

# Local Market Update – March 2026

A Research Tool Provided by Phoenix REALTORS®



## Scottsdale

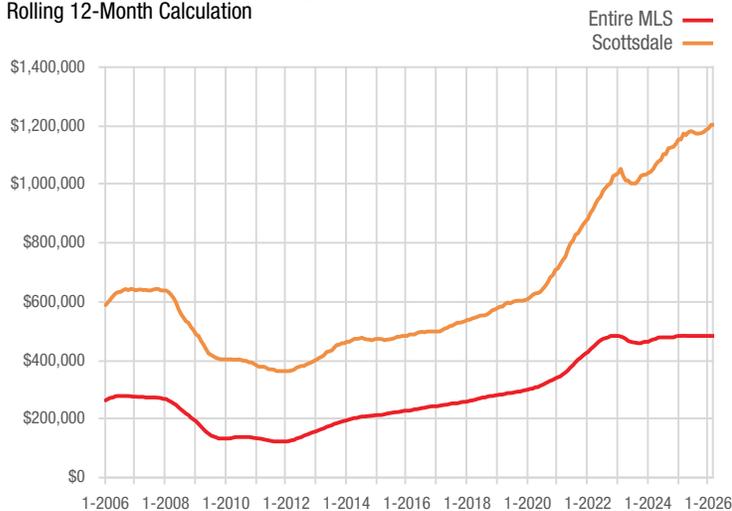
Single Family	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
<b>Key Metrics</b>						
New Listings	650	591	- 9.1%	1,996	1,977	- 1.0%
Pending Sales	396	291	- 26.5%	1,200	1,131	- 5.8%
Closed Sales	407	491	+ 20.6%	1,067	1,141	+ 6.9%
Days on Market Until Sale	79	78	- 1.3%	77	83	+ 7.8%
Median Sales Price*	\$1,285,000	\$1,299,999	+ 1.2%	\$1,250,000	\$1,287,500	+ 3.0%
Average Sales Price*	\$1,725,916	\$1,727,415	+ 0.1%	\$1,648,336	\$1,775,477	+ 7.7%
Percent of List Price Received*	97.1%	96.7%	- 0.4%	97.1%	96.8%	- 0.3%
Inventory of Homes for Sale	1,685	1,843	+ 9.4%	—	—	—
Months Supply of Inventory	5.1	5.5	+ 7.8%	—	—	—

Townhouse/Condo	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
<b>Key Metrics</b>						
New Listings	397	348	- 12.3%	1,238	1,081	- 12.7%
Pending Sales	259	144	- 44.4%	722	544	- 24.7%
Closed Sales	263	230	- 12.5%	660	598	- 9.4%
Days on Market Until Sale	73	83	+ 13.7%	77	89	+ 15.6%
Median Sales Price*	\$495,000	\$535,000	+ 8.1%	\$552,243	\$535,000	- 3.1%
Average Sales Price*	\$626,029	\$698,351	+ 11.6%	\$776,356	\$814,639	+ 4.9%
Percent of List Price Received*	97.0%	97.2%	+ 0.2%	97.4%	97.0%	- 0.4%
Inventory of Homes for Sale	1,091	1,213	+ 11.2%	—	—	—
Months Supply of Inventory	5.8	7.1	+ 22.4%	—	—	—

\* 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.

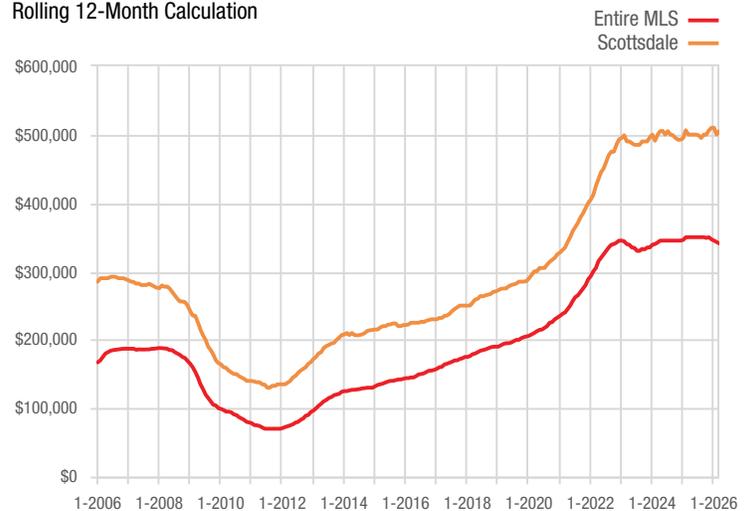
### Median Sales Price - Single Family

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.