

Local Market Update – April 2026

A Research Tool Provided by Phoenix REALTORS®



Tempe

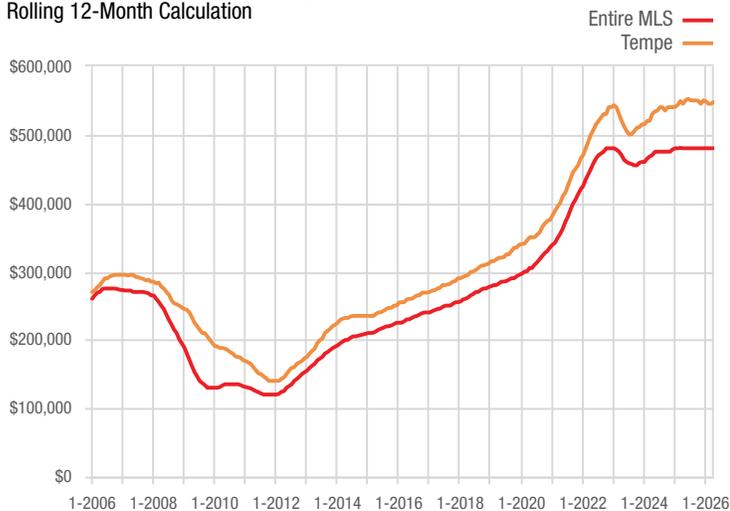
Single Family	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Key Metrics						
New Listings	142	127	- 10.6%	472	472	0.0%
Pending Sales	89	60	- 32.6%	305	307	+ 0.7%
Closed Sales	76	88	+ 15.8%	271	298	+ 10.0%
Days on Market Until Sale	53	52	- 1.9%	54	62	+ 14.8%
Median Sales Price*	\$540,500	\$553,750	+ 2.5%	\$555,000	\$550,000	- 0.9%
Average Sales Price*	\$572,413	\$610,555	+ 6.7%	\$615,981	\$611,093	- 0.8%
Percent of List Price Received*	99.0%	98.1%	- 0.9%	98.2%	97.9%	- 0.3%
Inventory of Homes for Sale	253	255	+ 0.8%	—	—	—
Months Supply of Inventory	3.5	3.5	0.0%	—	—	—

Townhouse/Condo	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Key Metrics						
New Listings	74	52	- 29.7%	277	258	- 6.9%
Pending Sales	37	31	- 16.2%	157	152	- 3.2%
Closed Sales	46	49	+ 6.5%	152	151	- 0.7%
Days on Market Until Sale	56	82	+ 46.4%	64	79	+ 23.4%
Median Sales Price*	\$318,750	\$335,000	+ 5.1%	\$325,000	\$342,500	+ 5.4%
Average Sales Price*	\$340,759	\$345,639	+ 1.4%	\$365,481	\$361,537	- 1.1%
Percent of List Price Received*	97.9%	97.5%	- 0.4%	97.8%	97.6%	- 0.2%
Inventory of Homes for Sale	174	175	+ 0.6%	—	—	—
Months Supply of Inventory	4.7	4.7	0.0%	—	—	—

* 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.

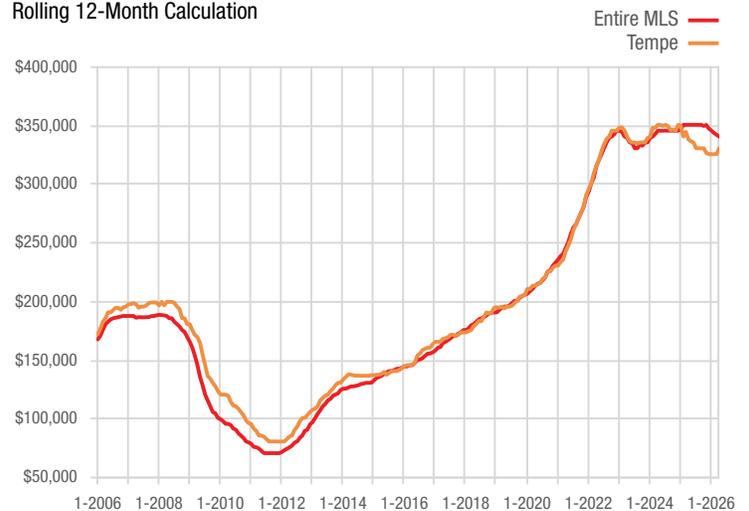
Median Sales Price - Single Family

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.