

2018

CAVE CREEK

MARKET REPORT

March 2018



Scottsdale Area Association of REALTORS®
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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	Mar 2018	Mar 2017	+ / -	YTD 2018	YTD 2017	+ / -
Listing Activity Charts Metrics						
New Listing Count	130	114	+14%	356	338	+5.3%
New Listing Volume	\$73,689,276	\$753,724,234	-90.2%	\$208,277,124	\$867,752,060	-76%
Active Listing Count	319	373	-14.5%	982	1,108	-11.4%
Active Listing Volume	\$246,594,214	\$942,969,297	-73.8%	\$744,161,010	\$1,420,958,004	-47.6%
Average Listing Price	\$773,023	\$2,528,068	-69.4%	\$757,801	\$1,282,453	-40.9%
Median Listing Price	\$625,000	\$540,000	+15.7%	\$618,242	\$546,420	+13.1%
Average Listing Price per Sq Ft	\$242	\$224	+8%	\$240	\$225	+7%
Median Listing Price per Sq Ft	\$215	\$197	+9.1%	\$212	\$198	+7.3%
Median Days in RPR	64	78	-17.9%	66.34	84.81	-21.8%
Months of Inventory	6.1	7.5	-17.8%	5.5	6.3	-13.8%
Absorption Rate	16.3%	13.4%	+2.9%	18.33%	15.79%	+2.5%
Sales Activity Charts Metrics						
New Pending Sales Count	114	73	+56.2%	268	250	+7.2%
New Pending Sales Volume	\$60,914,702	\$32,831,654	+85.5%	\$139,356,551	\$110,866,404	+25.7%
Pending Sales Count	118	76	+55.3%	263	240	+9.6%
Pending Sales Volume	\$65,814,979	\$40,511,269	+62.5%	\$147,027,803	\$120,109,339	+22.4%
Closed Sales Count	75	80	-6.3%	189	180	+5%
Closed Sales Volume	\$39,965,051	\$38,098,500	+4.9%	\$94,184,685	\$81,278,474	+15.9%
Average Sales Price	\$532,867	\$476,231	+11.9%	\$498,332	\$451,547	+10.4%
Median Sales Price	\$485,000	\$439,950	+10.2%	\$447,120	\$412,478	+8.4%
Average Sales Price per Sq Ft	\$209	\$195	+6.8%	\$207	\$187	+10.5%
Median Sales Price per Sq Ft	\$202	\$190	+6.6%	\$199	\$184	+8.2%
Distressed Charts Metrics						
Distressed Listing Count	2	10	-80%	8	27	-70.4%

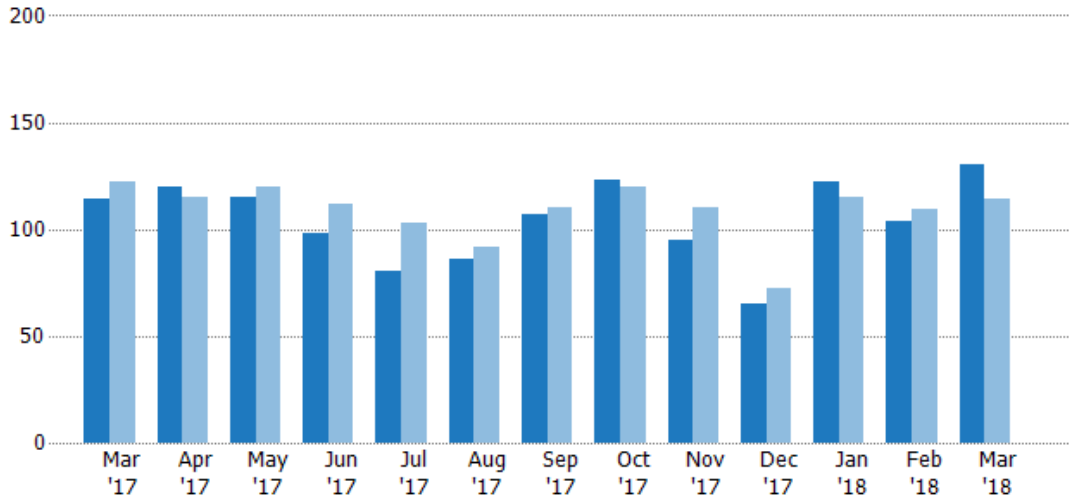
New Listings

The number of new single-family, condominium and townhome listings that were added each month.

Filters Used

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

Month/Year	Count	% Chg.
Mar '18	130	14%
Mar '17	114	-6.6%
Mar '16	122	0%



Current Year	114	120	115	98	80	86	107	123	95	65	122	104	130
Prior Year	122	115	120	112	103	92	110	120	110	72	115	109	114
Percent Change from Prior Year	-7%	4%	-4%	-13%	-22%	-7%	-3%	3%	-14%	-10%	6%	-5%	14%

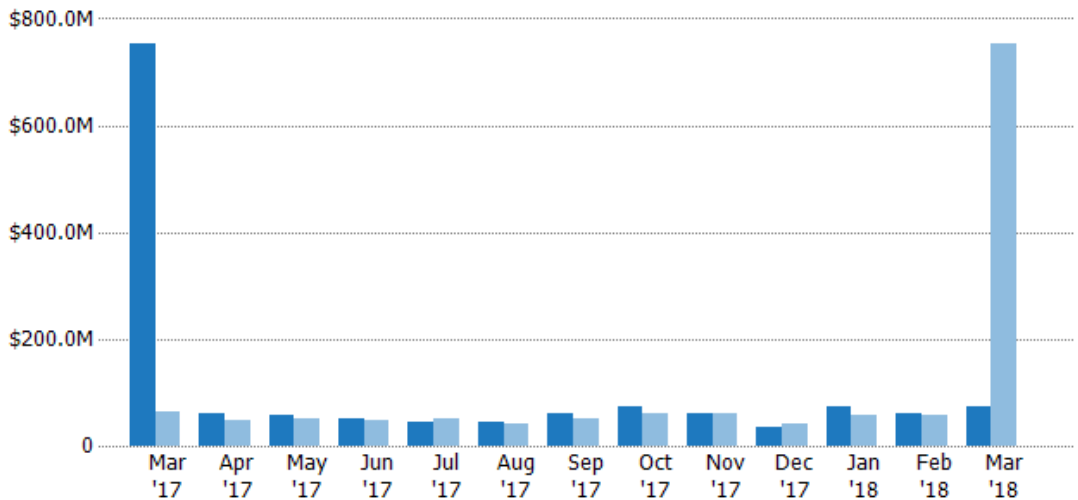
New Listing Volume

The sum of the listing price of single-family, condominium and townhome listings that were added each month.

Filters Used

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

Month/Year	Volume	% Chg.
Mar '18	\$73.7M	-90.2%
Mar '17	\$754M	1,092%
Mar '16	\$63.2M	-3.7%



Current Year	\$754M	\$60.6M	\$56.9M	\$50.8M	\$43.5M	\$45.4M	\$61.3M	\$73.2M	\$59.2M	\$35M	\$73.3M	\$61.3M	\$73.7M
Prior Year	\$63.2M	\$48.6M	\$50.3M	\$48.2M	\$49.8M	\$41.8M	\$51.3M	\$61.6M	\$60.8M	\$41.3M	\$56.9M	\$57.2M	\$754M
Percent Change from Prior Year	1,092%	25%	13%	5%	-13%	9%	20%	19%	-3%	-15%	29%	7%	-90%

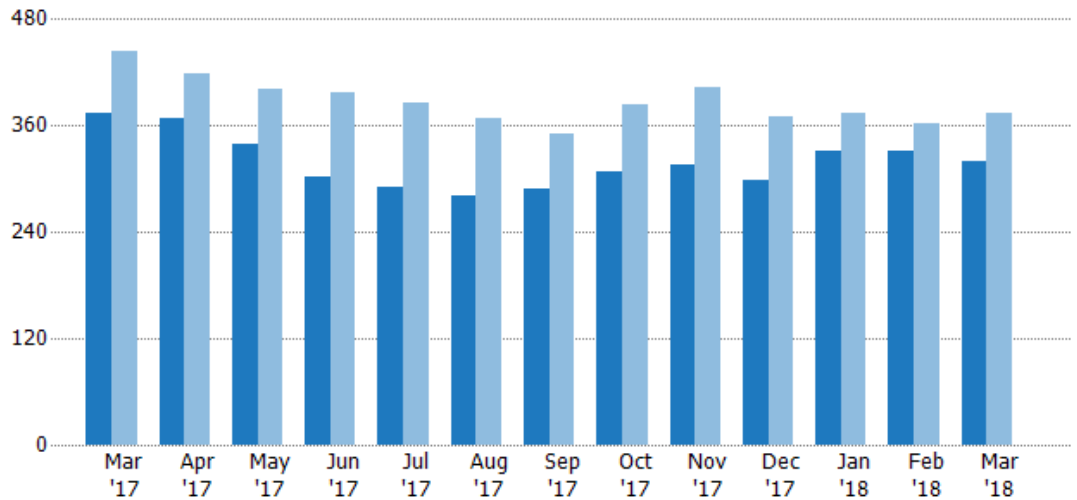
Active Listings

The number of active single-family, condominium and townhome listings at the end of each month.

Filters Used

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

Month/ Year	Count	% Chg.
Mar '18	319	-14.5%
Mar '17	373	-15.8%
Mar '16	443	-14.2%



	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Current Year	373	368	340	302	290	280	289	308	315	299	331	332	319
Prior Year	443	418	401	397	385	369	351	384	404	370	373	362	373
Percent Change from Prior Year	-16%	-12%	-15%	-24%	-25%	-24%	-18%	-20%	-22%	-19%	-11%	-8%	-14%

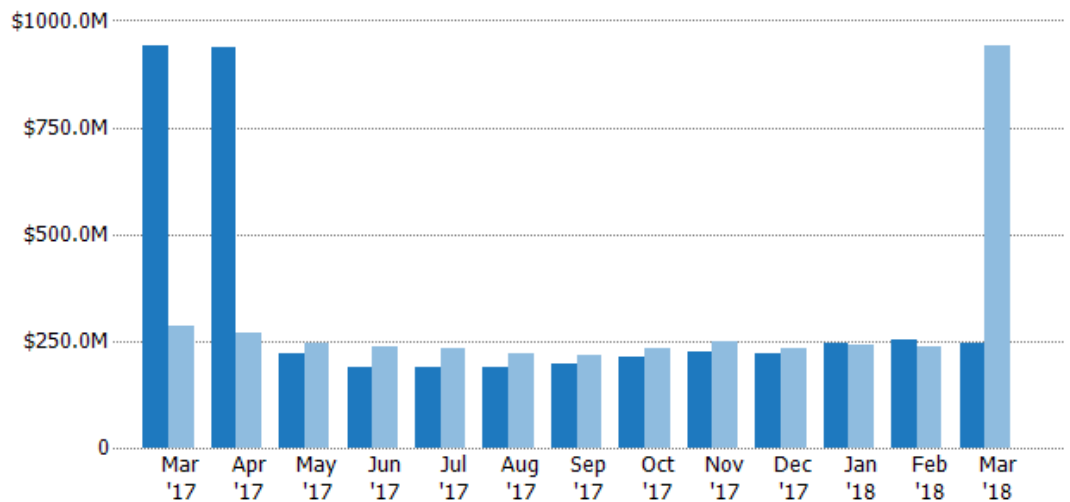
Active Listing Volume

The sum of the listing price of active single-family, condominium and townhome listings at the end of each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Mar '18	\$247M	-73.8%
Mar '17	\$943M	231%
Mar '16	\$285M	-11.1%



	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Current Year	\$943M	\$938M	\$222M	\$190M	\$187M	\$187M	\$198M	\$214M	\$224M	\$221M	\$245M	\$252M	\$247M
Prior Year	\$285M	\$269M	\$246M	\$236M	\$232M	\$221M	\$217M	\$233M	\$249M	\$235M	\$241M	\$237M	\$943M
Percent Change from Prior Year	231%	248%	-10%	-19%	-19%	-15%	-9%	-8%	-10%	-6%	2%	6%	-74%

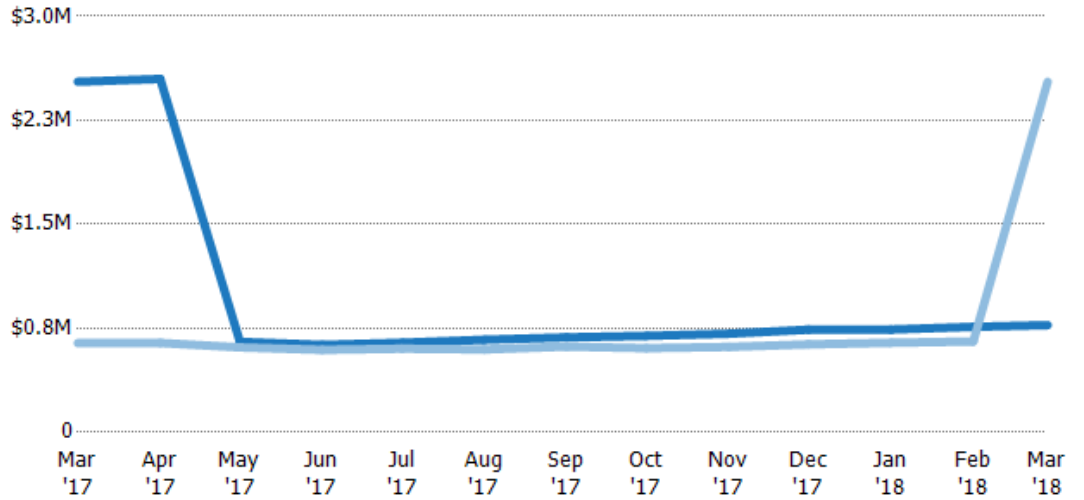
Average Listing Price

The average listing price of active single-family, condominium and townhome listings at the end of each month.

Filters Used

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

Month/ Year	Price	% Chg.
Mar '18	\$773K	-69.4%
Mar '17	\$2.53M	293.1%
Mar '16	\$643K	3.6%



Current Year	\$2.53M	\$2.55M	\$652K	\$630K	\$646K	\$667K	\$684K	\$695K	\$710K	\$740K	\$741K	\$760K	\$773K
Prior Year	\$643K	\$644K	\$612K	\$594K	\$603K	\$598K	\$618K	\$607K	\$616K	\$634K	\$645K	\$655K	\$2.53M
Percent Change from Prior Year	293%	296%	6%	6%	7%	12%	11%	14%	15%	17%	15%	16%	-69%

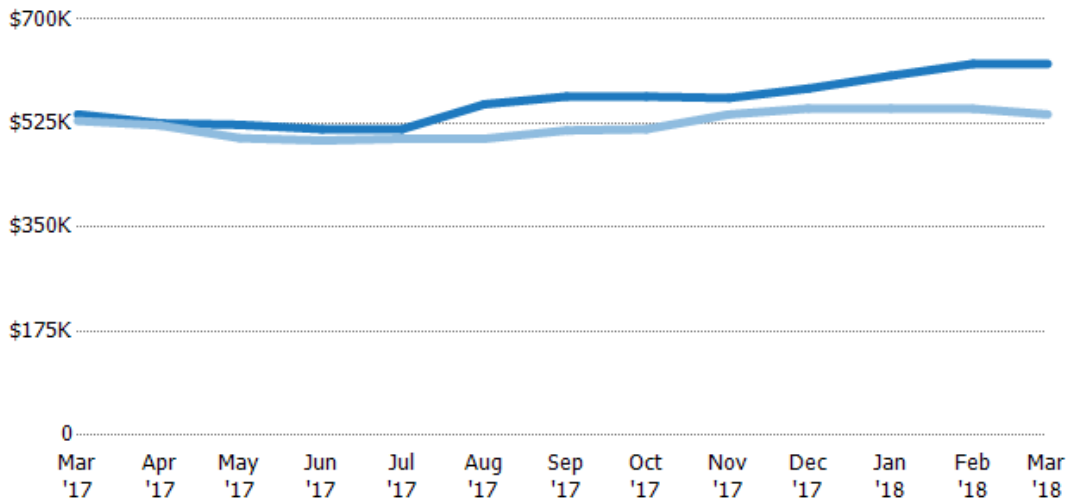
Median Listing Price

The median listing price of active single-family, condominium and townhome listings at the end of each month.

Filters Used

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

Month/ Year	Price	% Chg.
Mar '18	\$625K	15.7%
Mar '17	\$540K	2.1%
Mar '16	\$529K	-5.5%



Current Year	\$540K	\$525K	\$522K	\$515K	\$515K	\$557K	\$570K	\$570K	\$568K	\$584K	\$605K	\$625K	\$625K
Prior Year	\$529K	\$521K	\$500K	\$496K	\$499K	\$499K	\$513K	\$515K	\$540K	\$550K	\$550K	\$549K	\$540K
Percent Change from Prior Year	2%	1%	4%	4%	3%	12%	11%	11%	5%	6%	10%	14%	16%

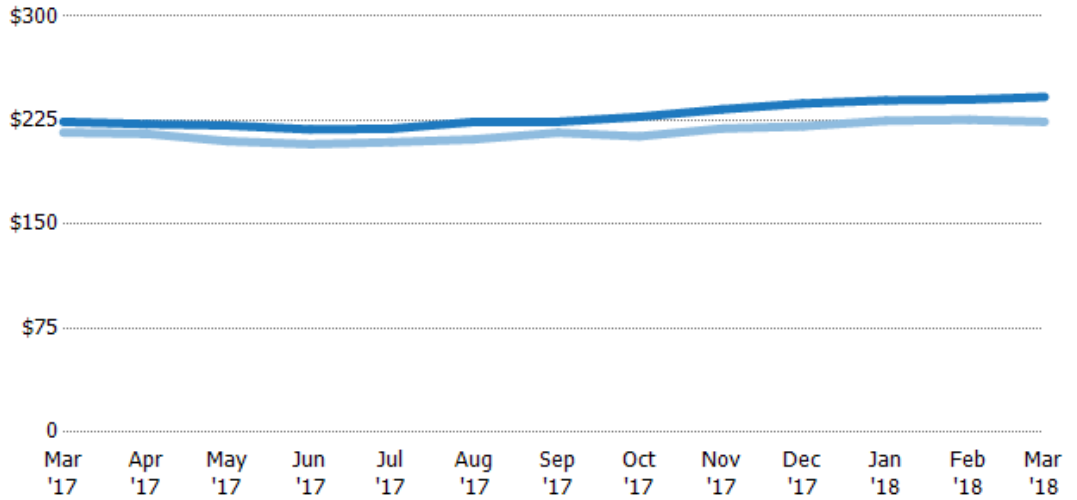
Average Listing Price per Sq Ft

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, Single
 Family Residence

Month/ Year	Price/sq ft	% Chg.
Mar '18	\$242	8%
Mar '17	\$224	3.6%
Mar '16	\$216	-1.2%



Current Year	\$224	\$222	\$221	\$218	\$219	\$224	\$224	\$227	\$233	\$237	\$239	\$240	\$242
Prior Year	\$216	\$215	\$210	\$208	\$209	\$211	\$216	\$213	\$219	\$221	\$225	\$225	\$224
Percent Change from Prior Year	4%	3%	5%	5%	5%	6%	4%	7%	6%	7%	7%	6%	8%

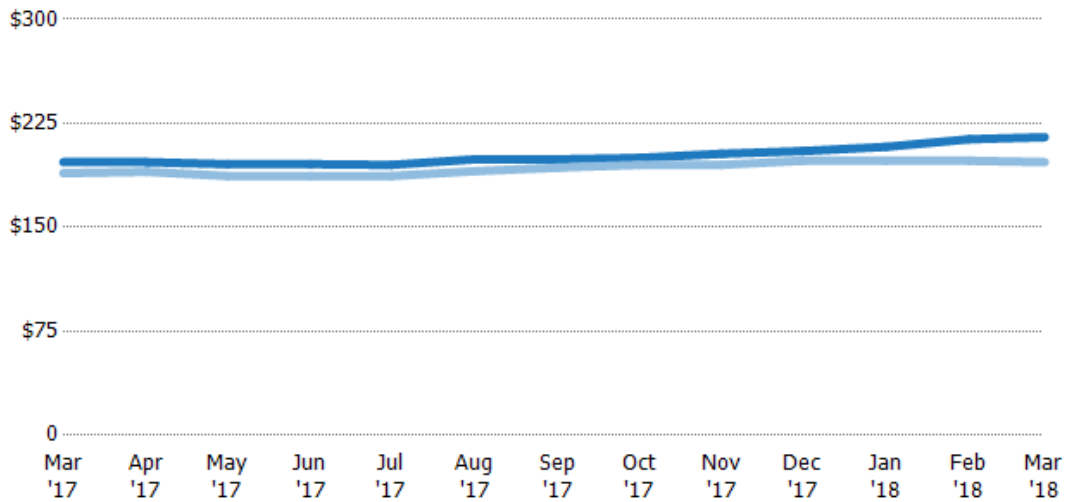
Median Listing Price per Sq Ft

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, Single
 Family Residence

Month/ Year	Price/sq ft	% Chg.
Mar '18	\$215	9.1%
Mar '17	\$197	4.2%
Mar '16	\$189	-4.5%



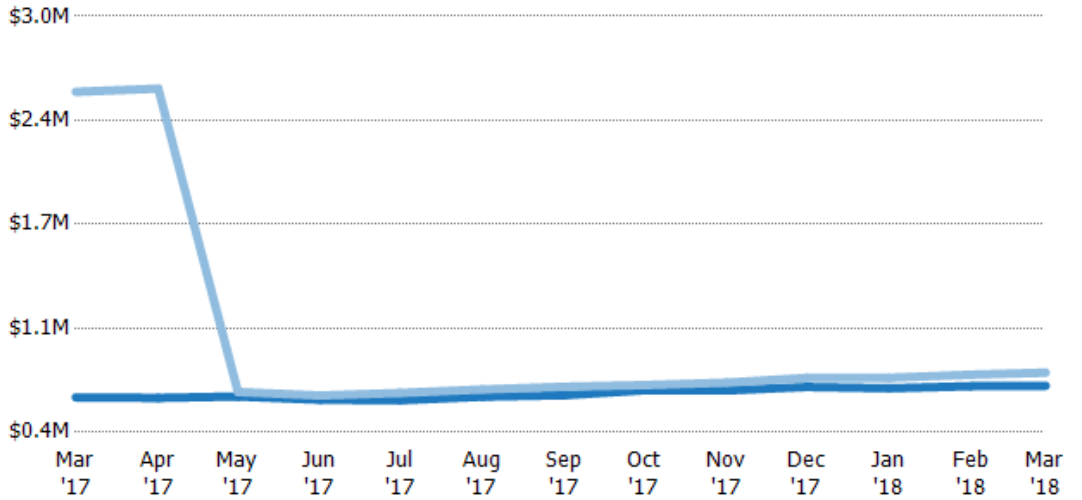
Current Year	\$197	\$197	\$196	\$196	\$195	\$199	\$199	\$200	\$203	\$205	\$208	\$214	\$215
Prior Year	\$189	\$190	\$187	\$187	\$187	\$191	\$193	\$195	\$195	\$198	\$198	\$198	\$197
Percent Change from Prior Year	4%	4%	5%	5%	4%	4%	3%	3%	4%	4%	5%	8%	9%

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, Single
 Family Residence



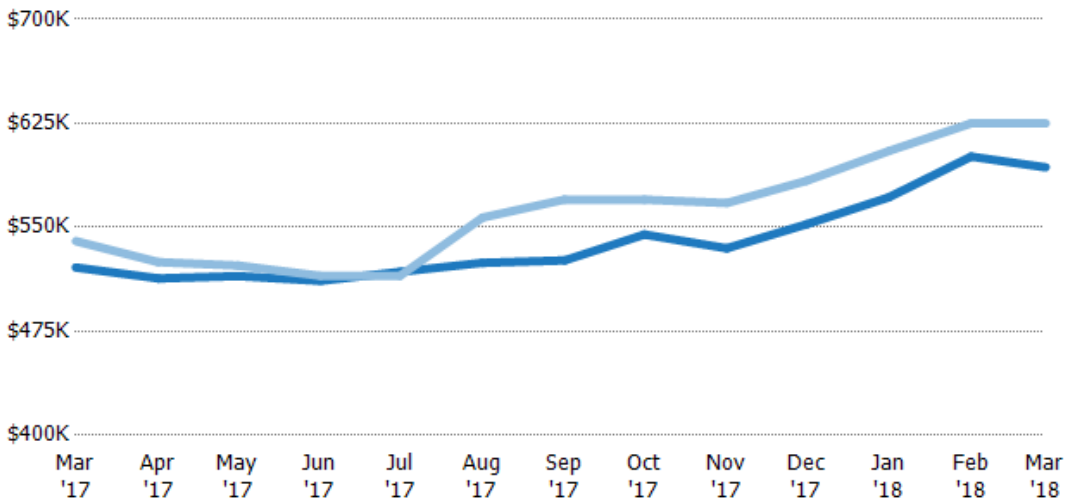
	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Avg Est Value	\$618K	\$615K	\$624K	\$604K	\$600K	\$622K	\$632K	\$662K	\$662K	\$683K	\$675K	\$688K	\$691K
Avg Listing Price	\$2.53M	\$2.55M	\$652K	\$630K	\$646K	\$667K	\$684K	\$695K	\$710K	\$740K	\$741K	\$760K	\$773K
Avg Listing Price as a % of Avg Est Value	409%	414%	105%	104%	108%	107%	108%	105%	107%	108%	110%	110%	112%

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, Single
 Family Residence



	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Median Est Value	\$521K	\$513K	\$515K	\$511K	\$518K	\$524K	\$526K	\$545K	\$535K	\$552K	\$572K	\$601K	\$593K
Median Listing Price	\$540K	\$525K	\$522K	\$515K	\$515K	\$557K	\$570K	\$570K	\$568K	\$584K	\$605K	\$625K	\$625K
Med Listing Price as a % of Med Est Value	104%	102%	101%	101%	99%	106%	108%	105%	106%	106%	106%	104%	105%

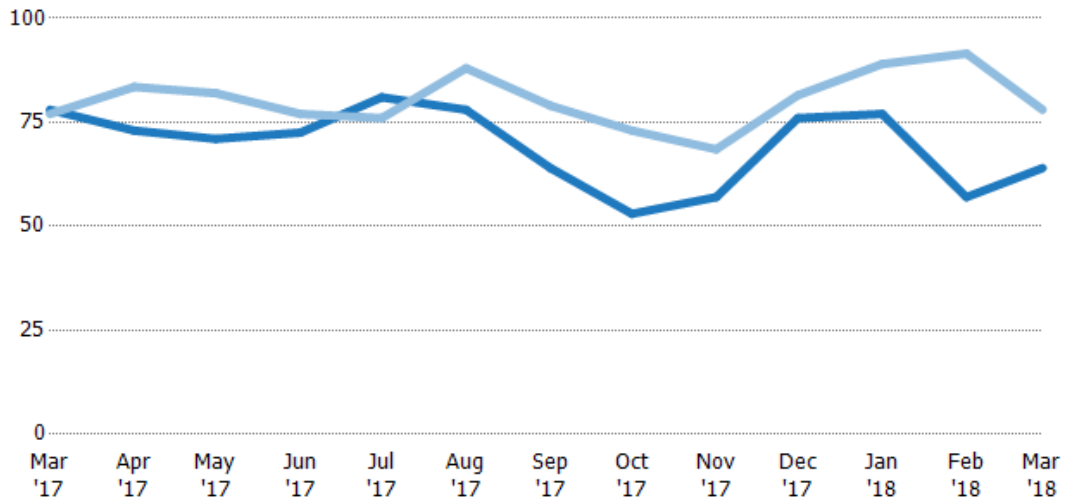
Median Days in RPR

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, Single
 Family Residence

Month/ Year	Days	% Chg.
Mar '18	64	-17.9%
Mar '17	78	1.3%
Mar '16	77	-3.2%



Current Year	78	73	71	72.5	81	78	64	53	57	76	77	57	64
Prior Year	77	83.5	82	77	76	88	79	73	68.5	81.5	89	91.5	78
Percent Change from Prior Year	1%	-13%	-13%	-6%	7%	-11%	-19%	-27%	-17%	-7%	-13%	-38%	-18%

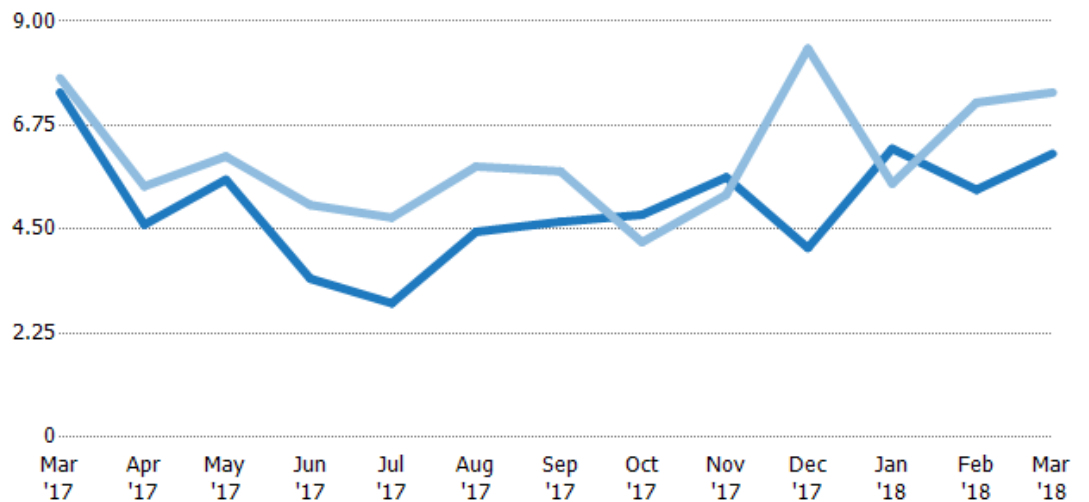
Months of Inventory

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, Single
 Family Residence

Month/ Year	Months	% Chg.
Mar '18	6.13	-17.8%
Mar '17	7.46	-4%
Mar '16	7.77	-15.7%



Current Year	7.46	4.6	5.57	3.43	2.9	4.44	4.66	4.81	5.63	4.1	6.25	5.35	6.13
Prior Year	7.77	5.43	6.08	5.03	4.75	5.86	5.75	4.22	5.25	8.41	5.49	7.24	7.46
Percent Change from Prior Year	-4%	-15%	-8%	-32%	-39%	-24%	-19%	14%	7%	-51%	14%	-26%	-18%

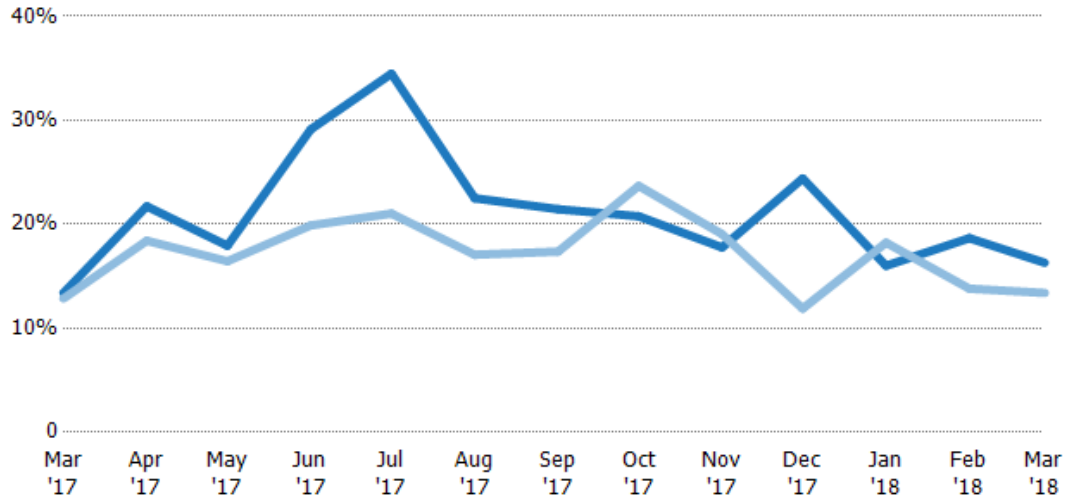
Absorption Rate

The percentage of inventory sold per month.

Filters Used

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

Month/ Year	Rate	Chg.
Mar '18	16%	-2.9%
Mar '17	13%	-0.5%
Mar '16	13%	18.7%



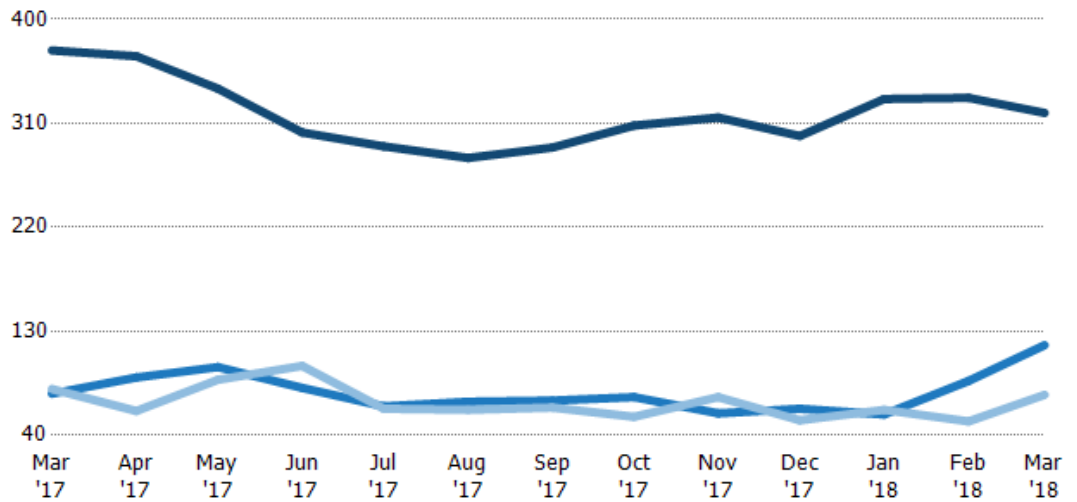
Current Year	13%	22%	18%	29%	34%	23%	21%	21%	18%	24%	16%	19%	16%
Prior Year	13%	18%	16%	20%	21%	17%	17%	24%	19%	12%	18%	14%	13%
Change from Prior Year	-1%	-3%	-1%	-9%	-13%	-5%	-4%	3%	1%	-13%	2%	-5%	-3%

Active/Pending/Sold Units

The number of single-family, condominium and townhome properties that were Active, Pending and Sold each month.

Filters Used

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



Active	373	368	340	302	290	280	289	308	315	299	331	332	319
Pending	76	90	99	81	65	69	70	73	59	63	58	87	118
Sold	80	61	88	100	63	62	64	56	73	53	62	52	75

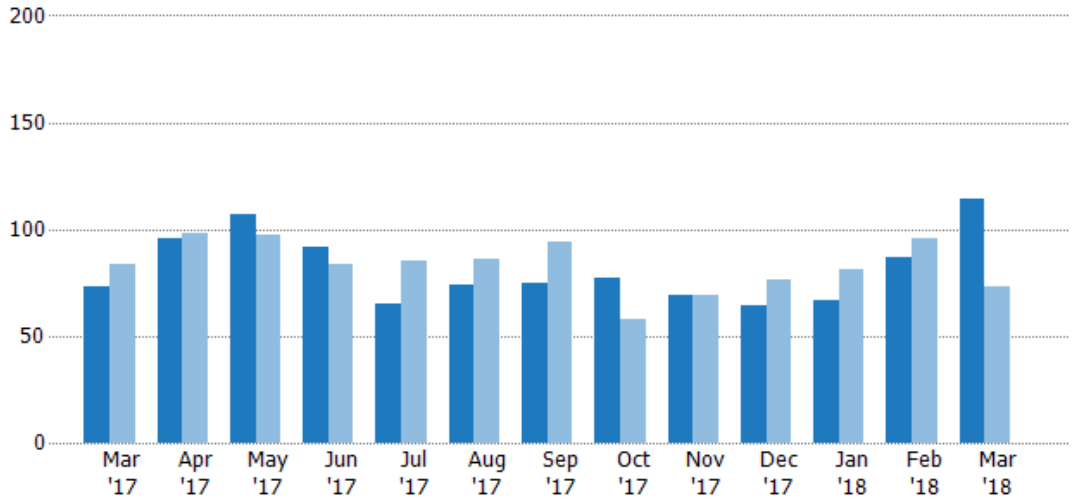
New Pending Sales

The number of single-family, condominium and townhome properties with accepted offers that were added each month.

Filters Used

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

Month/ Year	Count	% Chg.
Mar '18	114	56.2%
Mar '17	73	-13.1%
Mar '16	84	31%



Current Year	73	96	107	92	65	74	75	77	69	64	67	87	114
Prior Year	84	98	97	84	85	86	94	58	69	76	81	96	73
Percent Change from Prior Year	-13%	-2%	10%	10%	-24%	-14%	-20%	33%	0%	-16%	-17%	-9%	56%

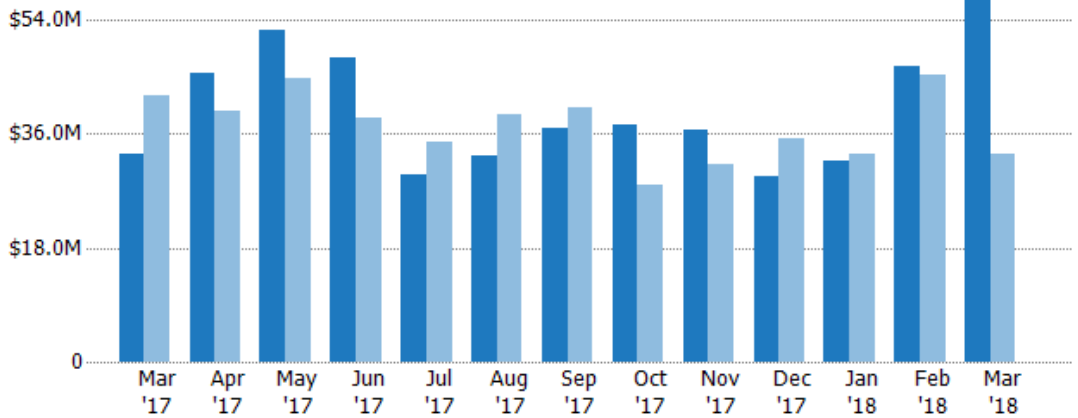
New Pending Sales Volume

The sum of the sales price of single-family, condominium and townhome properties with accepted offers that were added each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Mar '18	\$60.9M	85.5%
Mar '17	\$32.8M	-22.1%
Mar '16	\$42.1M	0.9%



Current Year	\$32.8M	\$45.7M	\$52.3M	\$47.9M	\$29.5M	\$32.5M	\$36.8M	\$37.4M	\$36.7M	\$29.3M	\$31.7M	\$46.7M	\$60.9M
Prior Year	\$42.1M	\$39.7M	\$44.9M	\$38.5M	\$34.8M	\$39.1M	\$40.1M	\$28.1M	\$31.1M	\$35.3M	\$32.8M	\$45.3M	\$32.8M
Percent Change from Prior Year	-22%	15%	17%	24%	-15%	-17%	-8%	33%	18%	-17%	-3%	3%	86%

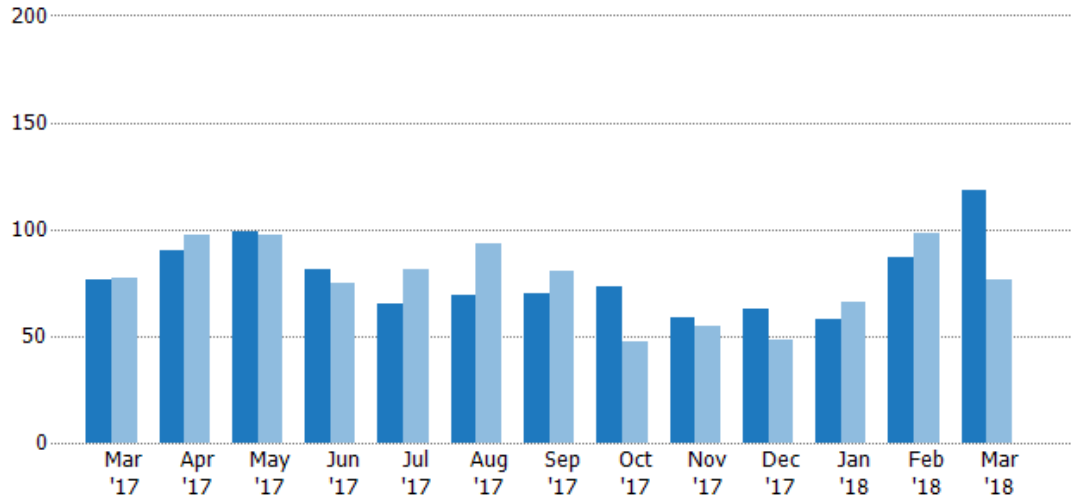
Pending Sales

The number of single-family, condominium and townhome 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, Single
 Family Residence

Month/ Year	Count	% Chg.
Mar '18	118	55.3%
Mar '17	76	-1.3%
Mar '16	77	26%



Current Year	76	90	99	81	65	69	70	73	59	63	58	87	118
Prior Year	77	97	97	75	81	93	80	47	55	48	66	98	76
Percent Change from Prior Year	-1%	-7%	2%	8%	-20%	-26%	-13%	55%	7%	31%	-12%	-11%	55%

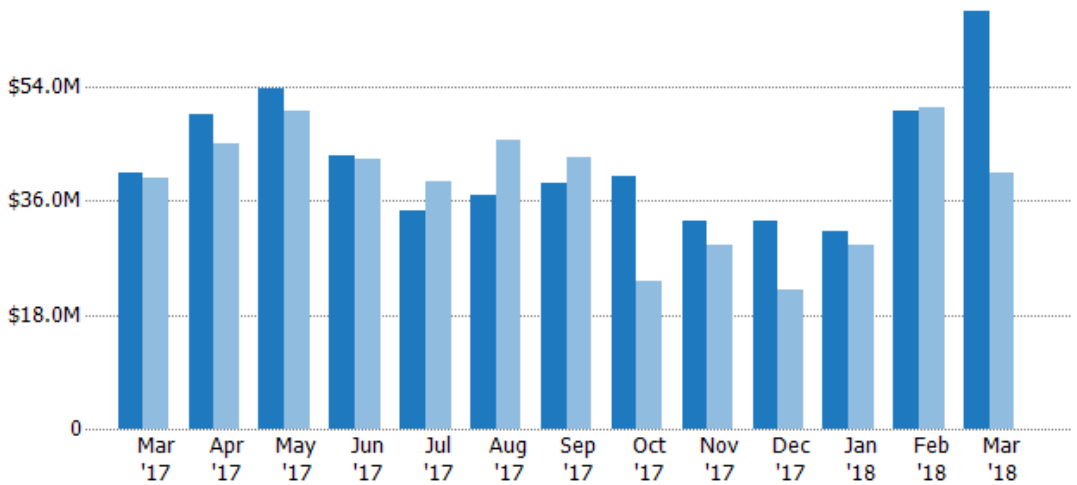
Pending Sales Volume

The sum of the sales price of single-family, condominium and townhome 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, Single
 Family Residence

Month/ Year	Volume	% Chg.
Mar '18	\$65.8M	62.5%
Mar '17	\$40.5M	2.5%
Mar '16	\$39.5M	8.5%



Current Year	\$40.5M	\$49.5M	\$53.8M	\$43.1M	\$34.5M	\$36.9M	\$38.8M	\$39.9M	\$32.7M	\$32.9M	\$31.1M	\$50.1M	\$65.8M
Prior Year	\$39.5M	\$45M	\$50.1M	\$42.6M	\$38.9M	\$45.7M	\$42.7M	\$23.4M	\$29M	\$21.9M	\$29M	\$50.6M	\$40.5M
Percent Change from Prior Year	3%	10%	7%	1%	-12%	-19%	-9%	71%	13%	50%	7%	-1%	62%

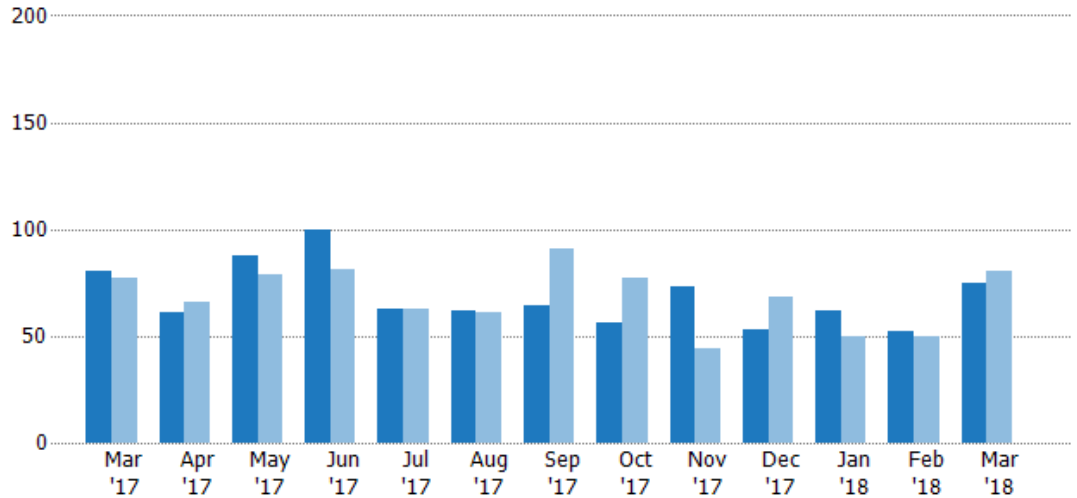
Closed Sales

The total number of single-family, condominium and townhome properties sold each month.

Filters Used

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

Month/ Year	Count	% Chg.
Mar '18	75	-6.3%
Mar '17	80	3.9%
Mar '16	77	-2.6%



Current Year	80	61	88	100	63	62	64	56	73	53	62	52	75
Prior Year	77	66	79	81	63	61	91	77	44	68	50	50	80
Percent Change from Prior Year	4%	-8%	11%	23%	0%	2%	-30%	-27%	66%	-22%	24%	4%	-6%

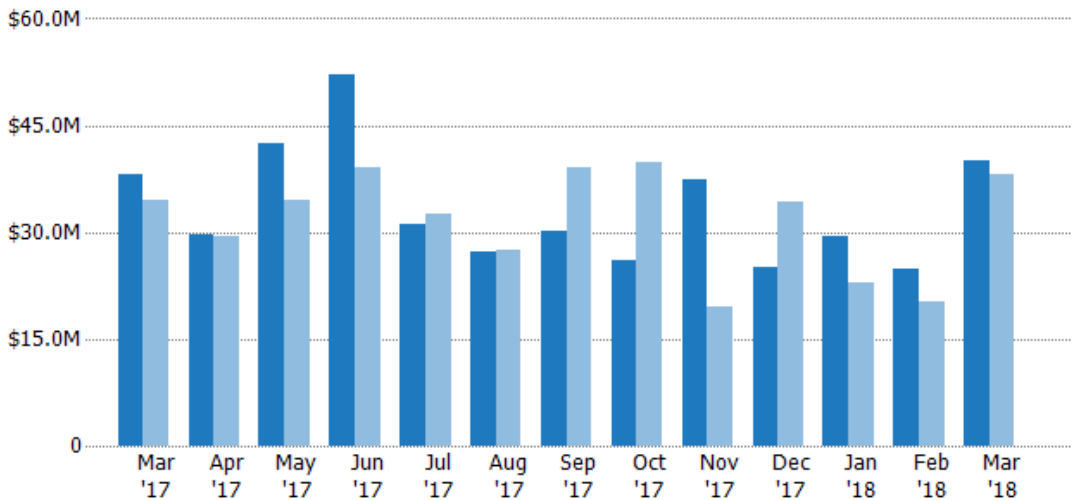
Closed Sales Volume

The sum of the sales price of single-family, condominium and townhome properties sold each month.

Filters Used

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

Month/ Year	Volume	% Chg.
Mar '18	\$40M	4.9%
Mar '17	\$38.1M	10.6%
Mar '16	\$34.4M	-8.1%



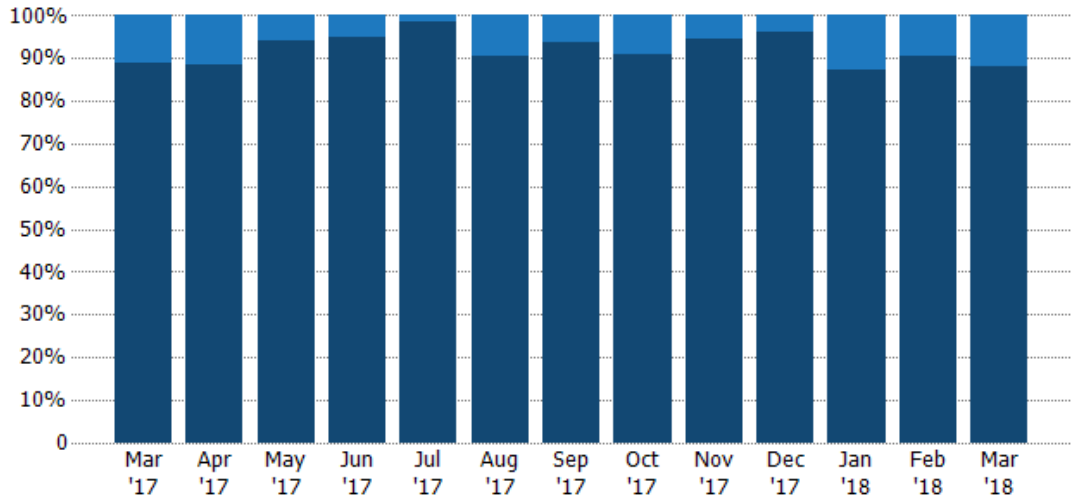
Current Year	\$38.1M	\$29.6M	\$42.4M	\$52M	\$31.2M	\$27.1M	\$30.1M	\$26.1M	\$37.4M	\$25.1M	\$29.5M	\$24.7M	\$40M
Prior Year	\$34.4M	\$29.3M	\$34.6M	\$39.1M	\$32.7M	\$27.6M	\$39.2M	\$39.9M	\$19.5M	\$34.3M	\$22.9M	\$20.3M	\$38.1M
Percent Change from Prior Year	11%	1%	23%	33%	-5%	-2%	-23%	-35%	92%	-27%	29%	22%	5%

Closed Sales by Property Type

The percentage of single-family, condominium and townhome properties sold each month by property type.

Filters Used

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



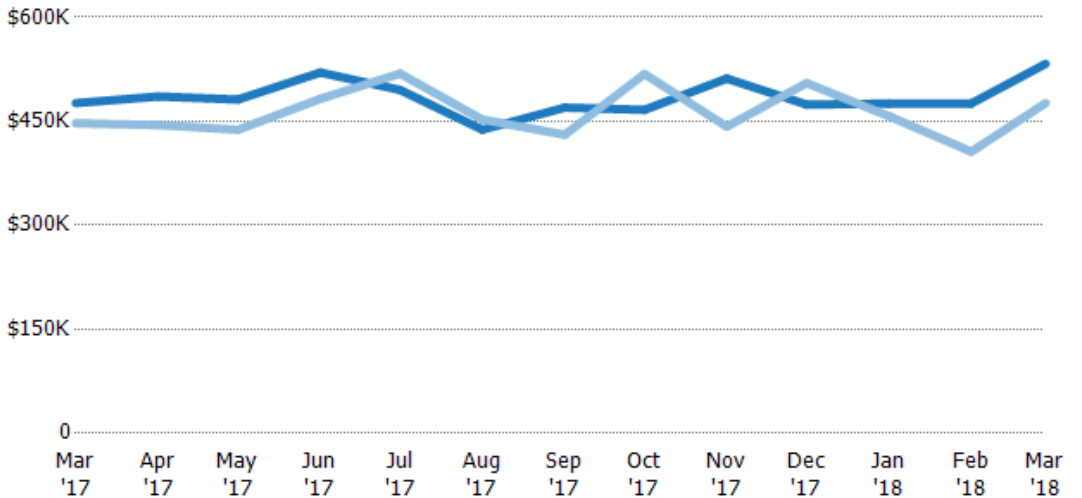
Condo/Townhouse	11%	11%	6%	5%	2%	10%	6%	9%	5%	4%	13%	10%	12%
Single Family Residence	89%	89%	94%	95%	98%	90%	94%	91%	95%	96%	87%	90%	88%

Average Sales Price

The average sales price of the single-family, condominium and townhome properties sold each month.

Filters Used

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



Current Year	\$476K	\$486K	\$481K	\$520K	\$495K	\$438K	\$470K	\$466K	\$512K	\$474K	\$476K	\$476K	\$533K
Prior Year	\$447K	\$445K	\$438K	\$482K	\$519K	\$452K	\$431K	\$518K	\$442K	\$505K	\$457K	\$406K	\$476K
Percent Change from Prior Year	6%	9%	10%	8%	-5%	-3%	9%	-10%	16%	-6%	4%	17%	12%

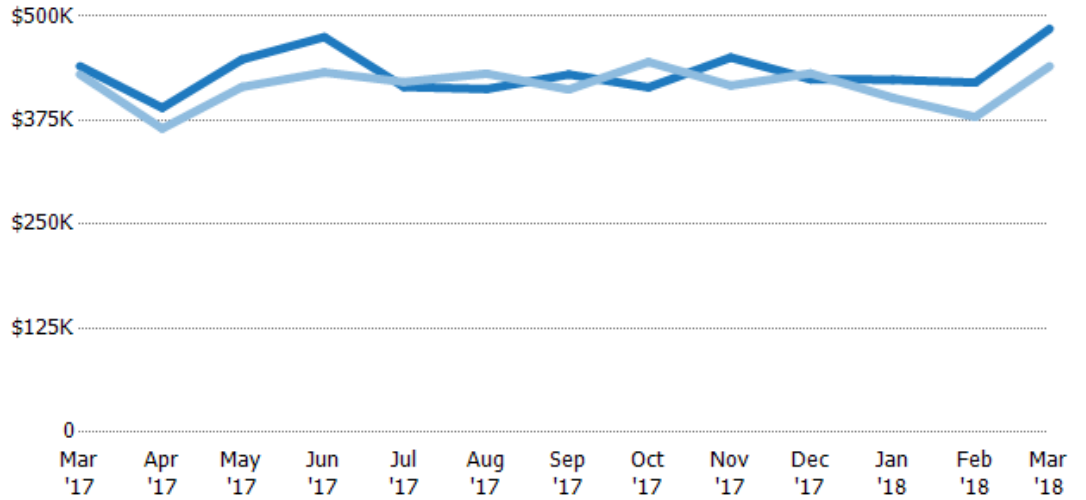
Median Sales Price

The median sales price of the single-family, condominium and townhome properties sold each month.

Filters Used

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

Month/ Year	Price	% Chg.
Mar '18	\$485K	10.2%
Mar '17	\$440K	2.3%
Mar '16	\$430K	-14.7%



Current Year	\$440K	\$390K	\$448K	\$475K	\$415K	\$413K	\$430K	\$415K	\$450K	\$424K	\$424K	\$420K	\$485K
Prior Year	\$430K	\$365K	\$415K	\$433K	\$421K	\$431K	\$412K	\$445K	\$417K	\$431K	\$402K	\$379K	\$440K
Percent Change from Prior Year	2%	7%	8%	10%	-1%	-4%	4%	-7%	8%	-2%	5%	11%	10%

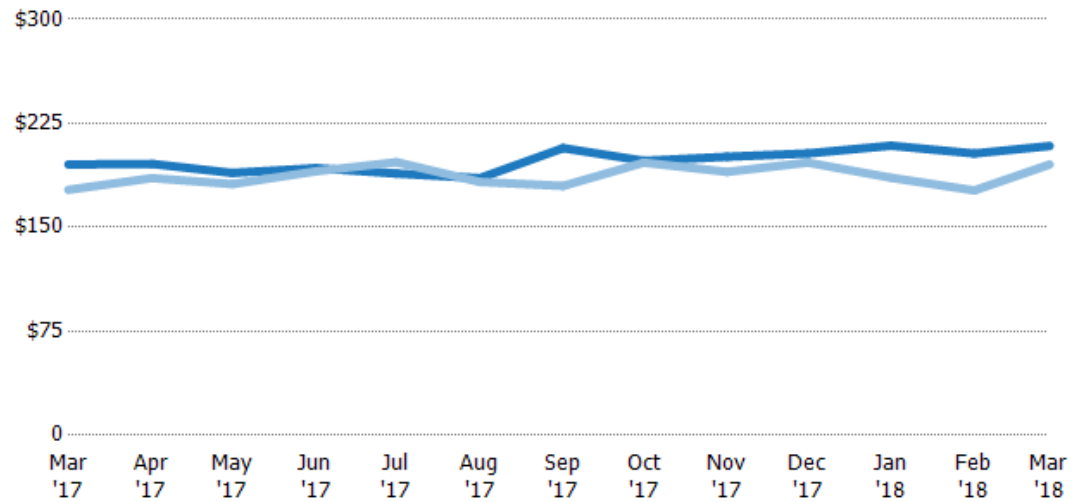
Average Sales Price per Sq Ft

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, Single
 Family Residence

Month/ Year	Price/sq ft	% Chg.
Mar '18	\$209	6.8%
Mar '17	\$195	10.3%
Mar '16	\$177	2.3%



Current Year	\$195	\$196	\$189	\$193	\$189	\$185	\$207	\$198	\$201	\$203	\$209	\$203	\$209
Prior Year	\$177	\$185	\$181	\$190	\$197	\$183	\$180	\$197	\$190	\$197	\$186	\$177	\$195
Percent Change from Prior Year	10%	6%	4%	1%	-4%	2%	15%	1%	6%	3%	12%	15%	7%

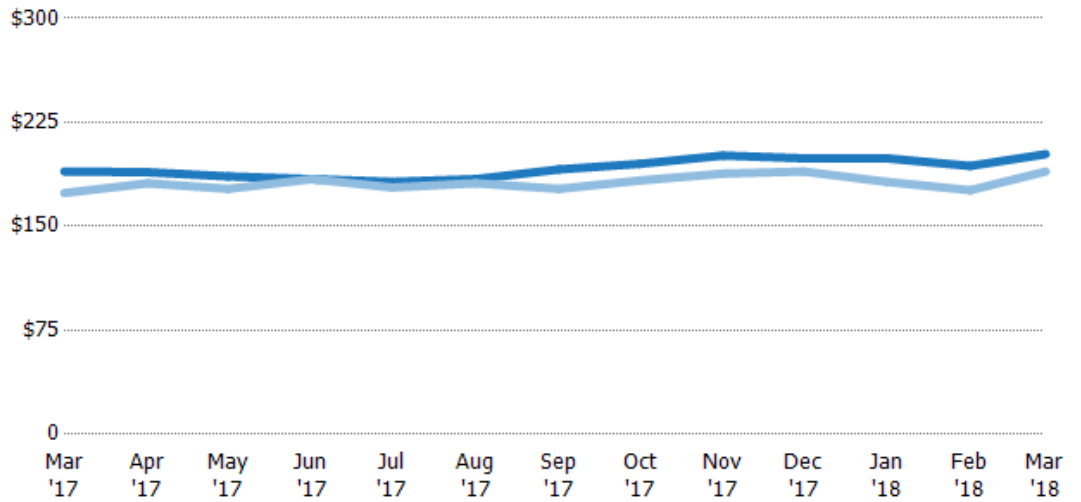
Median Sales Price per Sq Ft

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, Single
Family Residence

Month/ Year	Price/sq ft	% Chg.
Mar '18	\$202	6.6%
Mar '17	\$190	8.9%
Mar '16	\$174	0%



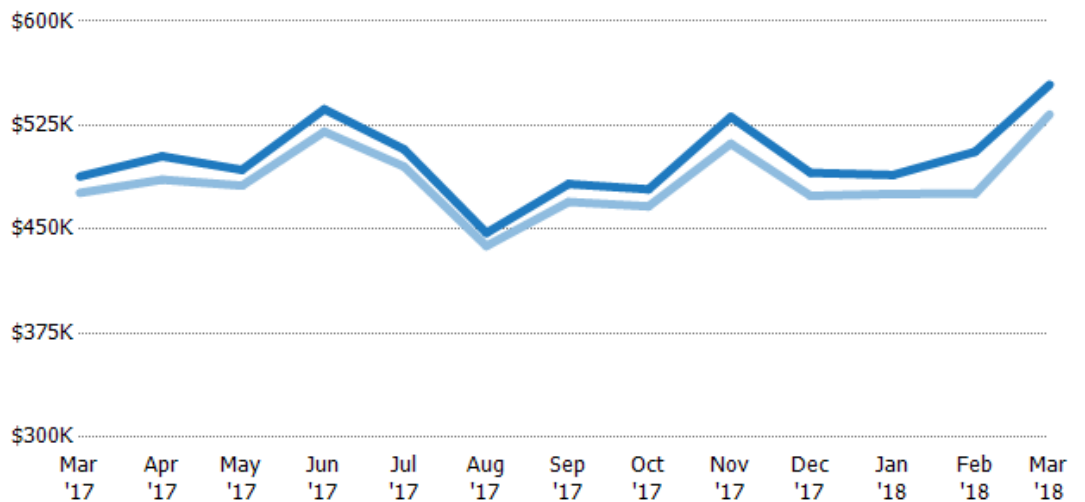
	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Current Year	\$190	\$189	\$186	\$184	\$182	\$184	\$191	\$195	\$201	\$199	\$199	\$194	\$202
Prior Year	\$174	\$181	\$177	\$184	\$178	\$181	\$177	\$183	\$188	\$190	\$182	\$176	\$190
Percent Change from Prior Year	9%	4%	5%	0%	2%	2%	8%	7%	7%	5%	9%	10%	7%

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, Single
Family Residence



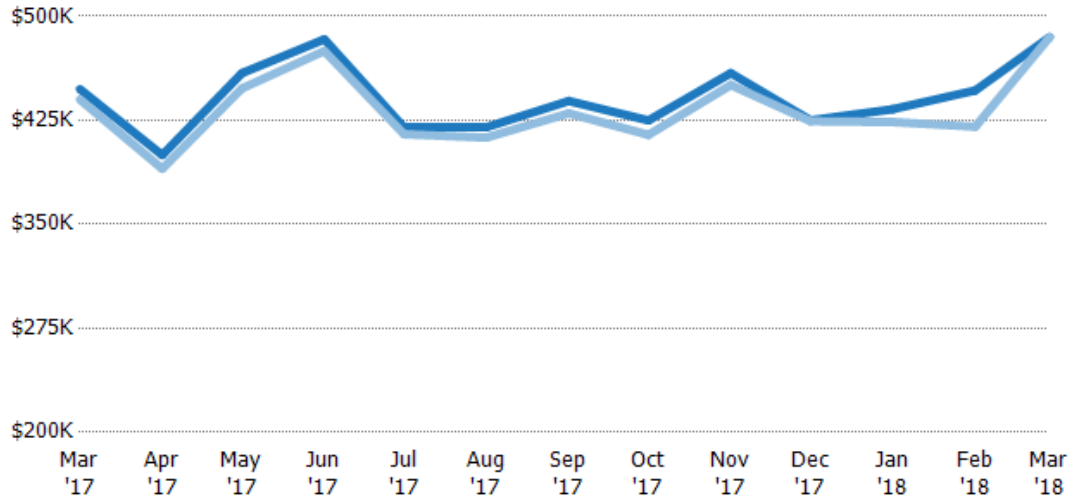
	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Avg List Price	\$488K	\$503K	\$493K	\$537K	\$508K	\$447K	\$483K	\$479K	\$531K	\$491K	\$489K	\$506K	\$554K
Avg Sales Price	\$476K	\$486K	\$481K	\$520K	\$495K	\$438K	\$470K	\$466K	\$512K	\$474K	\$476K	\$476K	\$533K
Avg Sales Price as a % of Avg List Price	98%	97%	98%	97%	98%	98%	97%	97%	96%	97%	97%	94%	96%

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, Single
Family Residence



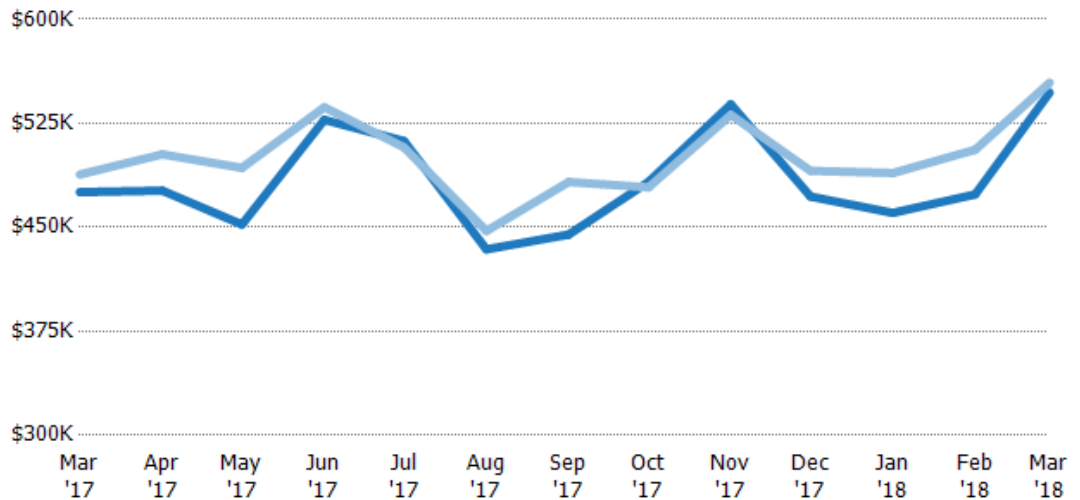
	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Median List Price	\$447K	\$400K	\$459K	\$483K	\$420K	\$420K	\$439K	\$425K	\$459K	\$425K	\$433K	\$447K	\$485K
Median Sales Price	\$440K	\$390K	\$448K	\$475K	\$415K	\$413K	\$430K	\$415K	\$450K	\$424K	\$424K	\$420K	\$485K
Med Sales Price as a % of Med List Price	98%	98%	98%	98%	99%	98%	98%	98%	98%	100%	98%	94%	100%

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, Single
Family Residence



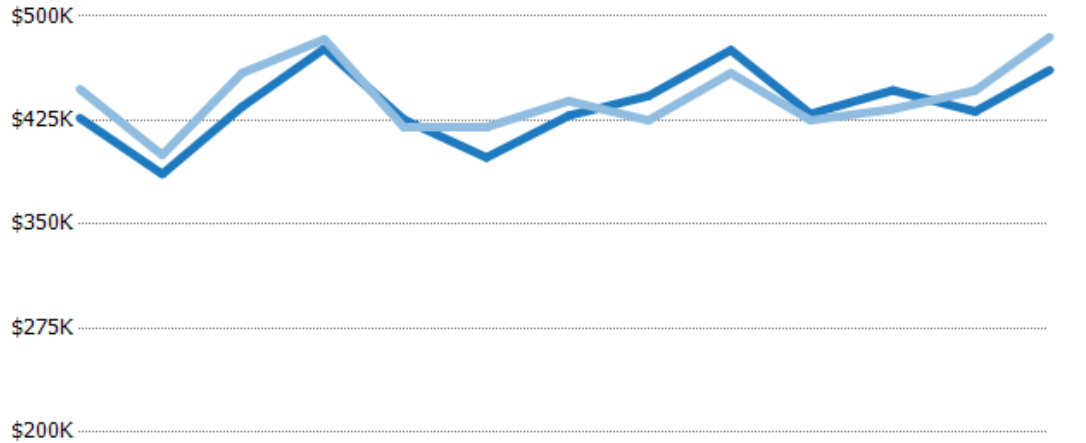
	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Avg Est Value	\$475K	\$476K	\$452K	\$527K	\$512K	\$434K	\$445K	\$483K	\$539K	\$472K	\$460K	\$474K	\$547K
Avg Sales Price	\$488K	\$503K	\$493K	\$537K	\$508K	\$447K	\$483K	\$479K	\$531K	\$491K	\$489K	\$506K	\$554K
Avg Sales Price as a % of Avg Est Value	103%	105%	109%	102%	99%	103%	109%	99%	99%	104%	106%	107%	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, Single
 Family Residence



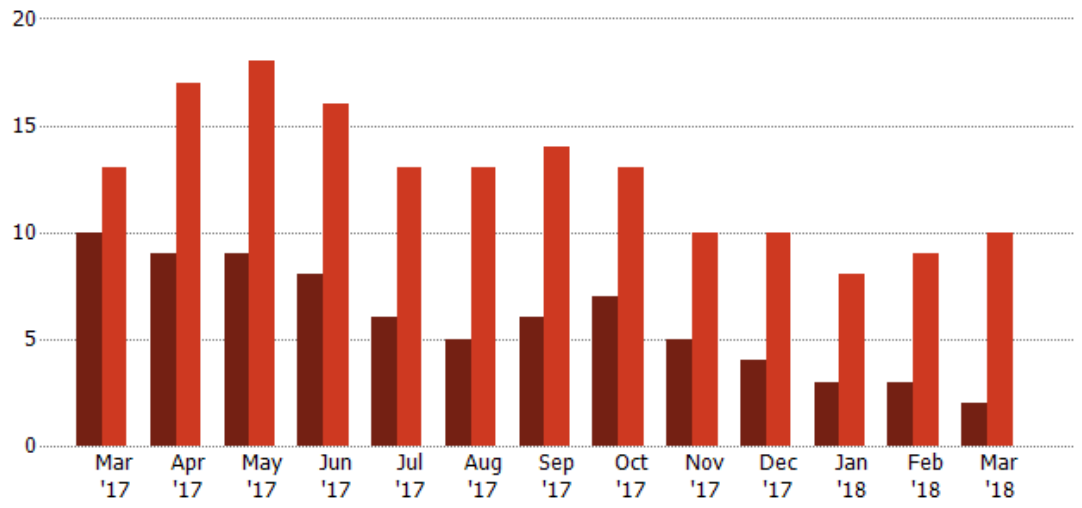
	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Median Est Value	\$427K	\$386K	\$435K	\$477K	\$426K	\$398K	\$428K	\$443K	\$476K	\$430K	\$447K	\$431K	\$461K
Median Sales Price	\$447K	\$400K	\$459K	\$483K	\$420K	\$420K	\$439K	\$425K	\$459K	\$425K	\$433K	\$447K	\$485K
Med Sales Price as a % of Med Est Value	105%	104%	106%	101%	99%	105%	102%	96%	97%	99%	97%	104%	105%

Distressed Listings

The number of distressed single-family, condominium and townhome 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, Single
 Family Residence



Month/Year	Count	% Chg.
Mar '18	2	-80%
Mar '17	10	-23.1%
Mar '16	13	7.7%

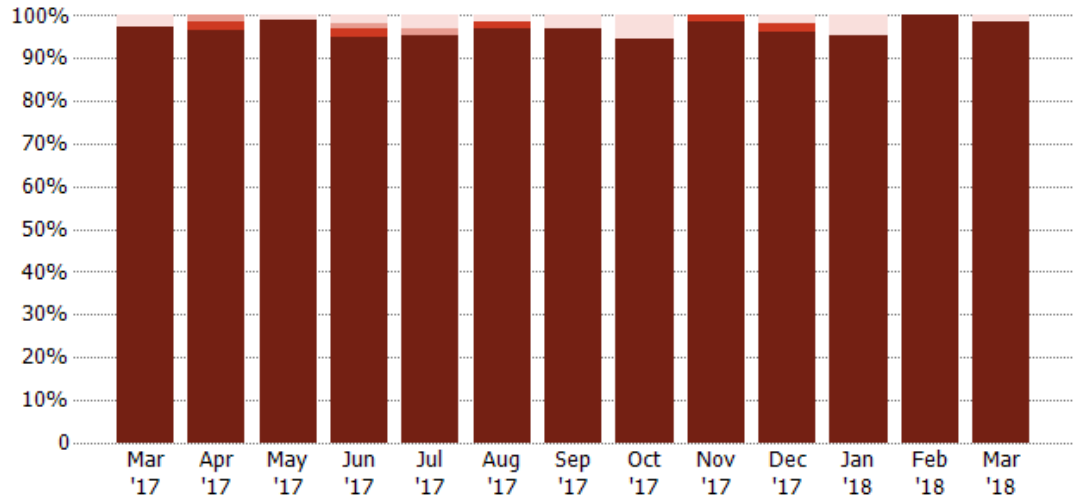
	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Current Year	10	9	9	8	6	5	6	7	5	4	3	3	2
Prior Year	13	17	18	16	13	13	14	13	10	10	8	9	10
Percent Change from Prior Year	-23%	-47%	-50%	-50%	-54%	-62%	-57%	-46%	-50%	-60%	-63%	-67%	-80%

Distressed Sales by Sales Type

The percentage of single-family, condominium and townhome properties sold each month for each sales type.

Filters Used

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



Sales Type	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	Oct '17	Nov '17	Dec '17	Jan '18	Feb '18	Mar '18
Pre-Foreclosure	3%	-	1%	2%	3%	2%	3%	5%	-	2%	5%	-	1%
Short Sale	-	2%	-	1%	2%	-	-	-	-	-	-	-	-
Foreclosure	-	2%	-	2%	-	2%	-	-	1%	2%	-	-	-
Non-Distressed	98%	97%	99%	95%	95%	97%	97%	95%	99%	96%	95%	100%	99%

Listing Activity by ZIP

Mar 2018

ZIP	Listings (Month End)	Listing Volume (Month End)	Avg Listing Price	Median Listing Price	Avg Listing Price per Sq Ft	Median Listing Price per Sq Ft	Months of Inventory	Absorption Rate %
85331	319	\$246,594,214	\$773,023	\$625,000	\$242	\$215	4	23.51 %



Sales Activity by ZIP

Mar 2018

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	117	\$65,439,979	75	\$39,965,051	\$554,281	\$485,000	\$200	\$197	55