

Local Market Update – June 2025

A Research Tool Provided by Phoenix REALTORS®



Peoria

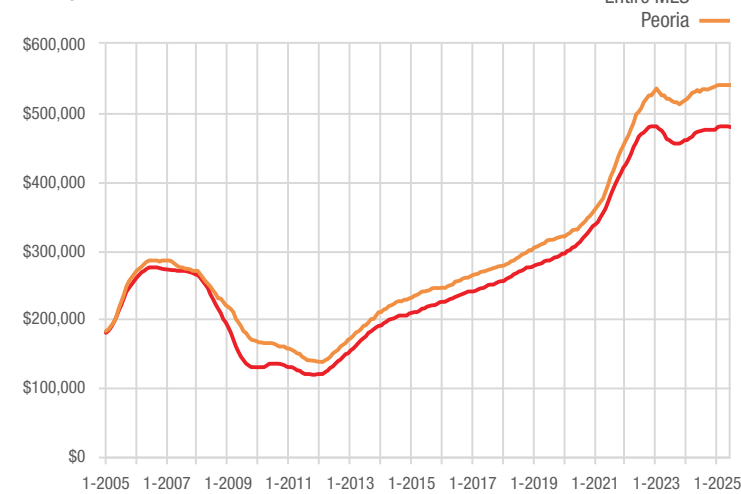
Single Family	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	254	237	- 6.7%	1,736	2,038	+ 17.4%
Pending Sales	196	140	- 28.6%	1,287	1,278	- 0.7%
Closed Sales	195	225	+ 15.4%	1,198	1,271	+ 6.1%
Days on Market Until Sale	56	65	+ 16.1%	58	68	+ 17.2%
Median Sales Price*	\$530,000	\$538,000	+ 1.5%	\$535,000	\$539,000	+ 0.7%
Average Sales Price*	\$596,109	\$601,817	+ 1.0%	\$609,168	\$609,040	- 0.0%
Percent of List Price Received*	98.8%	98.4%	- 0.4%	98.4%	98.5%	+ 0.1%
Inventory of Homes for Sale	564	889	+ 57.6%	—	—	—
Months Supply of Inventory	3.1	4.5	+ 45.2%	—	—	—

Townhouse/Condo	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	16	19	+ 18.8%	149	151	+ 1.3%
Pending Sales	18	10	- 44.4%	129	83	- 35.7%
Closed Sales	14	10	- 28.6%	124	79	- 36.3%
Days on Market Until Sale	61	90	+ 47.5%	50	62	+ 24.0%
Median Sales Price*	\$353,950	\$320,000	- 9.6%	\$332,500	\$305,000	- 8.3%
Average Sales Price*	\$373,764	\$324,890	- 13.1%	\$342,284	\$325,246	- 5.0%
Percent of List Price Received*	99.2%	97.0%	- 2.2%	98.8%	97.9%	- 0.9%
Inventory of Homes for Sale	34	72	+ 111.8%	—	—	—
Months Supply of Inventory	1.8	5.9	+ 227.8%	—	—	—

* 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.

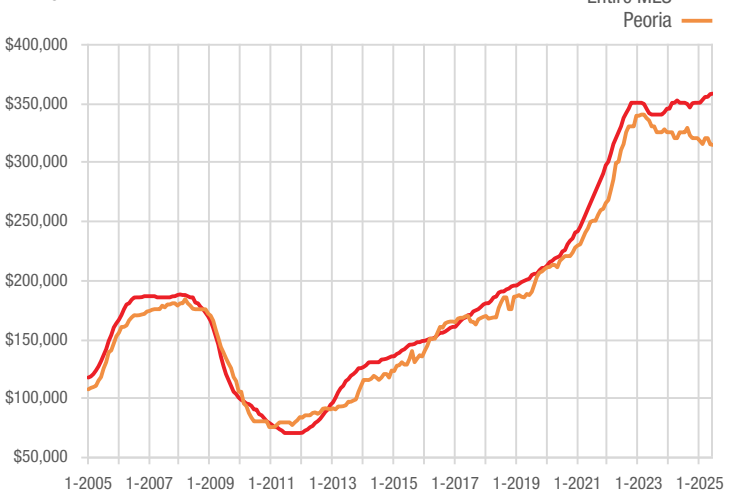
Median Sales Price - Single Family

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.