

Local Market Update – October 2024

A Research Tool Provided by Phoenix REALTORS®



Scottsdale

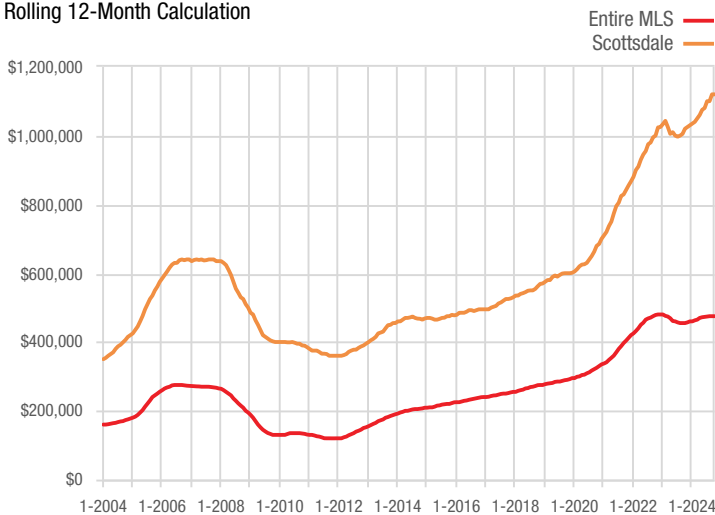
Single Family	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
Key Metrics						
New Listings	566	505	- 10.8%	4,842	5,141	+ 6.2%
Pending Sales	265	180	- 32.1%	3,357	3,196	- 4.8%
Closed Sales	259	314	+ 21.2%	3,313	3,270	- 1.3%
Days on Market Until Sale	62	75	+ 21.0%	70	75	+ 7.1%
Median Sales Price*	\$1,100,000	\$1,125,000	+ 2.3%	\$1,030,000	\$1,135,000	+ 10.2%
Average Sales Price*	\$1,536,695	\$1,459,681	- 5.0%	\$1,403,655	\$1,531,808	+ 9.1%
Percent of List Price Received*	97.0%	96.8%	- 0.2%	97.0%	97.1%	+ 0.1%
Inventory of Homes for Sale	1,276	1,482	+ 16.1%	—	—	—
Months Supply of Inventory	4.0	4.8	+ 20.0%	—	—	—

Townhouse/Condo	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
Key Metrics						
New Listings	285	276	- 3.2%	2,746	2,946	+ 7.3%
Pending Sales	177	124	- 29.9%	2,106	1,853	- 12.0%
Closed Sales	167	162	- 3.0%	2,062	1,855	- 10.0%
Days on Market Until Sale	49	74	+ 51.0%	64	71	+ 10.9%
Median Sales Price*	\$517,000	\$464,000	- 10.3%	\$490,500	\$490,000	- 0.1%
Average Sales Price*	\$693,869	\$563,971	- 18.7%	\$614,276	\$614,037	- 0.0%
Percent of List Price Received*	98.4%	97.5%	- 0.9%	97.8%	97.4%	- 0.4%
Inventory of Homes for Sale	609	860	+ 41.2%	—	—	—
Months Supply of Inventory	3.1	4.8	+ 54.8%	—	—	—

* 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.

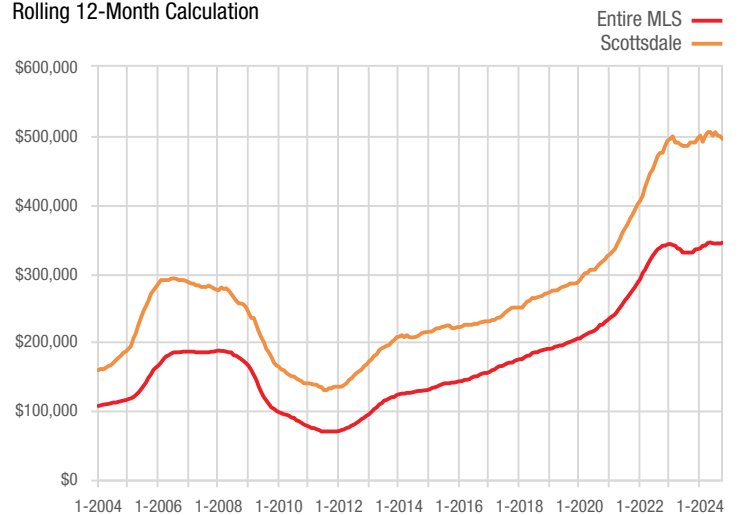
Median Sales Price - Single Family

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.