.3%
Closed Sales	76	86	+ 13.2%	1,108	1,063	- 4.1%
Days on Market Until Sale	36	69	+ 91.7%	51	57	+ 11.8%
Median Sales Price*	\$299,950	\$305,000	+ 1.7%	\$300,000	\$310,000	+ 3.3%
Average Sales Price*	\$315,964	\$299,101	- 5.3%	\$307,080	\$315,623	+ 2.8%
Percent of List Price Received*	97.6%	98.1%	+ 0.5%	98.4%	98.3%	- 0.1%
Inventory of Homes for Sale	176	299	+ 69.9%	—	—	—
Months Supply of Inventory	1.8	3.2	+ 77.8%	—	—	—

* 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.

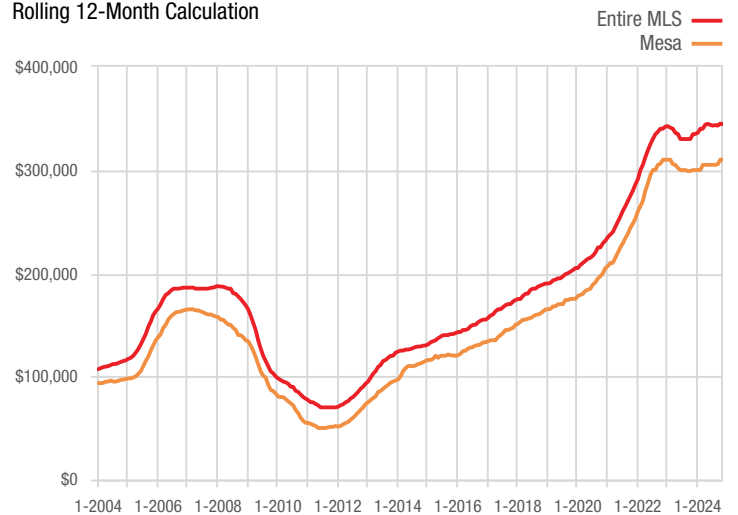
Median Sales Price - Single Family

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.