



2020

CAVE CREEK MARKET REPORT January 2020



Scottsdale Area Association of REALTORS®
8600 E Anderson Dr., Suite 200 Scottsdale, AZ 85255
ScottsdaleREALTORS.org
480-945-2651



Summary of Key Listing and Sales Metrics

A summary of the key metrics selected to be included in the report. MLS sources where licensed.

Key Metrics	Jan 2020	Jan 2019	+ / -	YTD 2020	YTD 2019	+ / -
Listing Activity Charts Metrics						
New Listing Count	88	124	-29%	1,197	1,146	+4.5%
New Listing Volume	\$58,635,137	\$77,254,280	-24.1%	\$725,574,615	\$676,933,951	+7.2%
Active Listing Count	167	292	-42.8%	N/A	N/A	
Active Listing Volume	\$151,656,598	\$224,923,372	-32.6%	N/A	N/A	
Average Listing Price	\$908,123	\$770,286	+17.9%	\$795,405	\$737,582	+7.8%
Median Listing Price	\$719,900	\$589,500	+22.1%	\$631,444	\$593,256	+6.4%
Average Listing Price per Sq Ft	\$291	\$246	+18.6%	\$255	\$233	+9.7%
Median Listing Price per Sq Ft	\$241	\$215	+12.1%	\$222	\$210	+5.7%
Median Days in RPR	80	65	+23.1%	68.27	73.14	-6.7%
Months of Inventory	2.3	4.9	-53.8%	5.4	5	+7%
Absorption Rate	43.71%	20.21%	+23.5%	18.56%	19.86%	-1.3%
Sales Activity Charts Metrics						
New Pending Sales Count	103	66	+56.1%	1,271	954	+33.2%
New Pending Sales Volume	\$64,744,474	\$33,323,818	+94.3%	\$718,462,888	\$514,269,990	+39.7%
Pending Sales Count	109	59	+84.7%	N/A	N/A	
Pending Sales Volume	\$77,399,374	\$34,298,938	+125.7%	N/A	N/A	
Closed Sales Count	60	31	+93.5%	938	844	+11.1%
Closed Sales Volume	\$35,971,241	\$15,852,500	+126.9%	\$497,322,874	\$437,642,673	+13.6%
Average Sales Price	\$599,521	\$511,371	+17.2%	\$530,195	\$518,534	+2.2%
Median Sales Price	\$505,000	\$395,000	+27.8%	\$465,341	\$463,194	+0.5%
Average Sales Price per Sq Ft	\$228	\$215	+6.3%	\$214	\$209	+2.4%
Median Sales Price per Sq Ft	\$231	\$218	+5.7%	\$209	\$202	+3.2%
Distressed Charts Metrics						
Distressed Listing Count	2	1	+100%	N/A	N/A	

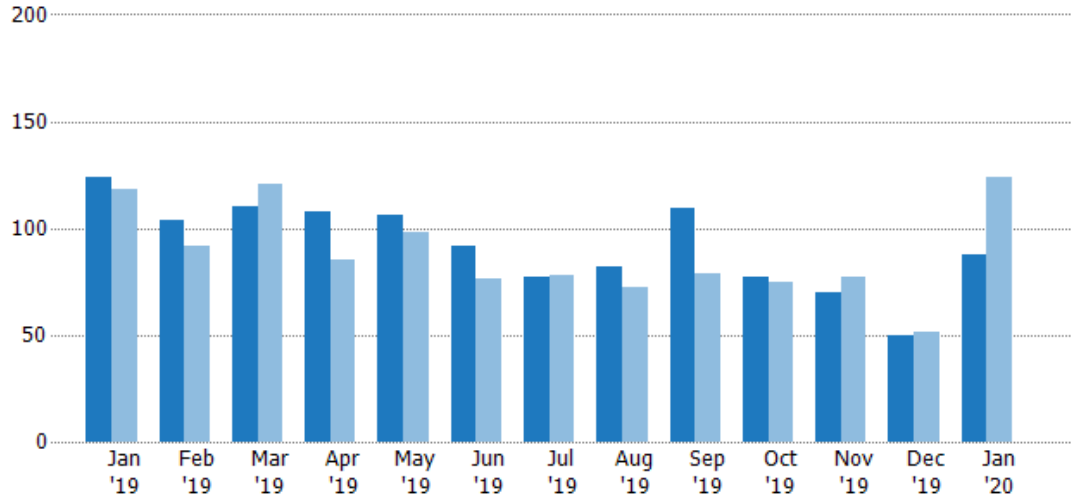
New Listings

The number of new residential listings that were added each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Count	% Chg.
Jan '20	88	-29%
Jan '19	124	5.1%
Jan '18	118	-20.3%



Current Year	124	104	110	108	106	92	77	82	109	77	70	50	88
Prior Year	118	92	121	85	98	76	78	72	79	75	77	51	124
Percent Change from Prior Year	5%	13%	-9%	27%	8%	21%	-1%	14%	38%	3%	-9%	-2%	-29%

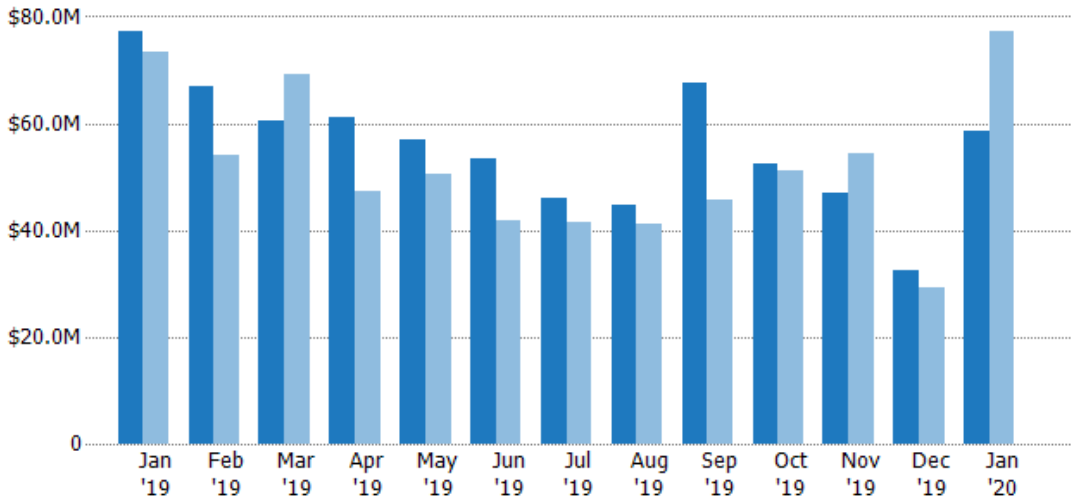
New Listing Volume

The sum of the listing price of residential listings that were added each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Volume	% Chg.
Jan '20	\$58.6M	-24.1%
Jan '19	\$77.3M	5.3%
Jan '18	\$73.4M	-30.2%



Current Year	\$77.3M	\$67M	\$60.4M	\$61.1M	\$56.9M	\$53.6M	\$46.1M	\$44.7M	\$67.6M	\$52.6M	\$47.1M	\$32.6M	\$58.6M
Prior Year	\$73.4M	\$54.2M	\$69.2M	\$47.2M	\$50.6M	\$41.7M	\$41.7M	\$41.2M	\$45.8M	\$51.1M	\$54.4M	\$29.2M	\$77.3M
Percent Change from Prior Year	5%	24%	-13%	30%	12%	28%	11%	9%	48%	3%	-13%	12%	-24%

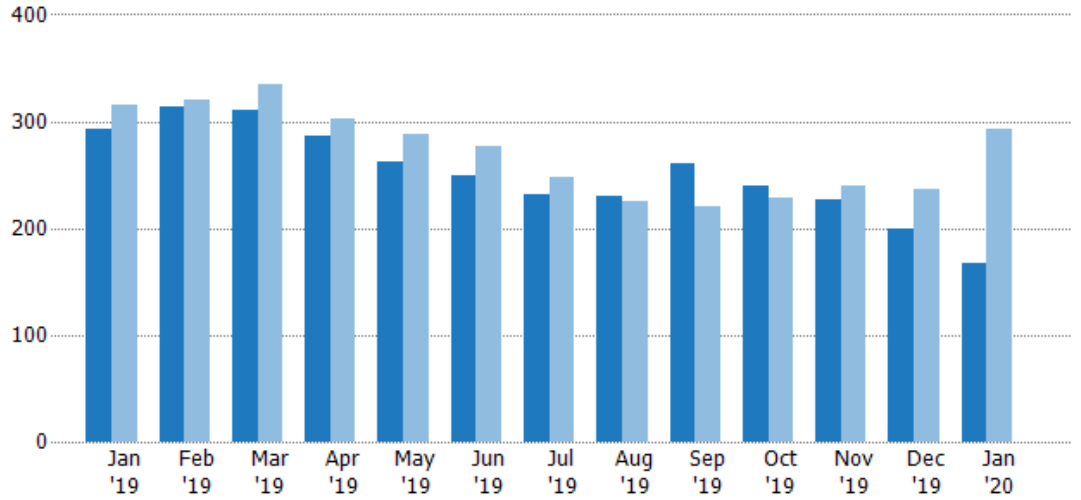
Active Listings

The number of active residential listings at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Count	% Chg.
Jan '20	167	-42.8%
Jan '19	292	-7.6%
Jan '18	316	-2.5%



Current Year	292	314	310	286	262	250	231	230	260	240	227	199	167
Prior Year	316	320	335	303	288	277	248	225	220	228	239	237	292
Percent Change from Prior Year	-8%	-2%	-7%	-6%	-9%	-10%	-7%	2%	18%	5%	-5%	-16%	-43%

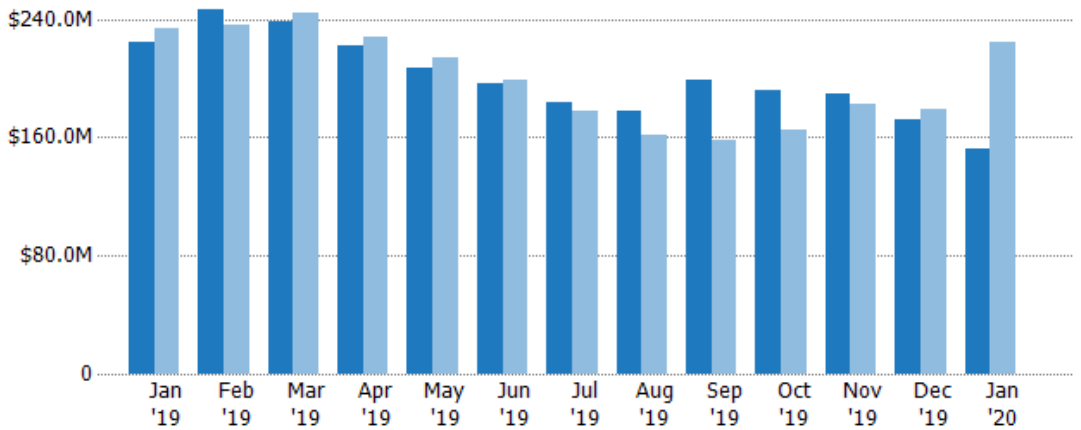
Active Listing Volume

The sum of the listing price of active residential listings at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Volume	% Chg.
Jan '20	\$152M	-32.6%
Jan '19	\$225M	-3.8%
Jan '18	\$234M	-12.7%



Current Year	\$225M	\$247M	\$238M	\$222M	\$207M	\$196M	\$183M	\$178M	\$199M	\$192M	\$190M	\$171M	\$152M
Prior Year	\$234M	\$236M	\$244M	\$228M	\$214M	\$198M	\$177M	\$161M	\$157M	\$165M	\$182M	\$179M	\$225M
Percent Change from Prior Year	-4%	5%	-3%	-2%	-3%	-1%	3%	10%	27%	16%	4%	-4%	-33%

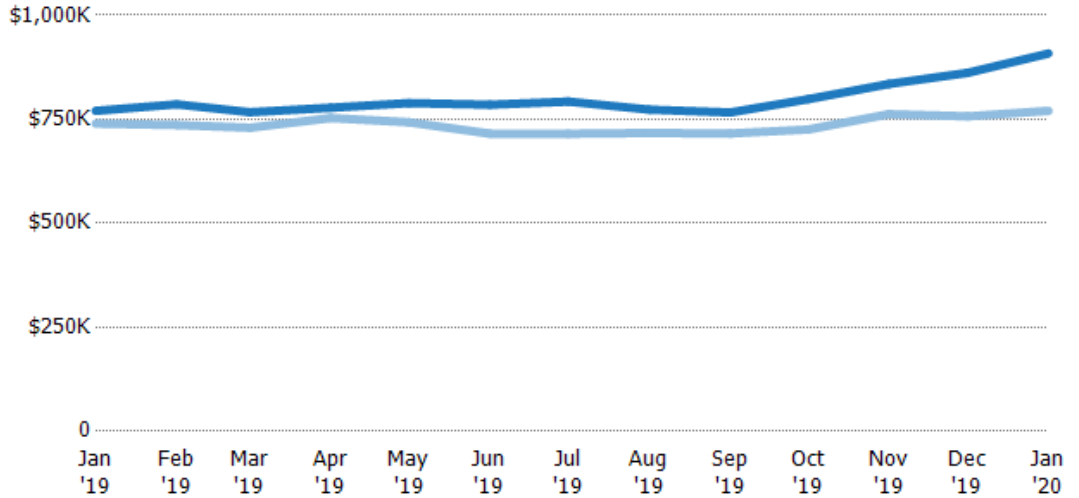
Average Listing Price

The average listing price of active residential listings at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price	% Chg.
Jan '20	\$908K	17.9%
Jan '19	\$770K	4.1%
Jan '18	\$740K	-10.4%



Current Year	\$770K	\$786K	\$767K	\$778K	\$789K	\$785K	\$793K	\$773K	\$766K	\$798K	\$835K	\$862K	\$908K
Prior Year	\$740K	\$736K	\$730K	\$753K	\$743K	\$716K	\$715K	\$717K	\$716K	\$725K	\$762K	\$757K	\$770K
Percent Change from Prior Year	4%	7%	5%	3%	6%	10%	11%	8%	7%	10%	10%	14%	18%

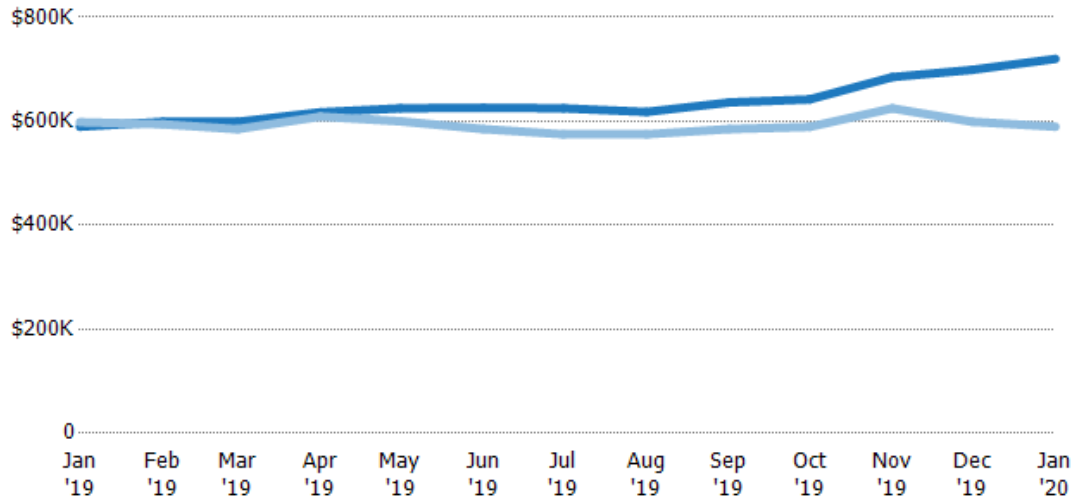
Median Listing Price

The median listing price of active residential listings at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price	% Chg.
Jan '20	\$720K	22.1%
Jan '19	\$589K	-1.5%
Jan '18	\$598K	-3.5%



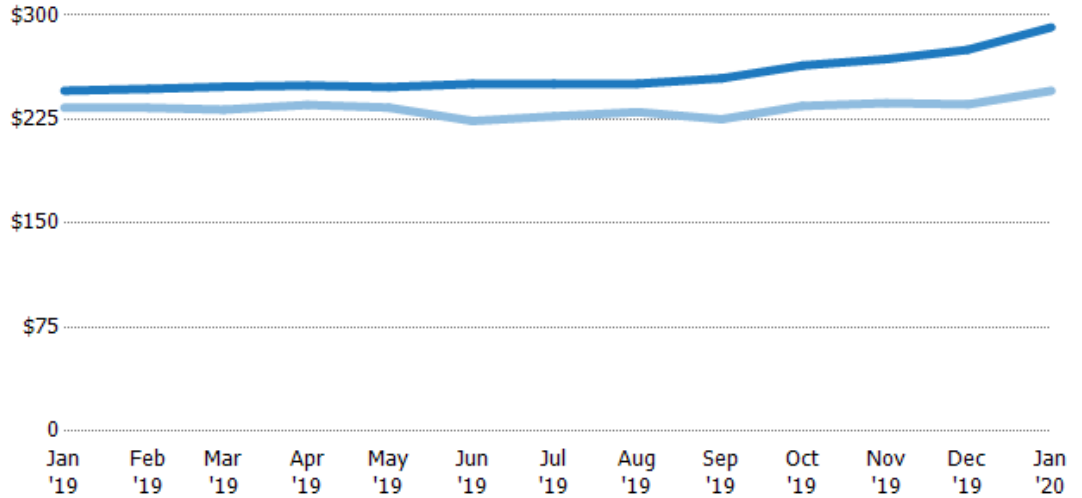
Current Year	\$589K	\$599K	\$599K	\$617K	\$625K	\$626K	\$625K	\$618K	\$636K	\$642K	\$685K	\$699K	\$720K
Prior Year	\$598K	\$594K	\$585K	\$609K	\$600K	\$585K	\$575K	\$575K	\$585K	\$589K	\$625K	\$599K	\$589K
Percent Change from Prior Year	-1%	1%	2%	1%	4%	7%	9%	7%	9%	9%	10%	17%	22%

Average Listing Price per Sq Ft

The average of listing prices divided by the living area of homes on market at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



Month/Year	Price/sq ft	% Chg.
Jan '20	\$291	18.6%
Jan '19	\$246	5.2%
Jan '18	\$233	-6.9%

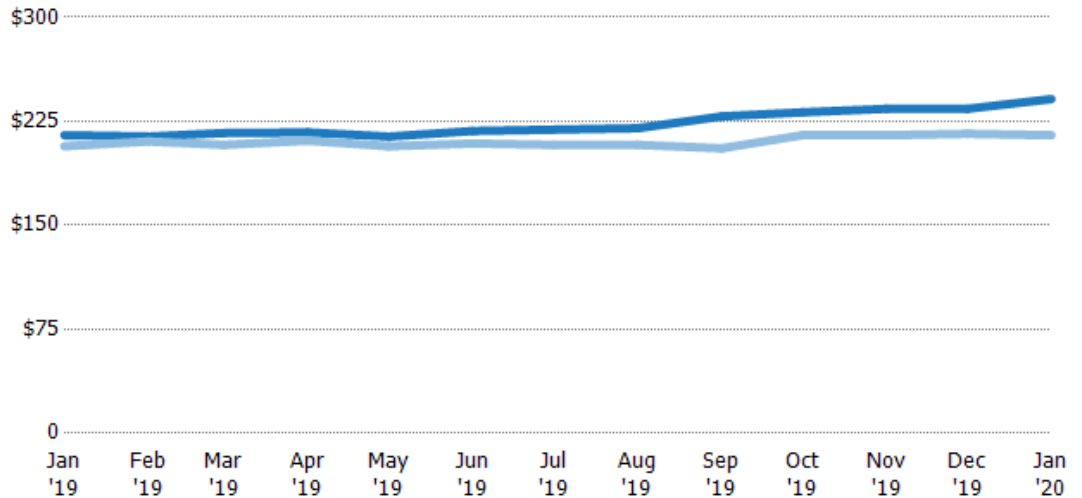
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	\$246	\$247	\$248	\$249	\$248	\$250	\$251	\$251	\$254	\$264	\$268	\$275	\$291
Prior Year	\$233	\$233	\$232	\$235	\$233	\$224	\$227	\$230	\$225	\$235	\$237	\$236	\$246
Percent Change from Prior Year	5%	6%	7%	6%	6%	12%	10%	9%	13%	12%	13%	17%	19%

Median Listing Price per Sq Ft

The median of listing prices divided by the living area of homes on market at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



Month/Year	Price/sq ft	% Chg.
Jan '20	\$241	12.1%
Jan '19	\$215	3.9%
Jan '18	\$207	-4.3%

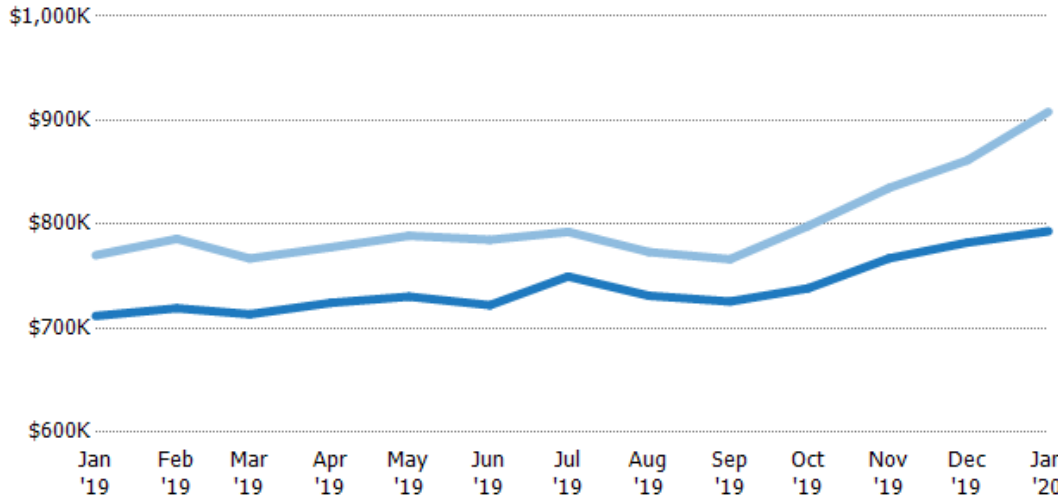
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	\$215	\$214	\$217	\$217	\$214	\$218	\$219	\$220	\$229	\$232	\$234	\$234	\$241
Prior Year	\$207	\$211	\$208	\$211	\$207	\$209	\$208	\$208	\$206	\$215	\$215	\$216	\$215
Percent Change from Prior Year	4%	2%	4%	3%	3%	4%	5%	6%	11%	8%	9%	8%	12%

Average Listing Price vs Average Est Value

The average listing price as a percentage of the average AVM or RVM® valuation estimate for active listings each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

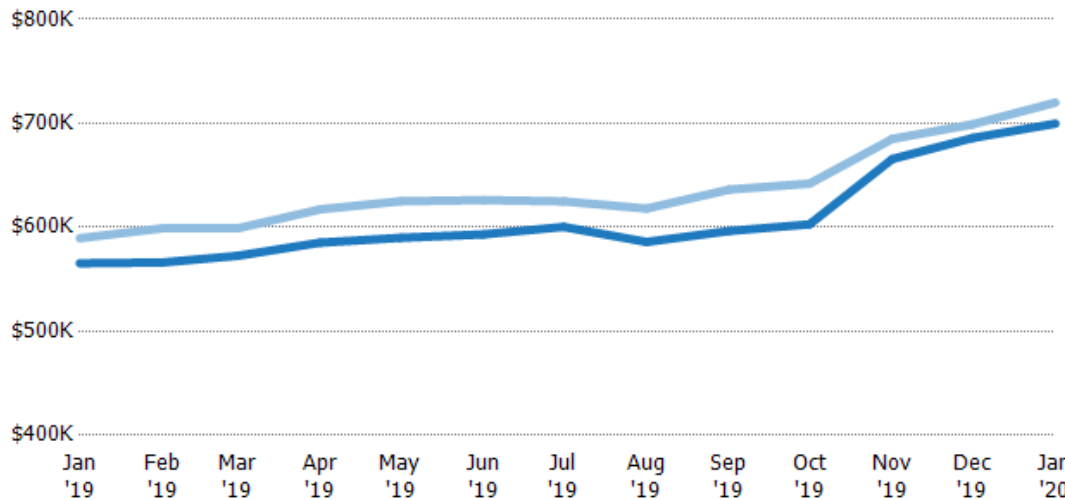


Median Listing Price vs Median Est Value

The median listing price as a percentage of the median AVM or RVM® valuation estimate for active listings each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

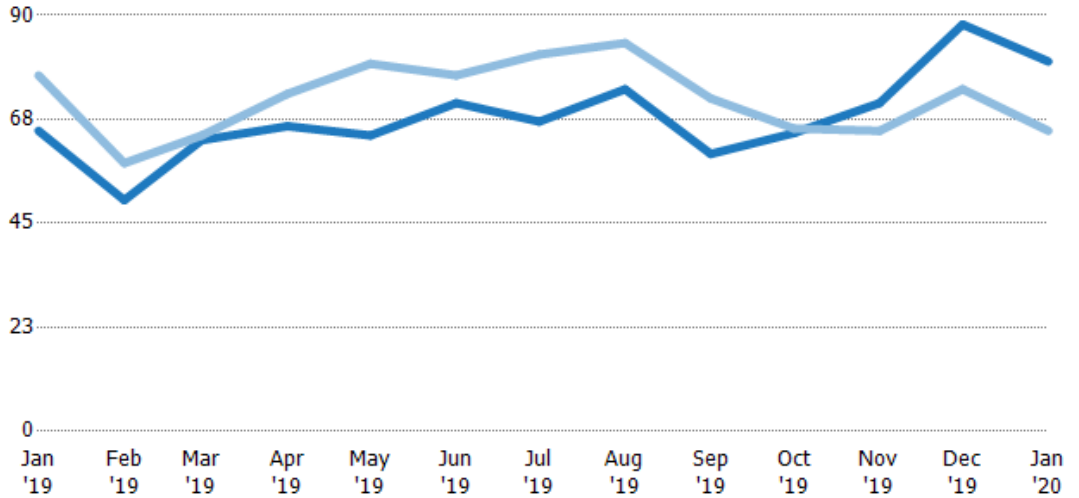


Median Days in RPR

The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



Month/Year	Days	% Chg.
Jan '20	80	23.1%
Jan '19	65	-15.6%
Jan '18	77	14.3%

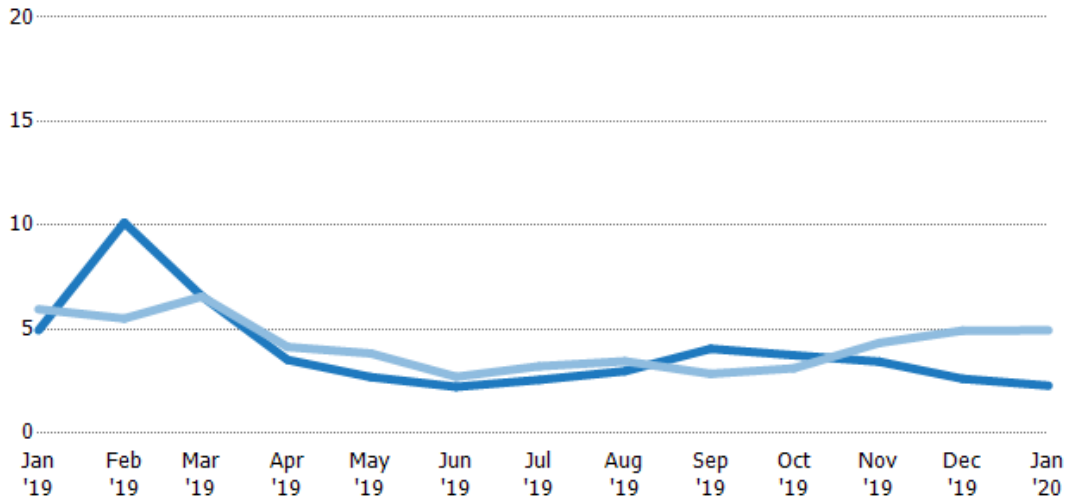
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	65	50	63	66	64	71	67	74	60	64.5	71	88	80
Prior Year	77	58	64	73	79.5	77	81.5	84	72	65.5	65	74	65
Percent Change from Prior Year	-16%	-14%	-2%	-10%	-19%	-8%	-18%	-12%	-17%	-2%	9%	19%	23%

Months of Inventory

The number of months it would take to exhaust active listings at the current sales rate.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



Month/Year	Months	% Chg.
Jan '20	2.29	-53.8%
Jan '19	4.95	-17%
Jan '18	5.96	-24%

	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	4.95	10.1	6.6	3.53	2.7	2.23	2.57	2.99	4.06	3.75	3.44	2.62	2.29
Prior Year	5.96	5.52	6.57	4.15	3.84	2.72	3.22	3.46	2.86	3.12	4.35	4.94	4.95
Percent Change from Prior Year	-17%	84%	0%	-15%	-30%	-18%	-20%	-14%	42%	20%	-21%	-47%	-54%

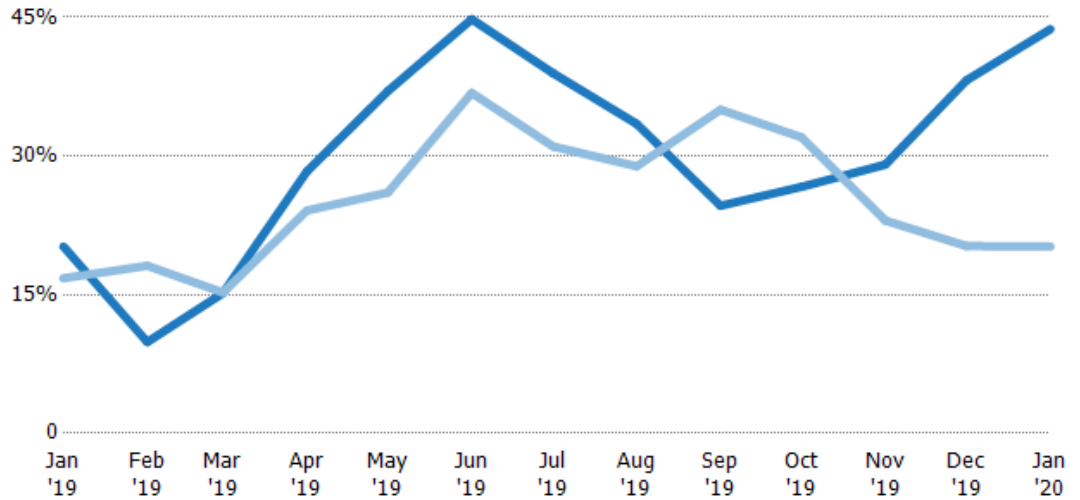
Absorption Rate

The percentage of inventory sold per month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Rate	Chg.
Jan '20	44%	-23.5%
Jan '19	20%	-3.4%
Jan '18	17%	31.6%



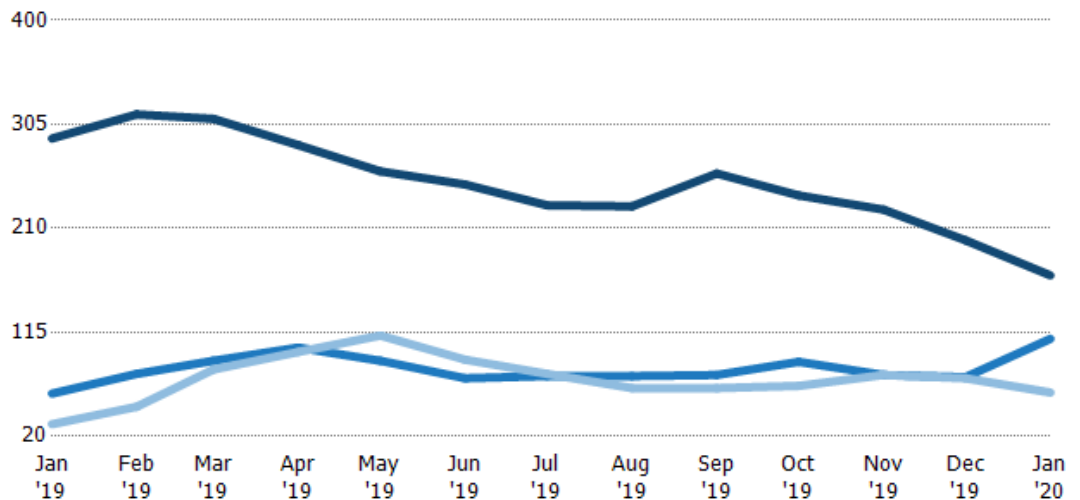
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	20%	10%	15%	28%	37%	45%	39%	33%	25%	27%	29%	38%	44%
Prior Year	17%	18%	15%	24%	26%	37%	31%	29%	35%	32%	23%	20%	20%
Change from Prior Year	-3%	8%	0%	-4%	-11%	-8%	-8%	-5%	10%	5%	-6%	-18%	-24%

Active/Pending/Sold Units

The number of residential properties that were Active, Pending and Sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Active	292	314	310	286	262	250	231	230	260	240	227	199	167
Pending	59	77	89	101	89	73	75	75	76	88	76	74	109
Sold	31	47	81	97	112	90	77	64	64	66	76	73	60

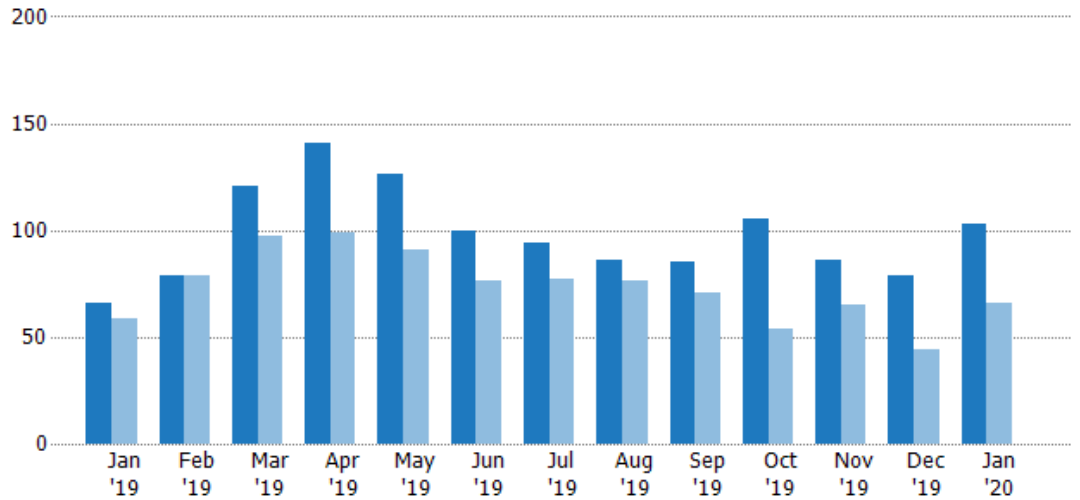
New Pending Sales

The number of residential properties with accepted offers that were added each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Count	% Chg.
Jan '20	103	56.1%
Jan '19	66	11.9%
Jan '18	59	18.6%



Current Year	66	79	121	141	126	100	94	86	85	105	86	79	103
Prior Year	59	79	97	99	91	76	77	76	71	54	65	44	66
Percent Change from Prior Year	12%	0%	25%	42%	38%	32%	22%	13%	20%	94%	32%	80%	56%

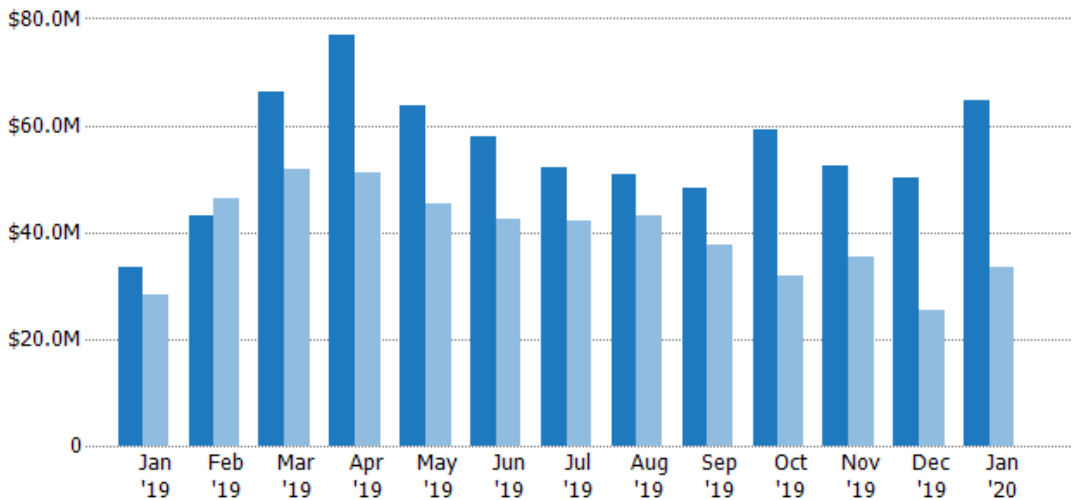
New Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were added each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Volume	% Chg.
Jan '20	\$64.7M	94.3%
Jan '19	\$33.3M	18.3%
Jan '18	\$28.2M	14.6%



Current Year	\$33.3M	\$43M	\$66.1M	\$76.8M	\$63.7M	\$57.9M	\$52.1M	\$50.8M	\$48.2M	\$59.3M	\$52.4M	\$50.1M	\$64.7M
Prior Year	\$28.2M	\$46.2M	\$51.8M	\$51M	\$45.3M	\$42.6M	\$42.2M	\$43.2M	\$37.7M	\$31.9M	\$35.3M	\$25.5M	\$33.3M
Percent Change from Prior Year	18%	-7%	28%	51%	41%	36%	23%	18%	28%	86%	48%	97%	94%

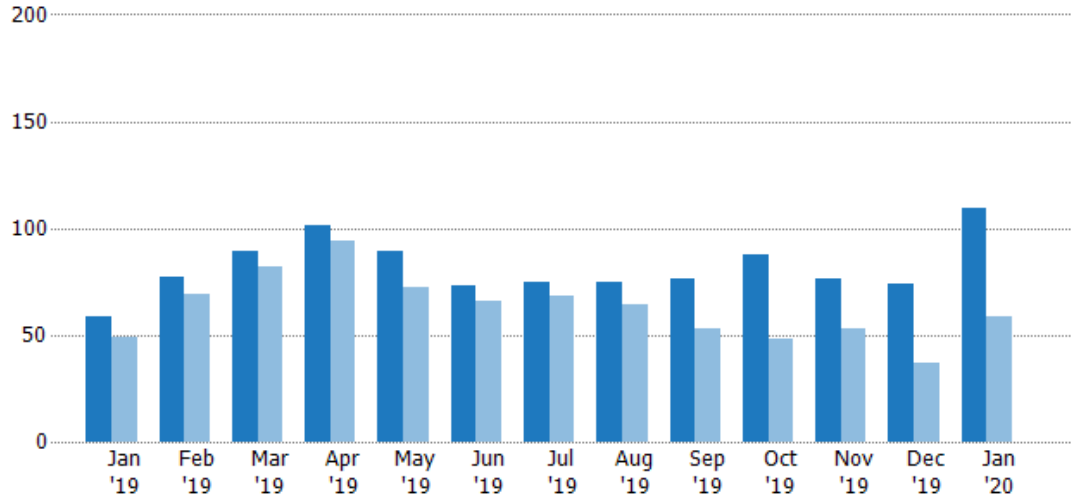
Pending Sales

The number of residential properties with accepted offers that were available at the end each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Count	% Chg.
Jan '20	109	84.7%
Jan '19	59	20.4%
Jan '18	49	12.2%



Current Year	59	77	89	101	89	73	75	75	76	88	76	74	109
Prior Year	49	69	82	94	72	66	68	64	53	48	53	37	59
Percent Change from Prior Year	20%	12%	9%	7%	24%	11%	10%	17%	43%	83%	43%	100%	85%

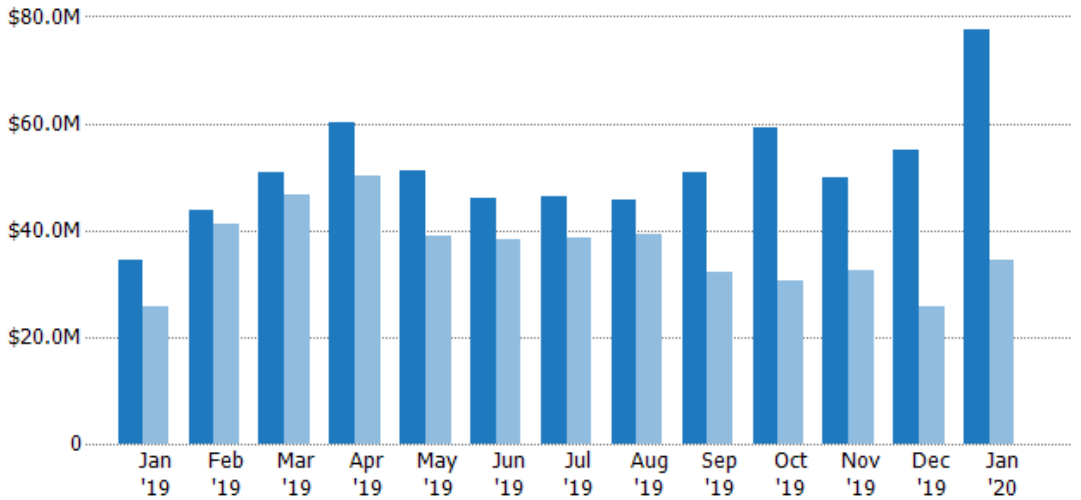
Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were available at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Volume	% Chg.
Jan '20	\$77.4M	125.7%
Jan '19	\$34.3M	34%
Jan '18	\$25.6M	-0.4%



Current Year	\$34.3M	\$43.7M	\$51M	\$60.2M	\$51.3M	\$46.1M	\$46.5M	\$45.6M	\$50.9M	\$59.1M	\$49.7M	\$55M	\$77.4M
Prior Year	\$25.6M	\$41.2M	\$46.7M	\$50.3M	\$38.9M	\$38.3M	\$38.5M	\$39.2M	\$32.1M	\$30.6M	\$32.6M	\$25.6M	\$34.3M
Percent Change from Prior Year	34%	6%	9%	20%	32%	21%	21%	16%	59%	93%	53%	115%	126%

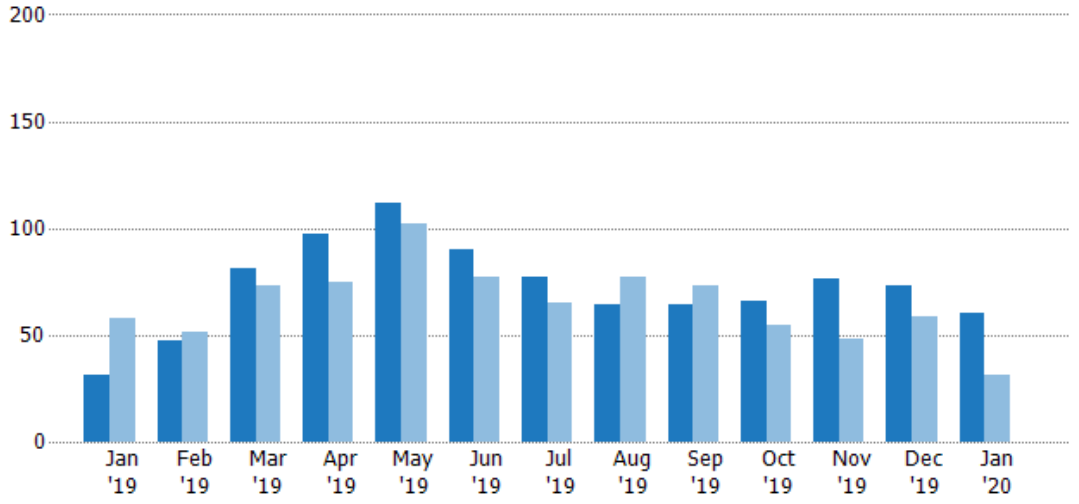
Closed Sales

The total number of residential properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Count	% Chg.
Jan '20	60	93.5%
Jan '19	31	-46.6%
Jan '18	58	-17.2%



	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	31	47	81	97	112	90	77	64	64	66	76	73	60
Prior Year	58	51	73	75	102	77	65	77	73	55	48	59	31
Percent Change from Prior Year	-47%	-8%	11%	29%	10%	17%	18%	-17%	-12%	20%	58%	24%	94%

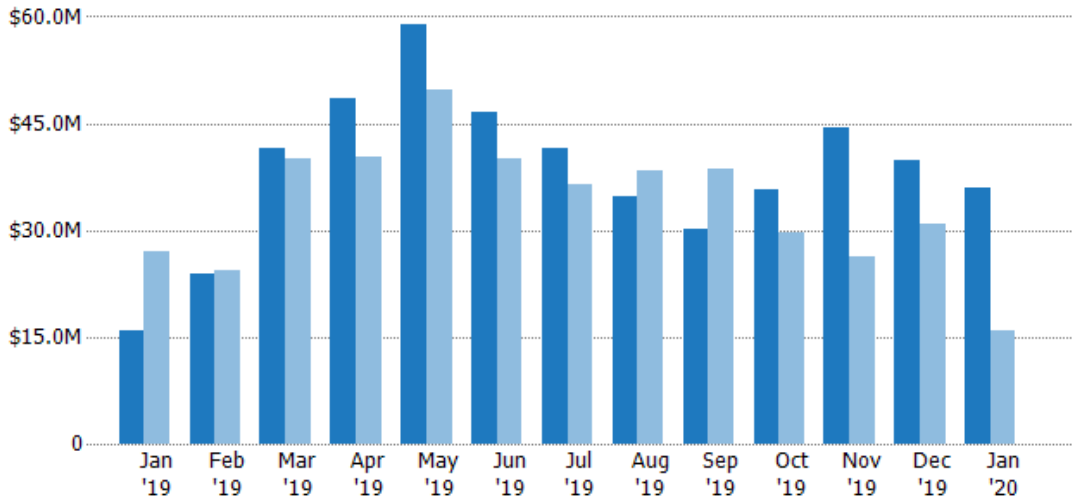
Closed Sales Volume

The sum of the sales price of residential properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/Year	Volume	% Chg.
Jan '20	\$36M	126.9%
Jan '19	\$15.9M	-41.6%
Jan '18	\$27.1M	-19%



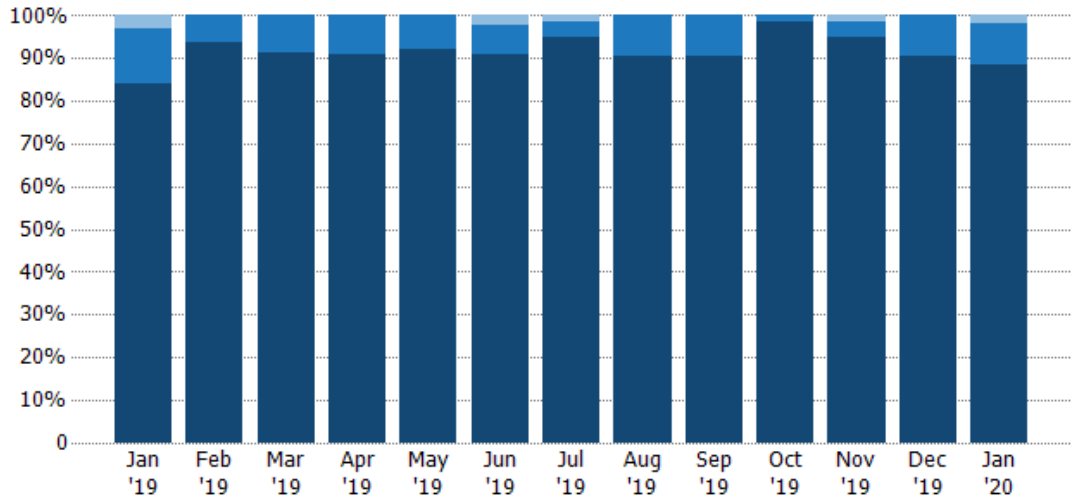
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	\$15.9M	\$23.9M	\$41.4M	\$48.5M	\$58.8M	\$46.5M	\$41.6M	\$34.6M	\$30.3M	\$35.7M	\$44.4M	\$39.8M	\$36M
Prior Year	\$27.1M	\$24.4M	\$40.1M	\$40.3M	\$49.6M	\$40M	\$36.5M	\$38.3M	\$38.7M	\$29.7M	\$26.2M	\$30.9M	\$15.9M
Percent Change from Prior Year	-42%	-2%	3%	20%	19%	16%	14%	-10%	-22%	20%	70%	29%	127%

Closed Sales by Property Type

The percentage of residential properties sold each month by property type.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



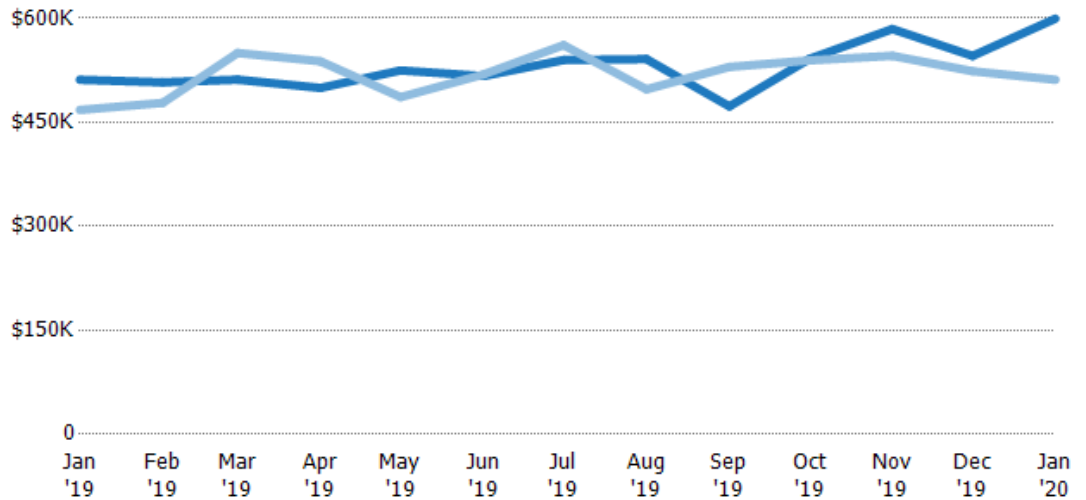
Property Type	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Mobile/Manufactured	3%	-	-	-	-	2%	1%	-	-	-	1%	-	2%
Condo/Townhouse	13%	6%	9%	9%	8%	7%	4%	9%	9%	2%	4%	10%	10%
Single Family Residence	84%	94%	91%	91%	92%	91%	95%	91%	91%	98%	95%	90%	88%

Average Sales Price

The average sales price of the residential properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



Month/Year	Price	% Chg.
Jan '20	\$600K	17.2%
Jan '19	\$511K	9.3%
Jan '18	\$468K	-2.2%

Property Type	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	\$511K	\$508K	\$512K	\$500K	\$525K	\$517K	\$540K	\$541K	\$473K	\$541K	\$585K	\$546K	\$600K
Prior Year	\$468K	\$478K	\$550K	\$538K	\$486K	\$519K	\$561K	\$498K	\$530K	\$539K	\$546K	\$524K	\$511K
Percent Change from Prior Year	9%	6%	-7%	-7%	8%	0%	-4%	9%	-11%	0%	7%	4%	17%

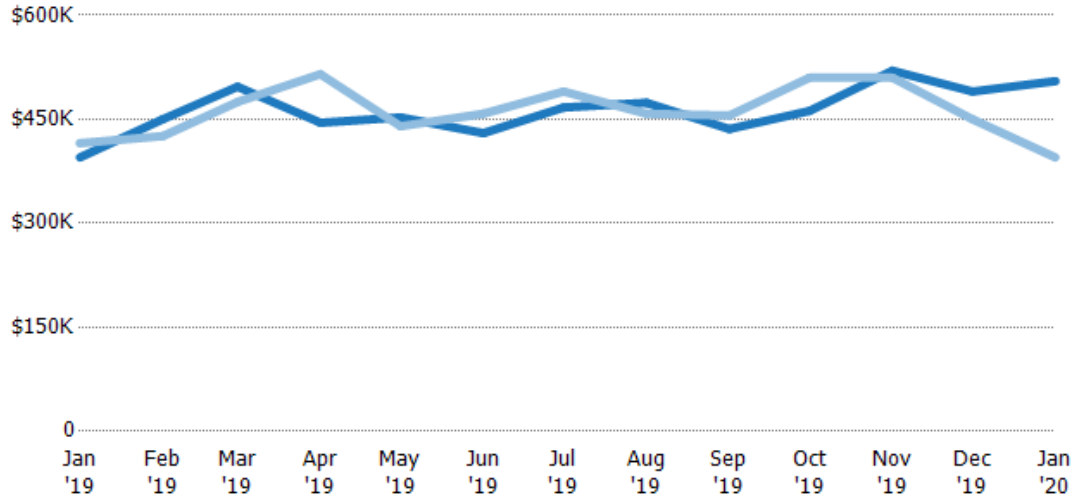
Median Sales Price

The median sales price of the residential properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price	% Chg.
Jan '20	\$505K	27.8%
Jan '19	\$395K	-4.9%
Jan '18	\$416K	-3.2%



	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	\$395K	\$450K	\$497K	\$445K	\$453K	\$430K	\$467K	\$474K	\$436K	\$462K	\$520K	\$490K	\$505K
Prior Year	\$416K	\$426K	\$475K	\$515K	\$440K	\$458K	\$490K	\$458K	\$455K	\$510K	\$510K	\$450K	\$395K
Percent Change from Prior Year	-5%	6%	5%	-14%	3%	-6%	-5%	3%	-4%	-9%	2%	9%	28%

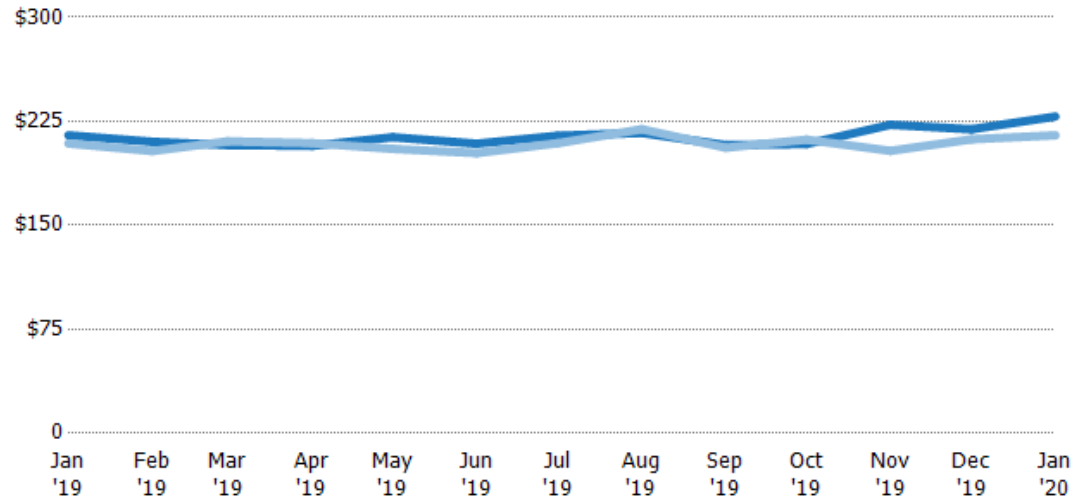
Average Sales Price per Sq Ft

The average of the sales price divided by the living area of properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price/sq ft	% Chg.
Jan '20	\$228	6.3%
Jan '19	\$215	2.8%
Jan '18	\$209	-11.1%



	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	\$215	\$210	\$208	\$207	\$214	\$209	\$215	\$217	\$208	\$209	\$222	\$219	\$228
Prior Year	\$209	\$204	\$211	\$209	\$205	\$202	\$209	\$219	\$206	\$212	\$204	\$212	\$215
Percent Change from Prior Year	3%	3%	-1%	-1%	4%	3%	3%	-1%	1%	-1%	9%	3%	6%

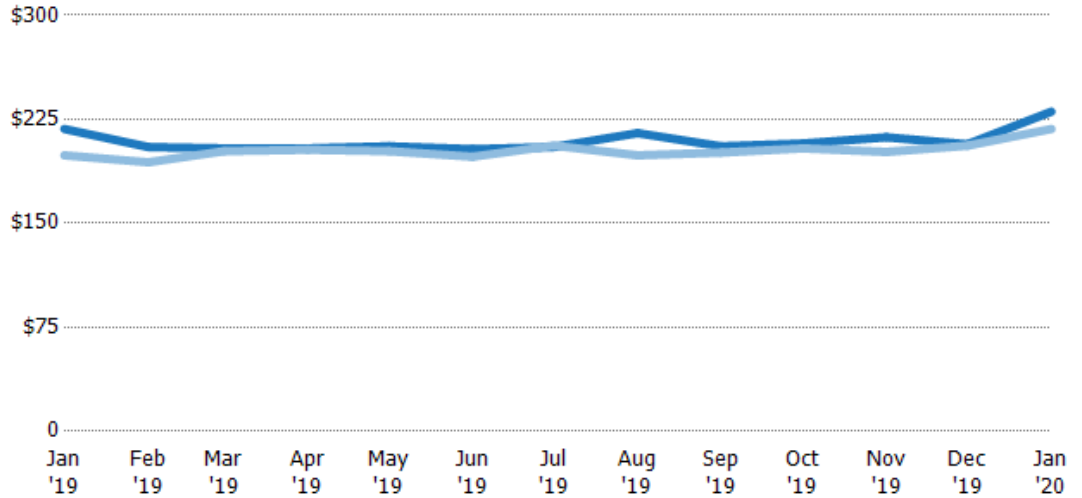
Median Sales Price per Sq Ft

The median of the sales price divided by the living area of properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence

Month/ Year	Price/sq ft	% Chg.
Jan '20	\$231	5.7%
Jan '19	\$218	9.5%
Jan '18	\$199	-8.5%



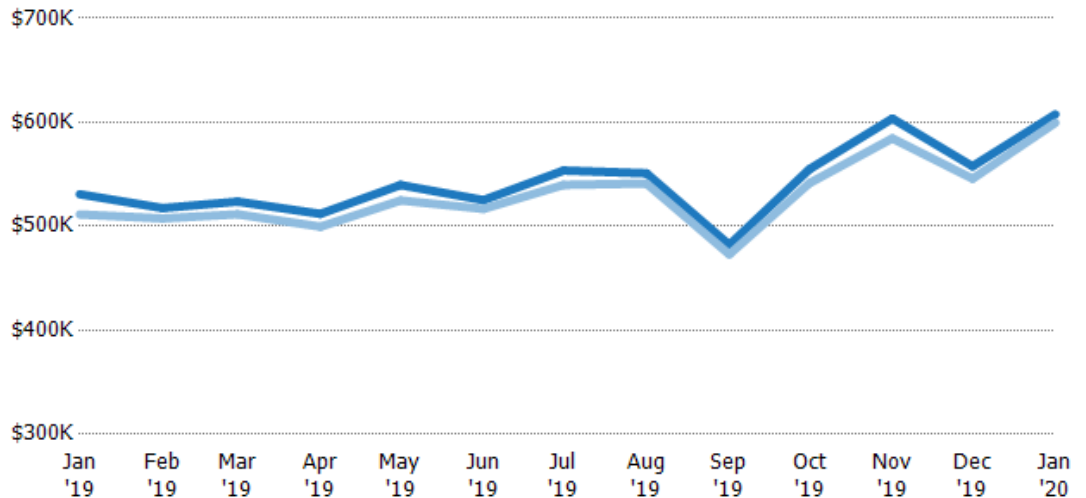
Current Year	\$218	\$205	\$204	\$204	\$206	\$204	\$205	\$215	\$206	\$208	\$212	\$207	\$231
Prior Year	\$199	\$194	\$202	\$203	\$202	\$198	\$206	\$199	\$201	\$204	\$202	\$206	\$218
Percent Change from Prior Year	10%	6%	1%	0%	2%	3%	0%	8%	2%	2%	5%	0%	6%

Average Sales Price vs Average Listing Price

The average sales price as a percentage of the average listing price for properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



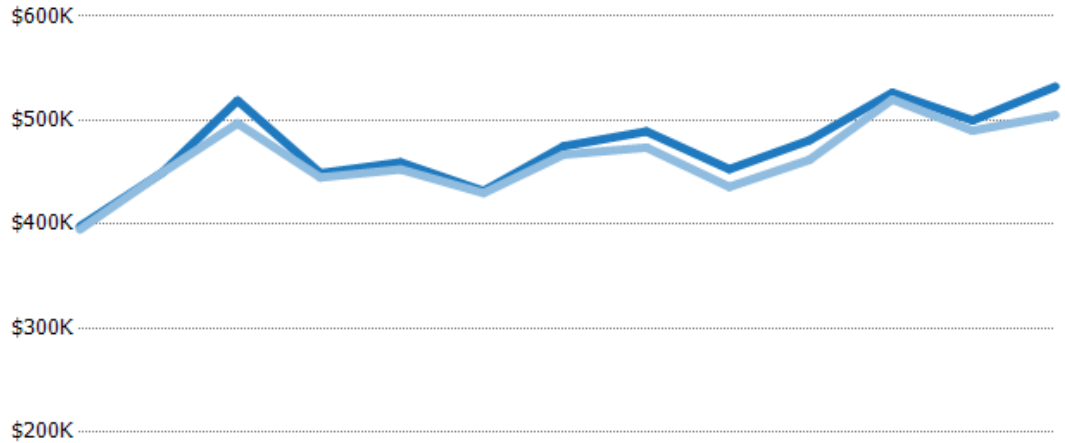
Avg List Price	\$531K	\$518K	\$524K	\$512K	\$540K	\$525K	\$554K	\$551K	\$482K	\$555K	\$604K	\$558K	\$608K
Avg Sales Price	\$511K	\$508K	\$512K	\$500K	\$525K	\$517K	\$540K	\$541K	\$473K	\$541K	\$585K	\$546K	\$600K
Avg Sales Price as a % of Avg List Price	96%	98%	98%	98%	97%	98%	97%	98%	98%	98%	97%	98%	99%

Median Sales Price vs Median Listing Price

The median sales price as a percentage of the median listing price for properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



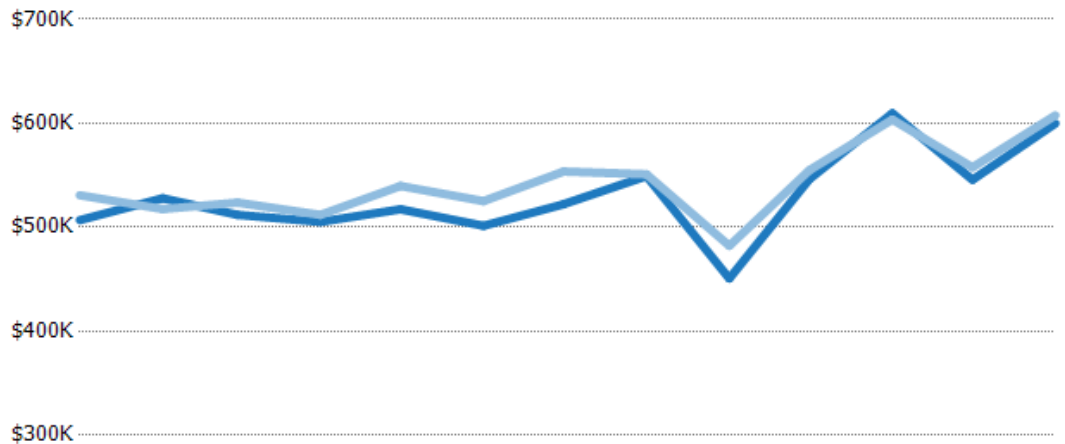
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Median List Price	\$398K	\$450K	\$519K	\$449K	\$459K	\$432K	\$475K	\$489K	\$453K	\$481K	\$526K	\$500K	\$532K
Median Sales Price	\$395K	\$450K	\$497K	\$445K	\$453K	\$430K	\$467K	\$474K	\$436K	\$462K	\$520K	\$490K	\$505K
Med Sales Price as a % of Med List Price	99%	100%	96%	99%	99%	100%	98%	97%	96%	96%	99%	98%	95%

Average Sales Price vs Average Est Value

The average sales price as a percentage of the average AVM or RVM® valuation estimate for properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



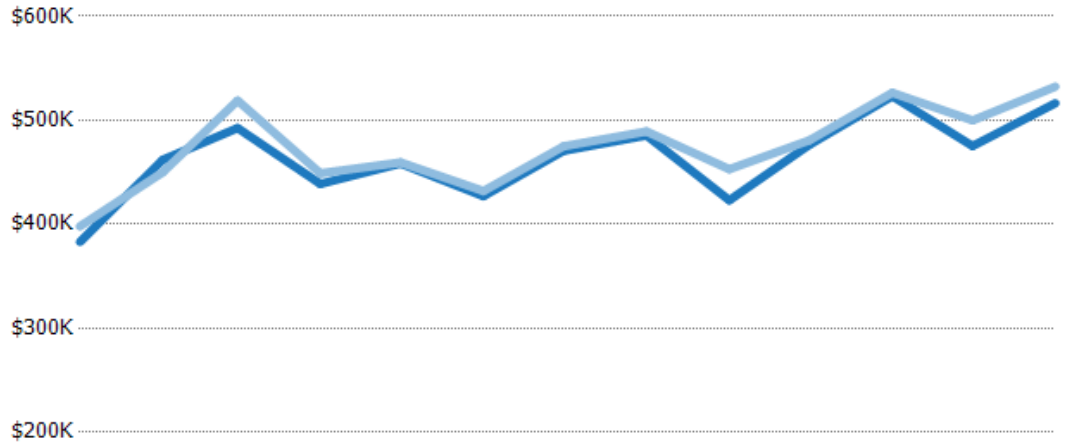
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Avg Est Value	\$507K	\$528K	\$512K	\$505K	\$517K	\$501K	\$522K	\$549K	\$451K	\$546K	\$610K	\$546K	\$600K
Avg Sales Price	\$531K	\$518K	\$524K	\$512K	\$540K	\$525K	\$554K	\$551K	\$482K	\$555K	\$604K	\$558K	\$608K
Avg Sales Price as a % of Avg Est Value	105%	98%	102%	101%	104%	105%	106%	100%	107%	102%	99%	102%	101%

Median Sales Price vs Median Est Value

The median sales price as a percent of the median AVM or RVM® valuation estimate for properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



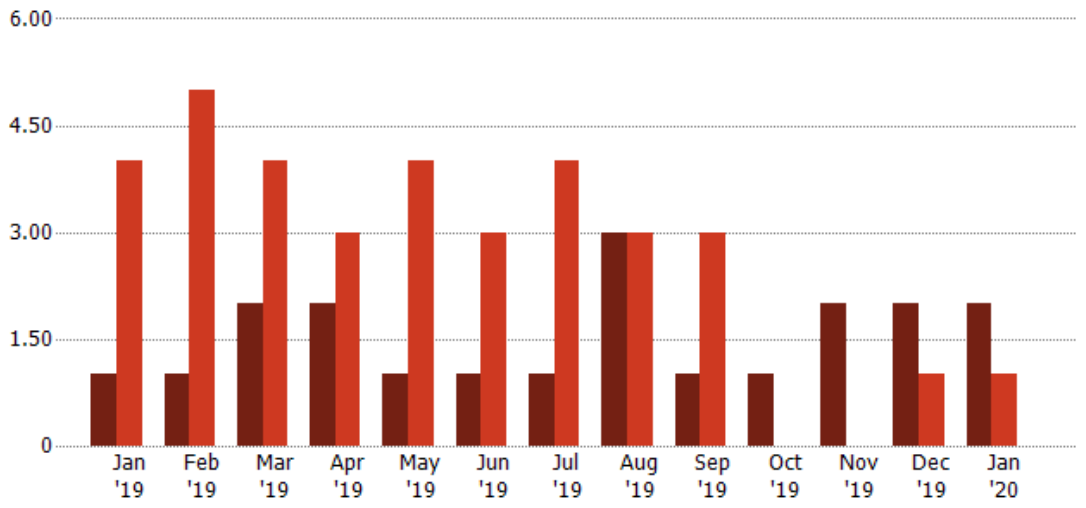
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Median Est Value	\$383K	\$462K	\$493K	\$439K	\$458K	\$427K	\$471K	\$485K	\$423K	\$477K	\$523K	\$475K	\$516K
Median Sales Price	\$398K	\$450K	\$519K	\$449K	\$459K	\$432K	\$475K	\$489K	\$453K	\$481K	\$526K	\$500K	\$532K
Med Sales Price as a % of Med Est Value	104%	97%	105%	102%	100%	101%	101%	101%	107%	101%	101%	105%	103%

Distressed Listings

The number of distressed residential properties that were for sale at the end of each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



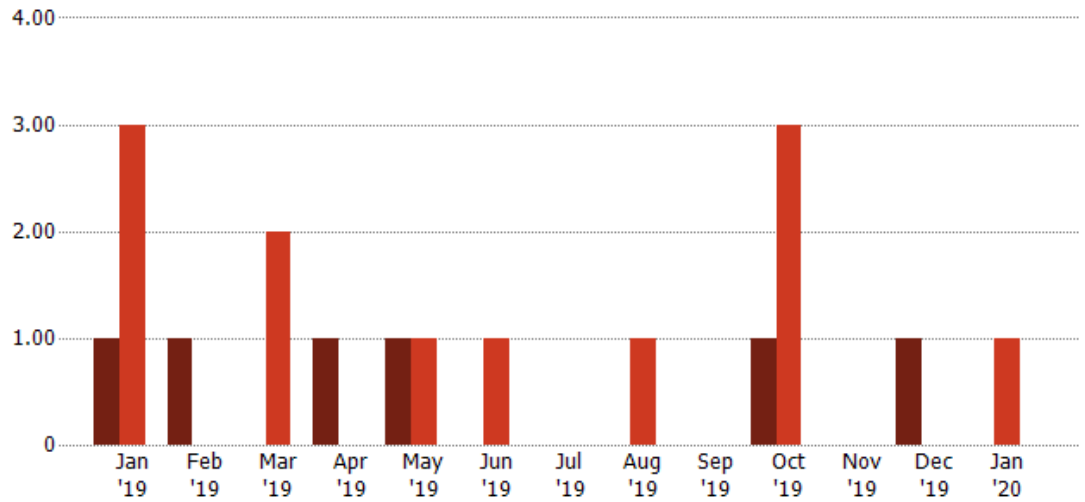
	Jan '19	Feb '19	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20
Current Year	1	1	2	2	1	1	1	3	1	1	2	2	2
Prior Year	4	5	4	3	4	3	4	3	3	-	-	1	1
Percent Change from Prior Year	-75%	-80%	-50%	-33%	-75%	-67%	-75%	0%	-67%	100%	100%	100%	100%

Distressed Sales

The count of distressed residential properties sold each month.

Filters Used

Custom Area: Cave Creek, Arizona
 Saved Area
 Property Type:
 Condo/Townhouse/Apt,
 Mobile/Manufactured, Single Family
 Residence



Current Year	1	1	-	1	1	-	-	-	-	1	-	1	-
Prior Year	3	-	2	-	1	1	-	1	-	3	-	-	1
Percent Change from Prior Year	-67%	100%	-100%	100%	0%	-100%	-	-100%	-	-67%	-	100%	-100%



Sales Activity by ZIP

Jan 2020

ZIP	Pendings (Month End)	Pending Volume (Month End)	Sales	Sales Volume	Avg Sales Price	Median Sales Price	Avg Sales Price per Sq Ft	Median Sales Price per Sq Ft	Median Days In RPR
85331	109	\$77,399,374	60	\$35,971,241	\$599,521	\$505,000	\$225	\$221	45