

# Local Market Update – April 2026

A Research Tool Provided by Phoenix REALTORS®



## Scottsdale

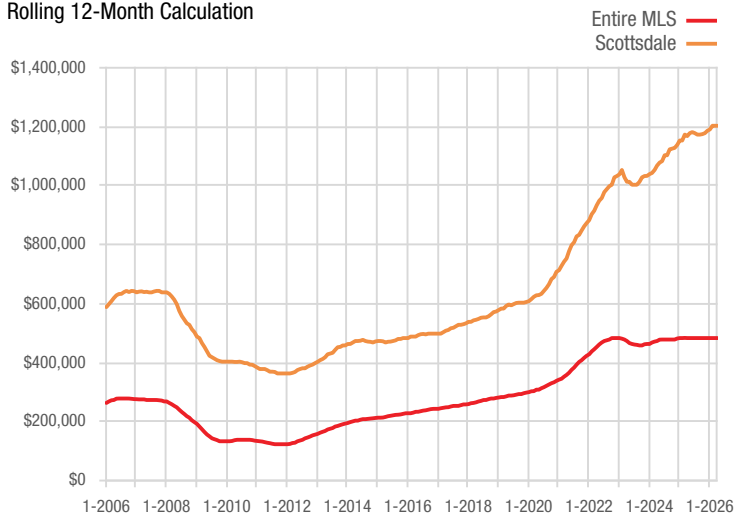
Single Family	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	599	<b>539</b>	- 10.0%	2,595	<b>2,567</b>	- 1.1%
Pending Sales	360	<b>264</b>	- 26.7%	1,560	<b>1,582</b>	+ 1.4%
Closed Sales	392	<b>446</b>	+ 13.8%	1,459	<b>1,587</b>	+ 8.8%
Days on Market Until Sale	72	<b>78</b>	+ 8.3%	76	<b>81</b>	+ 6.6%
Median Sales Price*	\$1,181,500	<b>\$1,240,500</b>	+ 5.0%	\$1,227,500	<b>\$1,275,000</b>	+ 3.9%
Average Sales Price*	\$1,633,811	<b>\$1,689,470</b>	+ 3.4%	\$1,644,431	<b>\$1,751,747</b>	+ 6.5%
Percent of List Price Received*	96.6%	<b>96.7%</b>	+ 0.1%	97.0%	<b>96.8%</b>	- 0.2%
Inventory of Homes for Sale	1,769	<b>1,804</b>	+ 2.0%	—	—	—
Months Supply of Inventory	5.4	<b>5.3</b>	- 1.9%	—	—	—

Townhouse/Condo	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	371	<b>302</b>	- 18.6%	1,609	<b>1,406</b>	- 12.6%
Pending Sales	190	<b>115</b>	- 39.5%	912	<b>743</b>	- 18.5%
Closed Sales	246	<b>208</b>	- 15.4%	906	<b>807</b>	- 10.9%
Days on Market Until Sale	79	<b>87</b>	+ 10.1%	78	<b>88</b>	+ 12.8%
Median Sales Price*	\$515,000	<b>\$500,000</b>	- 2.9%	\$538,750	<b>\$525,000</b>	- 2.6%
Average Sales Price*	\$672,202	<b>\$680,906</b>	+ 1.3%	\$748,076	<b>\$783,342</b>	+ 4.7%
Percent of List Price Received*	97.3%	<b>97.1%</b>	- 0.2%	97.4%	<b>97.0%</b>	- 0.4%
Inventory of Homes for Sale	1,138	<b>1,216</b>	+ 6.9%	—	—	—
Months Supply of Inventory	6.2	<b>7.1</b>	+ 14.5%	—	—	—

\* 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.

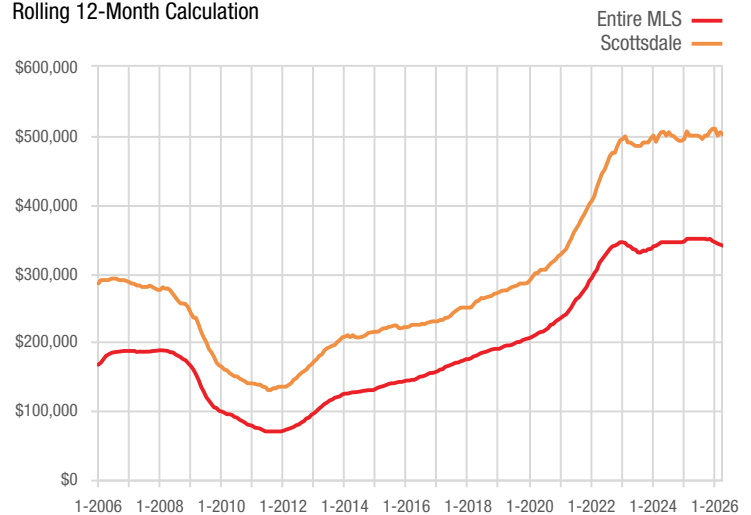
### Median Sales Price - Single Family

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.