

Local Market Update – April 2025

A Research Tool Provided by Phoenix REALTORS®



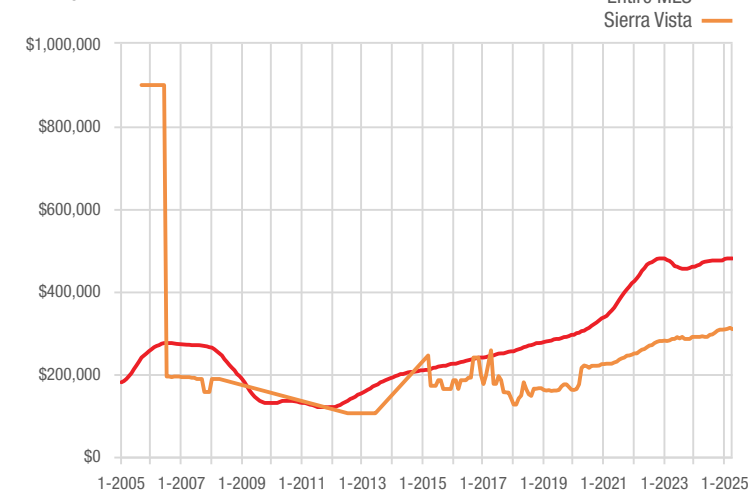
Sierra Vista

Single Family	April			Year to Date		
Key Metrics	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% Change
New Listings	73	78	+ 6.8%	283	280	- 1.1%
Pending Sales	65	22	- 66.2%	248	171	- 31.0%
Closed Sales	63	67	+ 6.3%	220	185	- 15.9%
Days on Market Until Sale	77	83	+ 7.8%	81	82	+ 1.2%
Median Sales Price*	\$315,000	\$290,000	- 7.9%	\$300,000	\$300,000	0.0%
Average Sales Price*	\$327,668	\$321,557	- 1.9%	\$318,788	\$326,229	+ 2.3%
Percent of List Price Received*	99.2%	98.0%	- 1.2%	98.2%	98.4%	+ 0.2%
Inventory of Homes for Sale	142	213	+ 50.0%	—	—	—
Months Supply of Inventory	2.4	4.3	+ 79.2%	—	—	—

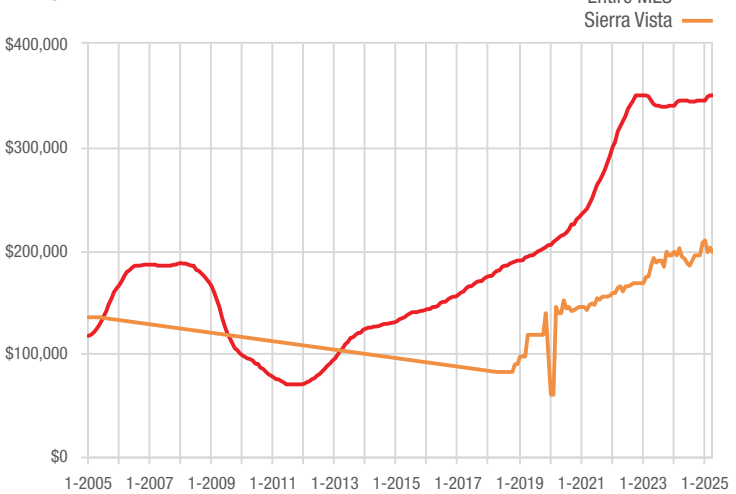
Townhouse/Condo	April			Year to Date		
Key Metrics	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% Change
New Listings	4	1	- 75.0%	15	8	- 46.7%
Pending Sales	2	2	0.0%	9	9	0.0%
Closed Sales	2	5	+ 150.0%	10	10	0.0%
Days on Market Until Sale	95	115	+ 21.1%	81	91	+ 12.3%
Median Sales Price*	\$189,250	\$189,900	+ 0.3%	\$195,000	\$189,950	- 2.6%
Average Sales Price*	\$189,250	\$164,480	- 13.1%	\$224,926	\$196,590	- 12.6%
Percent of List Price Received*	98.8%	96.1%	- 2.7%	97.1%	97.9%	+ 0.8%
Inventory of Homes for Sale	11	6	- 45.5%	—	—	—
Months Supply of Inventory	3.8	2.4	- 36.8%	—	—	—

* 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.