

Local Market Update – June 2025

A Research Tool Provided by Phoenix REALTORS®

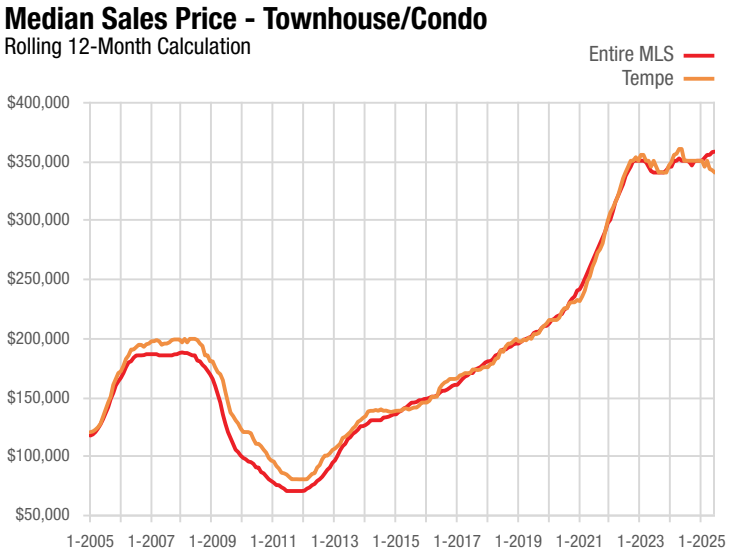
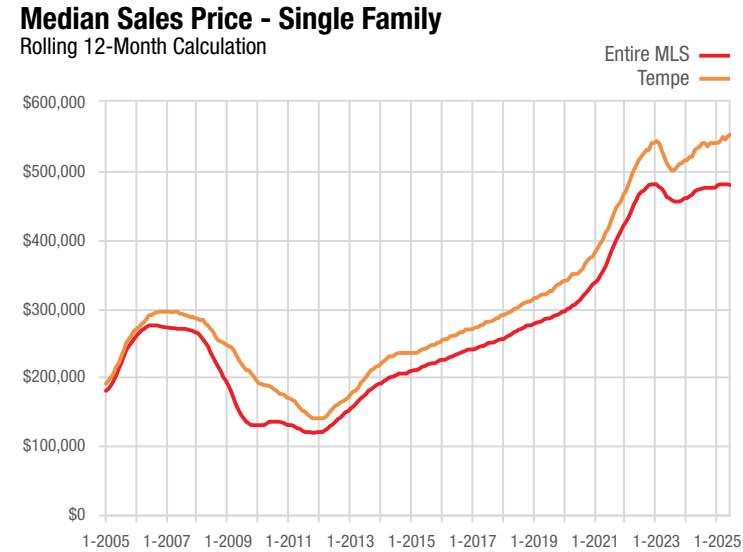


Tempe

Single Family	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	92	88	- 4.3%	566	684	+ 20.8%
Pending Sales	60	54	- 10.0%	455	441	- 3.1%
Closed Sales	81	82	+ 1.2%	437	452	+ 3.4%
Days on Market Until Sale	38	69	+ 81.6%	51	56	+ 9.8%
Median Sales Price*	\$531,000	\$546,250	+ 2.9%	\$540,000	\$565,000	+ 4.6%
Average Sales Price*	\$556,570	\$623,356	+ 12.0%	\$579,537	\$627,469	+ 8.3%
Percent of List Price Received*	98.5%	97.3%	- 1.2%	98.1%	97.9%	- 0.2%
Inventory of Homes for Sale	163	267	+ 63.8%	—	—	—
Months Supply of Inventory	2.4	3.8	+ 58.3%	—	—	—

Townhouse/Condo	June			Year to Date		
Key Metrics	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	50	72	+ 44.0%	322	365	+ 13.4%
Pending Sales	43	24	- 44.2%	258	196	- 24.0%
Closed Sales	49	44	- 10.2%	239	198	- 17.2%
Days on Market Until Sale	33	73	+ 121.2%	40	64	+ 60.0%
Median Sales Price*	\$330,000	\$321,000	- 2.7%	\$350,000	\$327,500	- 6.4%
Average Sales Price*	\$377,069	\$350,712	- 7.0%	\$381,761	\$362,660	- 5.0%
Percent of List Price Received*	98.5%	97.4%	- 1.1%	98.5%	97.5%	- 1.0%
Inventory of Homes for Sale	78	175	+ 124.4%	—	—	—
Months Supply of Inventory	2.1	5.8	+ 176.2%	—	—	—

* 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.



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.