

Local Market Update – April 2023

A Research Tool Provided by Phoenix REALTORS®



Scottsdale

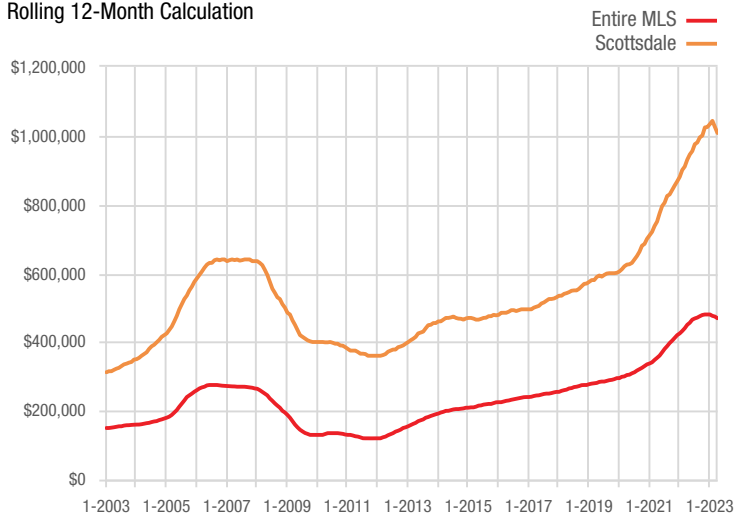
Single Family	April			Year to Date		
	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
Key Metrics						
New Listings	701	424	- 39.5%	2,357	1,987	- 15.7%
Pending Sales	492	251	- 49.0%	1,961	1,295	- 34.0%
Closed Sales	491	320	- 34.8%	1,834	1,227	- 33.1%
Days on Market Until Sale	32	69	+ 115.6%	36	75	+ 108.3%
Median Sales Price*	\$1,100,000	\$1,025,000	- 6.8%	\$1,050,000	\$1,004,003	- 4.4%
Average Sales Price*	\$1,497,938	\$1,398,178	- 6.7%	\$1,408,310	\$1,368,420	- 2.8%
Percent of List Price Received*	104.0%	97.0%	- 6.7%	102.8%	96.7%	- 5.9%
Inventory of Homes for Sale	617	1,240	+ 101.0%	—	—	—
Months Supply of Inventory	1.3	4.2	+ 223.1%	—	—	—

Townhouse/Condo	April			Year to Date		
	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
Key Metrics						
New Listings	413	263	- 36.3%	1,508	1,127	- 25.3%
Pending Sales	327	178	- 45.6%	1,293	820	- 36.6%
Closed Sales	344	203	- 41.0%	1,164	785	- 32.6%
Days on Market Until Sale	24	67	+ 179.2%	29	70	+ 141.4%
Median Sales Price*	\$490,000	\$465,000	- 5.1%	\$495,000	\$489,000	- 1.2%
Average Sales Price*	\$613,743	\$585,853	- 4.5%	\$592,515	\$602,103	+ 1.6%
Percent of List Price Received*	102.7%	98.0%	- 4.6%	102.1%	97.6%	- 4.4%
Inventory of Homes for Sale	336	638	+ 89.9%	—	—	—
Months Supply of Inventory	1.1	3.6	+ 227.3%	—	—	—

* 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.

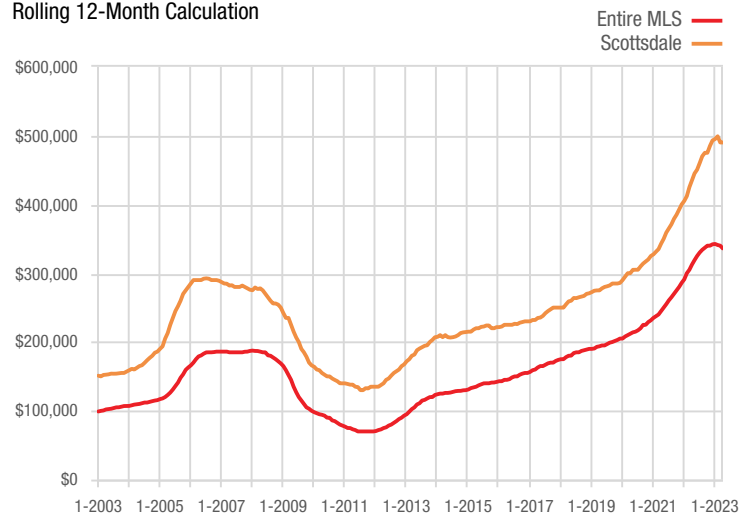
Median Sales Price - Single Family

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.