



2016

CAVE CREEK MARKET REPORT

October 2016



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	Oct 2016	Oct 2015	+ / -	YTD 2016	YTD 2015	+ / -
Listing Activity Charts Metrics						
New Listing Count	117	123	-4.9%	1,133	1,130	+0.3%
New Listing Volume	\$62,398,134	\$66,512,280	-6.2%	\$548,606,515	\$554,409,291	-1%
Active Listing Count	380	367	+3.5%	3,976	3,586	+10.9%
Active Listing Volume	\$235,374,565	\$221,837,784	+6.1%	\$2,489,882,673	\$2,311,728,893	+7.7%
Average Listing Price	\$619,407	\$604,463	+2.5%	\$626,228	\$644,654	-2.9%
Median Listing Price	\$526,500	\$489,990	+7.5%	\$512,456	\$487,002	+5.2%
Average Listing Price per Sq Ft	\$214	\$205	+4.1%	\$213	\$212	+0.6%
Median Listing Price per Sq Ft	\$195	\$184	+6%	\$189	\$180	+5%
Median Days in RPR	74	61	+21.3%	80.32	72.44	+10.9%
Months of Inventory	4.2	5.6	-26%	6	6.5	-7.2%
Absorption Rate	23.95%	17.71%	+6.2%	16.55%	15.37%	+1.2%
Sales Activity Charts Metrics						
New Pending Sales Count	57	75	-24%	826	774	+6.7%
New Pending Sales Volume	\$28,047,533	\$30,116,118	-6.9%	\$375,084,497	\$333,744,178	+12.4%
Pending Sales Count	49	75	-34.7%	823	799	+3%
Pending Sales Volume	\$24,549,584	\$35,452,074	-30.8%	\$420,444,814	\$386,232,690	+8.9%
Closed Sales Count	77	57	+35.1%	693	658	+5.3%
Closed Sales Volume	\$39,896,288	\$23,903,635	+66.9%	\$324,759,903	\$293,242,741	+10.7%
Average Sales Price	\$518,134	\$419,362	+23.6%	\$468,629	\$445,658	+5.2%
Median Sales Price	\$445,000	\$384,900	+15.6%	\$422,379	\$392,769	+7.5%
Average Sales Price per Sq Ft	\$197	\$181	+8.7%	\$186	\$179	+3.5%
Median Sales Price per Sq Ft	\$183	\$176	+4%	\$179	\$173	+3.5%
Distressed Charts Metrics						
Distressed Listing Count	13	26	-50%	157	181	-13.3%

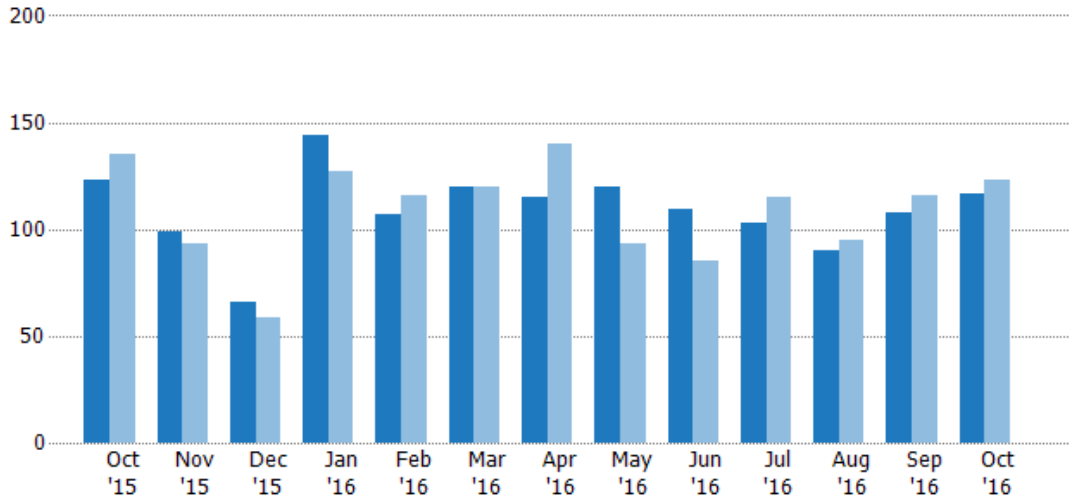
New Listings

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.
Oct '16	117	-4.9%
Oct '15	123	-8.9%
Oct '14	135	-13.3%



Current Year	123	99	66	144	107	120	115	120	109	103	90	108	117
Prior Year	135	93	59	127	116	120	140	93	85	115	95	116	123
Percent Change from Prior Year	-9%	6%	12%	13%	-8%	0%	-18%	29%	28%	-10%	-5%	-7%	-5%

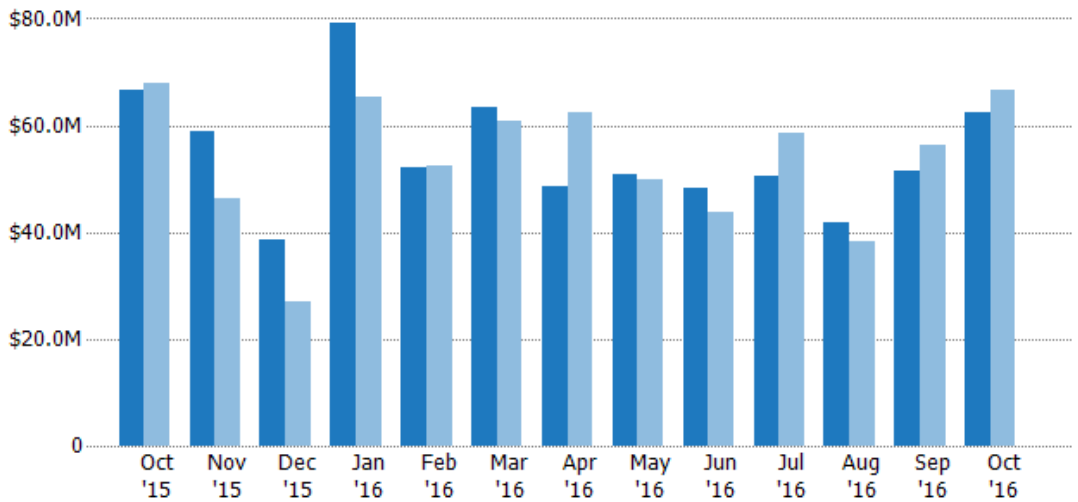
New Listing Volume

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.
Oct '16	\$62.4M	-6.2%
Oct '15	\$66.5M	-2.2%
Oct '14	\$68M	-1.1%



Current Year	\$66.5M	\$59M	\$38.5M	\$79.3M	\$52.3M	\$63.3M	\$48.7M	\$50.8M	\$48.2M	\$50.4M	\$41.8M	\$51.5M	\$62.4M
Prior Year	\$68M	\$46.3M	\$27M	\$65.4M	\$52.4M	\$60.9M	\$62.5M	\$49.9M	\$43.7M	\$58.7M	\$38.3M	\$56.3M	\$66.5M
Percent Change from Prior Year	-2%	27%	43%	21%	0%	4%	-22%	2%	10%	-14%	9%	-9%	-6%

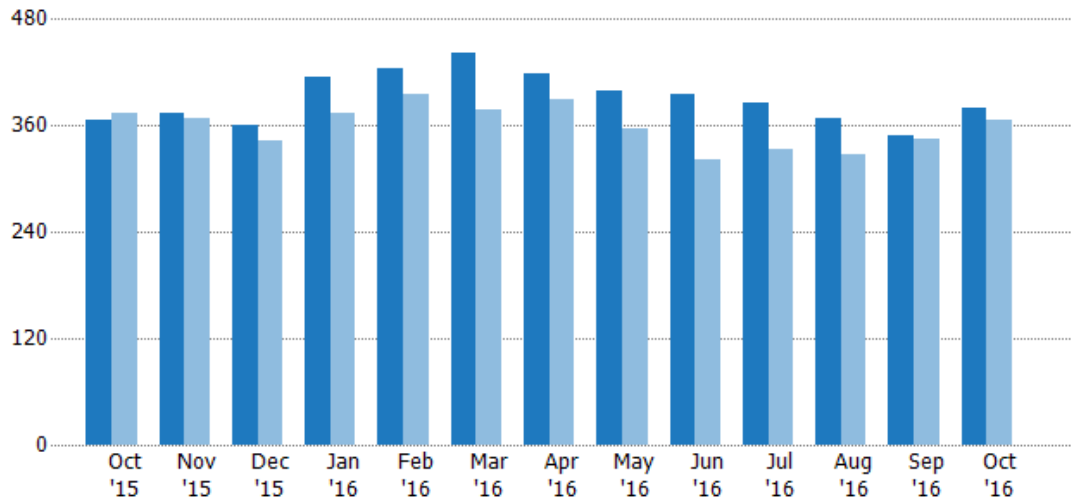
Active Listings

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.
Oct '16	380	3.5%
Oct '15	367	-1.9%
Oct '14	374	-11.8%



Current Year	367	374	360	414	425	441	419	400	396	385	368	348	380
Prior Year	374	368	342	374	396	377	389	357	321	333	327	345	367
Percent Change from Prior Year	-2%	2%	5%	11%	7%	17%	8%	12%	23%	16%	13%	1%	4%

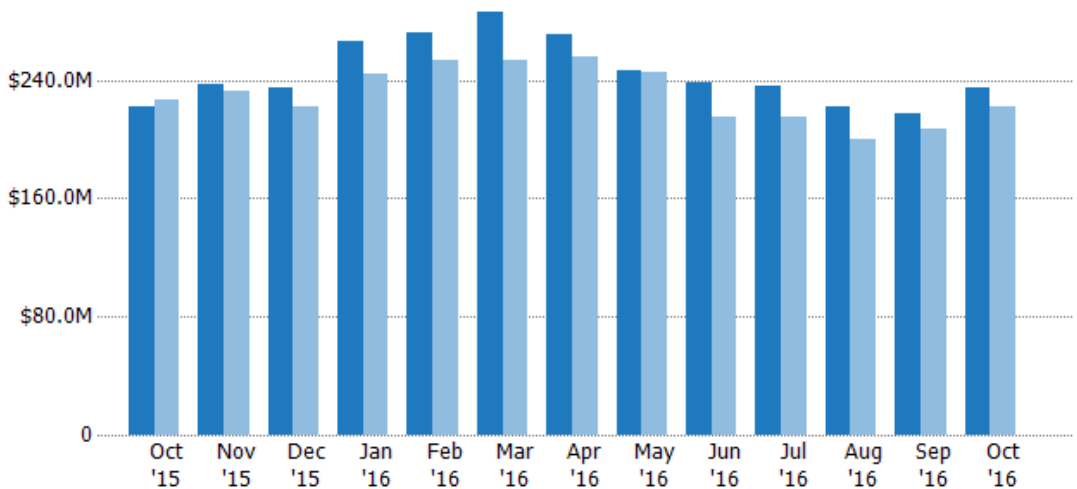
Active Listing Volume

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.
Oct '16	\$235M	6.1%
Oct '15	\$222M	-2.1%
Oct '14	\$227M	-11.4%



Current Year	\$222M	\$237M	\$235M	\$266M	\$271M	\$285M	\$270M	\$247M	\$239M	\$236M	\$222M	\$217M	\$235M
Prior Year	\$227M	\$233M	\$222M	\$245M	\$254M	\$253M	\$255M	\$246M	\$216M	\$215M	\$200M	\$207M	\$222M
Percent Change from Prior Year	-2%	2%	6%	9%	7%	13%	6%	1%	11%	10%	11%	5%	6%

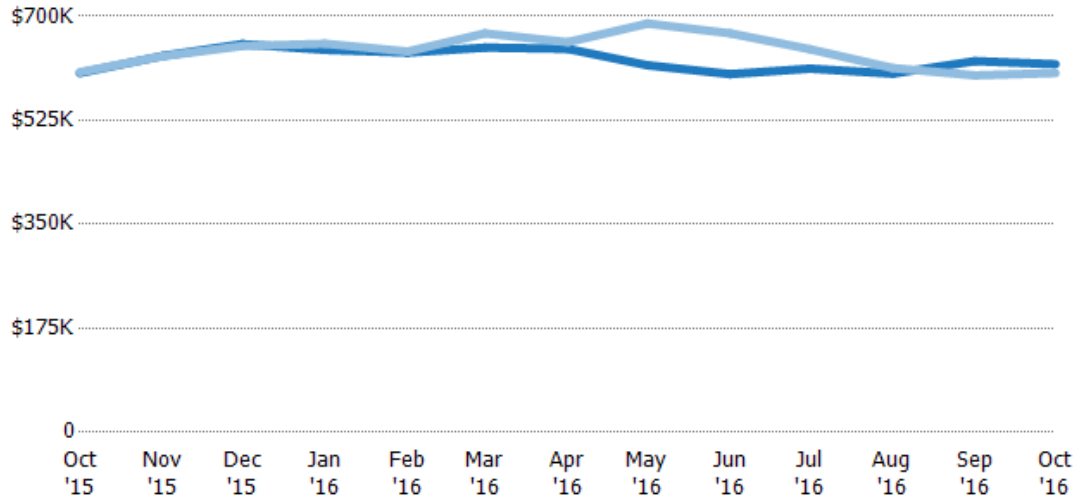
Average Listing Price

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.
Oct '16	\$619K	2.5%
Oct '15	\$604K	-0.3%
Oct '14	\$606K	0.4%



Current Year	\$604K	\$633K	\$653K	\$644K	\$639K	\$647K	\$645K	\$618K	\$603K	\$612K	\$603K	\$625K	\$619K
Prior Year	\$606K	\$633K	\$650K	\$654K	\$641K	\$671K	\$656K	\$688K	\$671K	\$644K	\$613K	\$601K	\$604K
Percent Change from Prior Year	0%	0%	0%	-2%	0%	-4%	-2%	-10%	-10%	-5%	-2%	4%	2%

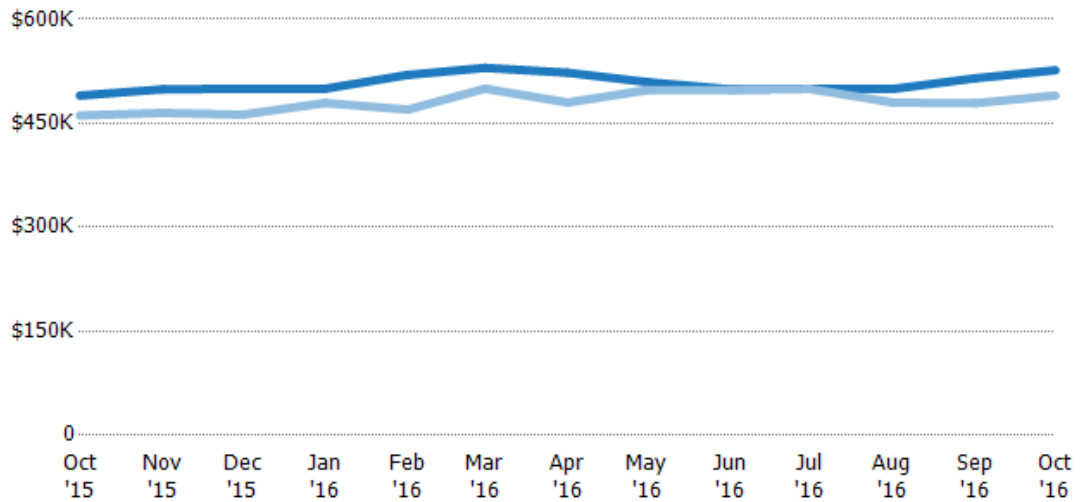
Median Listing Price

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.
Oct '16	\$527K	7.5%
Oct '15	\$490K	6.2%
Oct '14	\$461K	3.9%



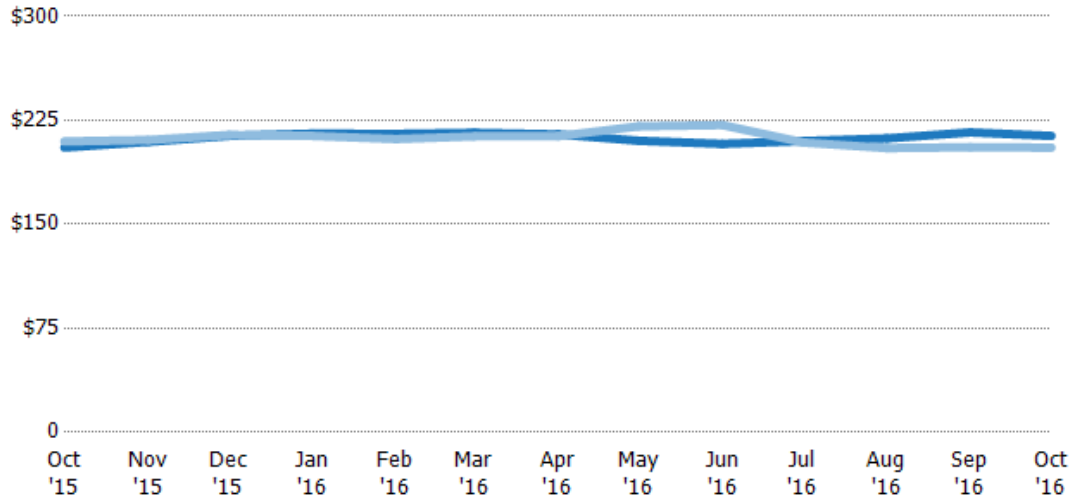
Current Year	\$490K	\$499K	\$500K	\$500K	\$520K	\$530K	\$523K	\$509K	\$499K	\$500K	\$499K	\$515K	\$527K
Prior Year	\$461K	\$465K	\$462K	\$479K	\$470K	\$500K	\$480K	\$498K	\$498K	\$500K	\$480K	\$479K	\$490K
Percent Change from Prior Year	6%	7%	8%	4%	11%	6%	9%	2%	0%	0%	4%	8%	7%

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



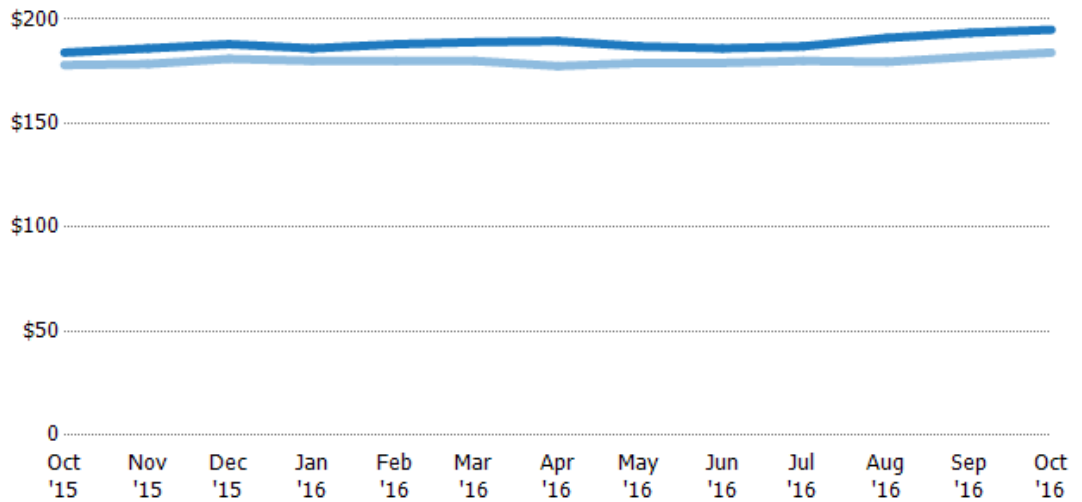
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Current Year	\$205	\$209	\$214	\$215	\$215	\$216	\$215	\$210	\$208	\$210	\$212	\$216	\$214
Prior Year	\$210	\$211	\$214	\$214	\$211	\$213	\$214	\$221	\$222	\$209	\$205	\$206	\$205
Percent Change from Prior Year	-2%	-1%	0%	1%	2%	1%	1%	-5%	-6%	0%	3%	5%	4%

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



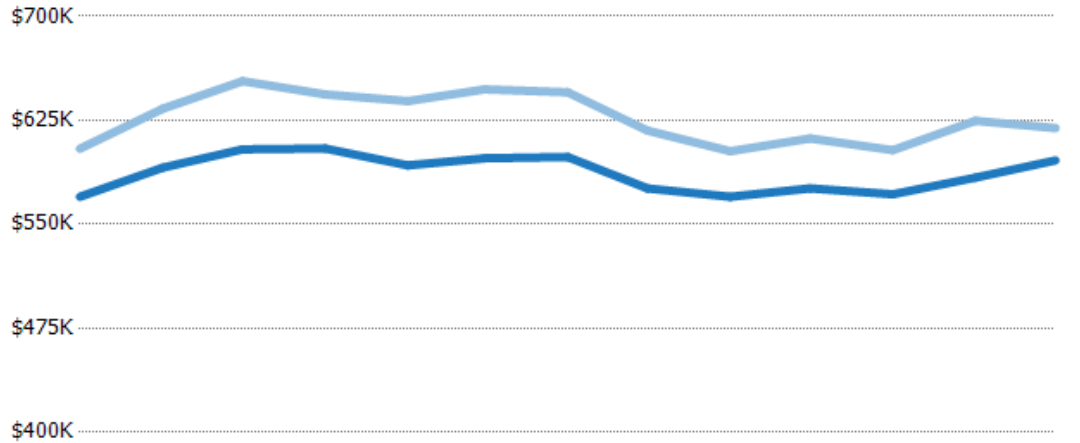
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Current Year	\$184	\$186	\$188	\$186	\$188	\$189	\$190	\$187	\$186	\$187	\$191	\$194	\$195
Prior Year	\$178	\$179	\$181	\$180	\$180	\$180	\$178	\$179	\$179	\$180	\$180	\$182	\$184
Percent Change from Prior Year	3%	4%	4%	3%	4%	5%	7%	4%	4%	4%	6%	6%	6%

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



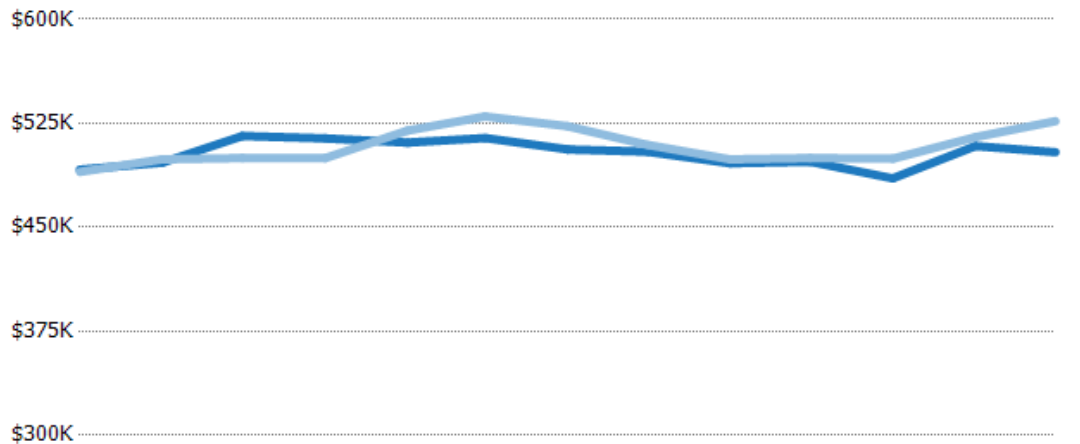
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Avg Est Value	\$570K	\$591K	\$604K	\$605K	\$592K	\$598K	\$599K	\$576K	\$570K	\$576K	\$572K	\$584K	\$596K
Avg Listing Price	\$604K	\$633K	\$653K	\$644K	\$639K	\$647K	\$645K	\$618K	\$603K	\$612K	\$603K	\$625K	\$619K
Avg Listing Price as a % of Avg Est Value	106%	107%	108%	106%	108%	108%	108%	107%	106%	106%	106%	107%	104%

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



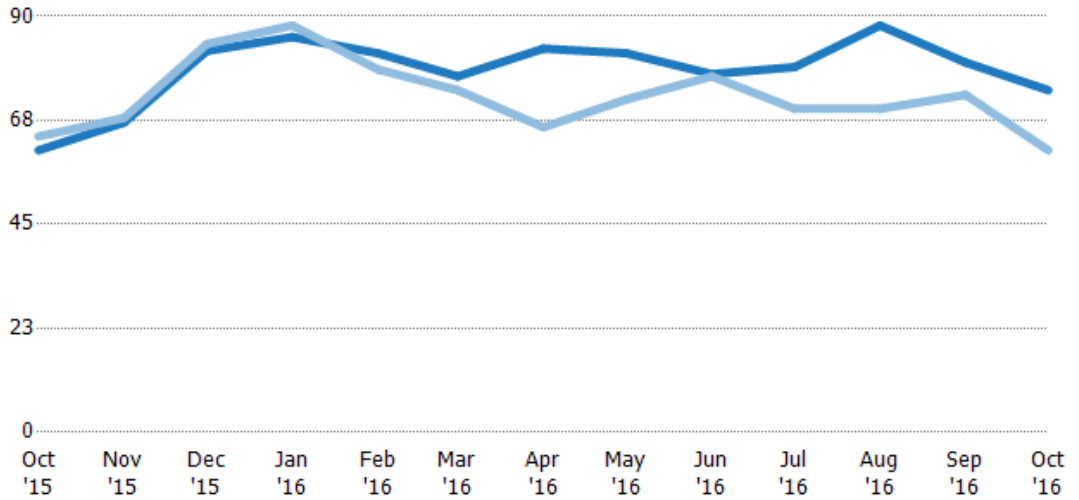
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Median Est Value	\$492K	\$497K	\$516K	\$514K	\$511K	\$514K	\$506K	\$504K	\$496K	\$497K	\$485K	\$509K	\$504K
Median Listing Price	\$490K	\$499K	\$500K	\$500K	\$520K	\$530K	\$523K	\$509K	\$499K	\$500K	\$499K	\$515K	\$527K
Med Listing Price as a % of Med Est Value	100%	100%	97%	97%	102%	103%	103%	101%	101%	101%	103%	101%	104%

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



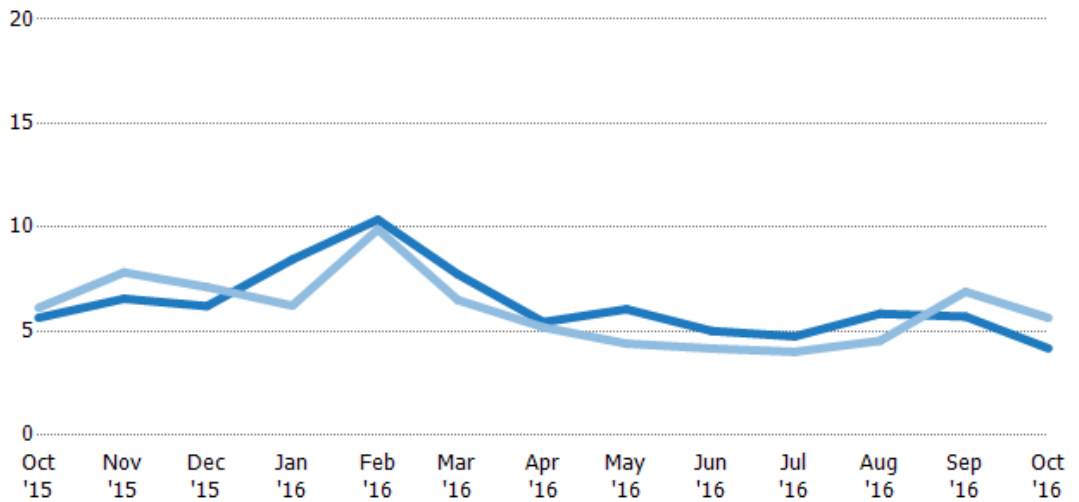
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Current Year	61	67	82.5	85.5	82	77	83	82	77.5	79	88	80	74
Prior Year	64	68	84	88	78.5	74	66	72	77	70	70	73	61
Percent Change from Prior Year	-5%	-1%	-2%	-3%	4%	4%	26%	14%	1%	13%	26%	10%	21%

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



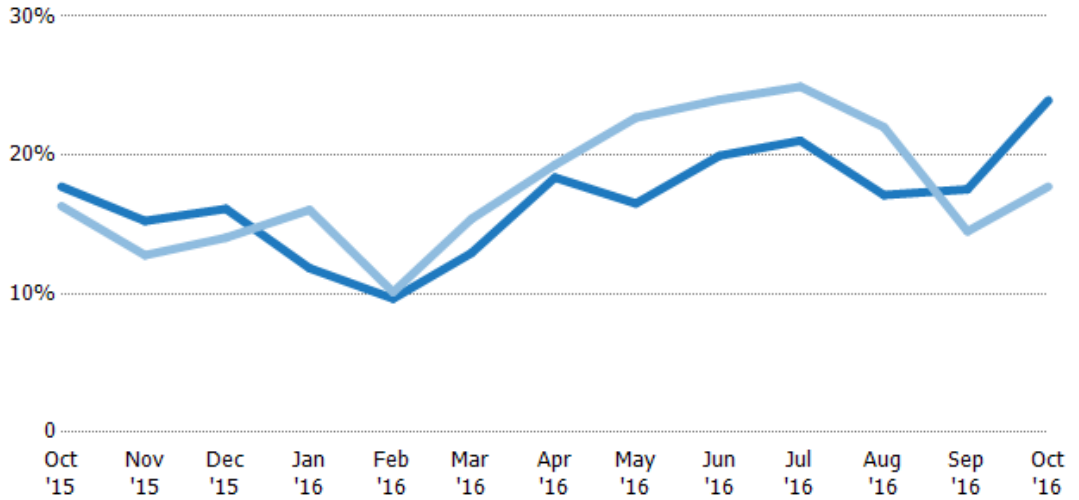
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Current Year	5.65	6.56	6.21	8.45	10.4	7.74	5.44	6.06	5.01	4.75	5.84	5.7	4.18
Prior Year	6.13	7.83	7.13	6.23	9.9	6.5	5.19	4.41	4.17	4.01	4.54	6.9	5.65
Percent Change from Prior Year	-8%	-16%	-13%	36%	5%	19%	5%	38%	20%	18%	29%	-17%	-26%

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



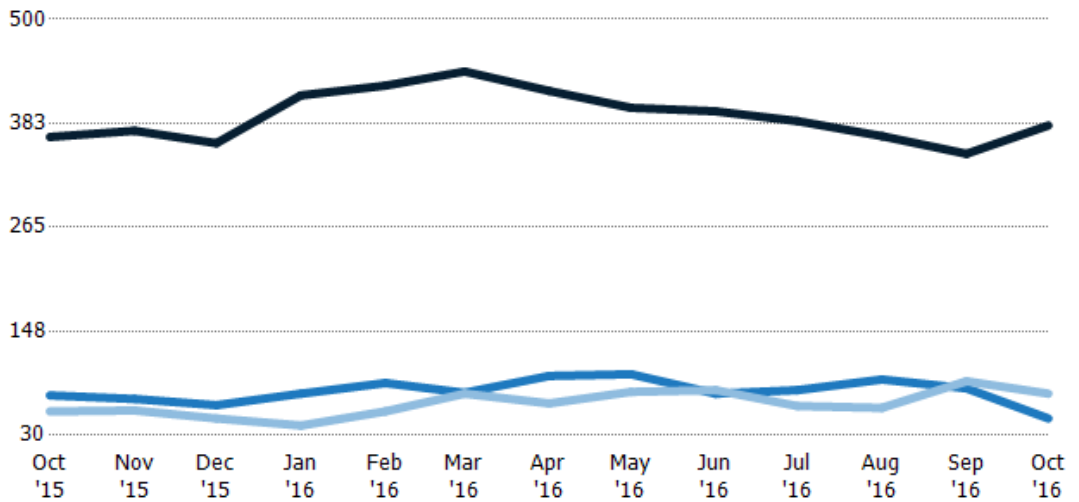
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Current Year	18%	15%	16%	12%	10%	13%	18%	17%	20%	21%	17%	18%	24%
Prior Year	16%	13%	14%	16%	10%	15%	19%	23%	24%	25%	22%	14%	18%
Change from Prior Year	-1%	-2%	-2%	4%	0%	2%	1%	6%	4%	4%	5%	-3%	-6%

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



	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Active	367	374	360	414	425	441	419	400	396	385	368	348	380
Pending	75	71	64	77	89	78	97	99	77	81	93	83	49
Sold	57	58	49	41	57	77	66	79	81	63	61	91	77

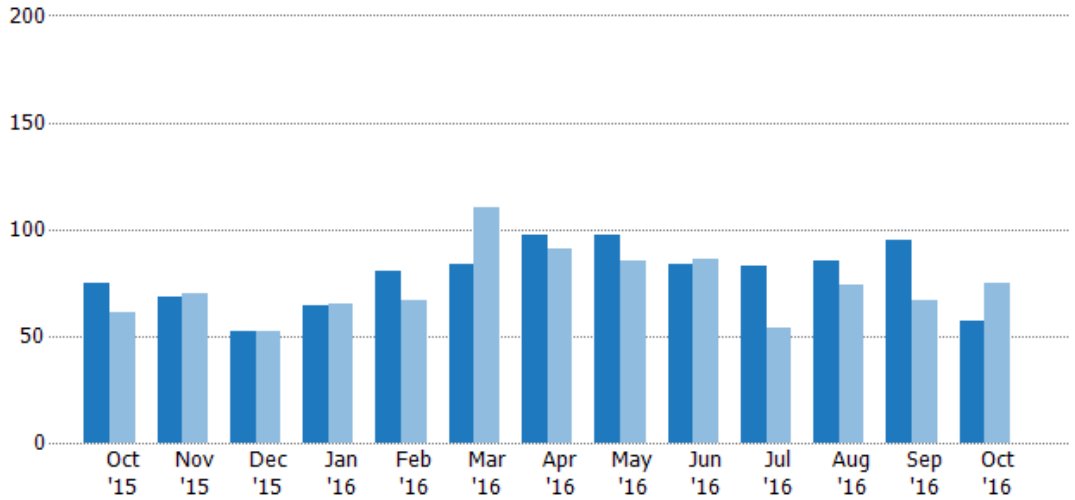
New Pending Sales

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.
Oct '16	57	-24%
Oct '15	75	23%
Oct '14	61	18%



Current Year	75	68	52	64	80	84	97	97	84	83	85	95	57
Prior Year	61	70	52	65	67	110	91	85	86	54	74	67	75
Percent Change from Prior Year	23%	-3%	0%	-2%	19%	-24%	7%	14%	-2%	54%	15%	42%	-24%

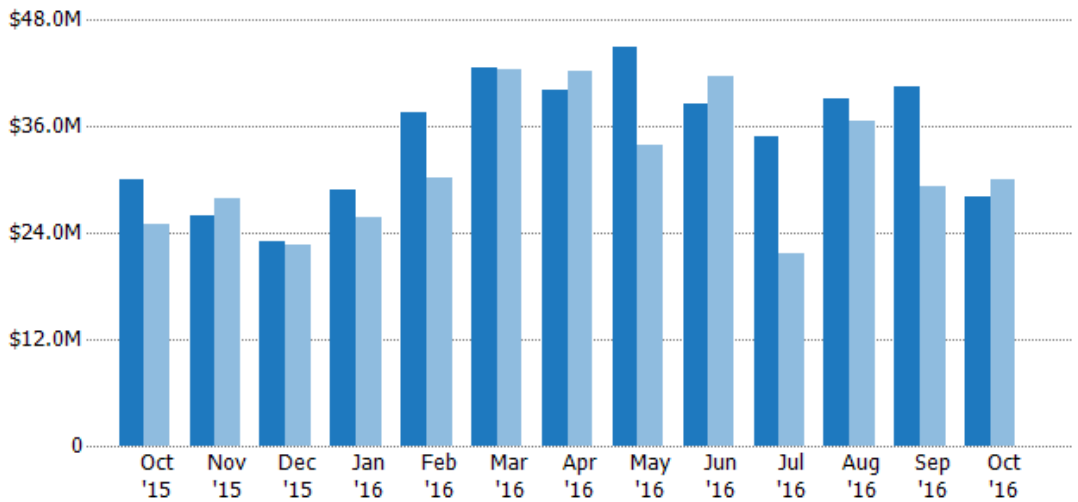
New Pending Sales Volume

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.
Oct '16	\$28M	-6.9%
Oct '15	\$30.1M	20.6%
Oct '14	\$25M	11.6%



Current Year	\$30.1M	\$25.9M	\$23M	\$28.8M	\$37.5M	\$42.7M	\$40.1M	\$44.9M	\$38.5M	\$34.8M	\$39.1M	\$40.5M	\$28M
Prior Year	\$25M	\$28M	\$22.6M	\$25.7M	\$30.2M	\$42.5M	\$42.3M	\$33.8M	\$41.6M	\$21.6M	\$36.6M	\$29.3M	\$30.1M
Percent Change from Prior Year	21%	-7%	2%	12%	24%	1%	-5%	33%	-7%	61%	7%	38%	-7%

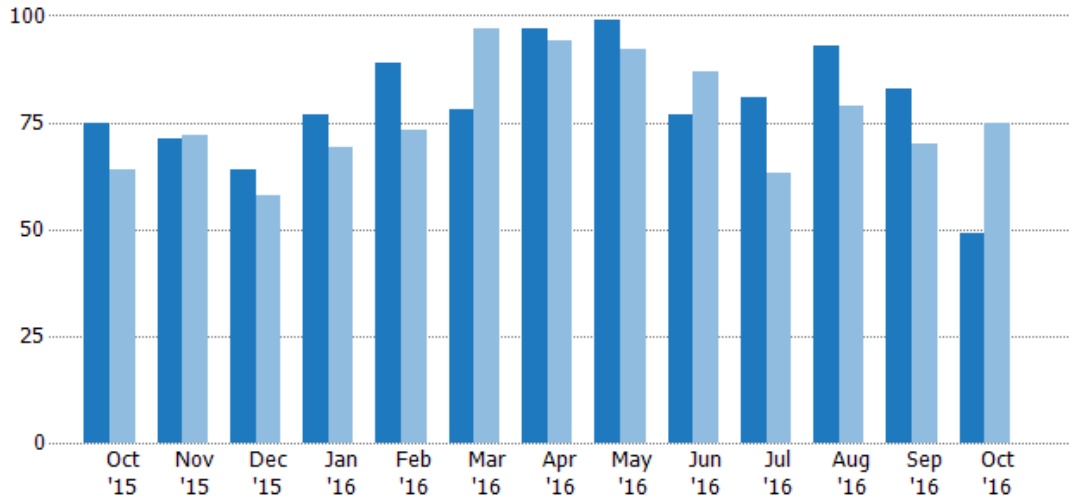
Pending Sales

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.
Oct '16	49	-34.7%
Oct '15	75	17.2%
Oct '14	64	10.9%



Current Year	75	71	64	77	89	78	97	99	77	81	93	83	49
Prior Year	64	72	58	69	73	97	94	92	87	63	79	70	75
Percent Change from Prior Year	17%	-1%	10%	12%	22%	-20%	3%	8%	-11%	29%	18%	19%	-35%

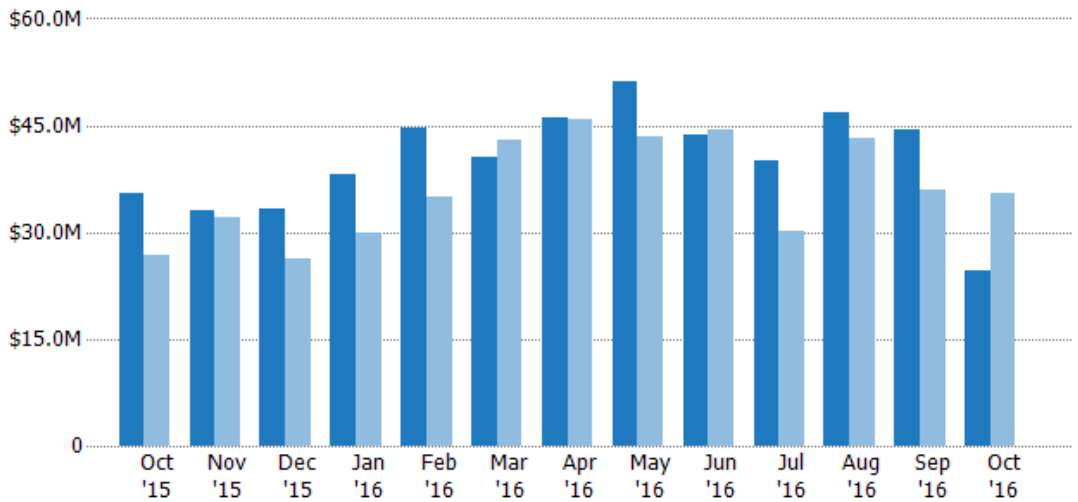
Pending Sales Volume

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.
Oct '16	\$24.5M	-30.8%
Oct '15	\$35.5M	32.6%
Oct '14	\$26.7M	6.4%



Current Year	\$35.5M	\$33M	\$33.4M	\$38.1M	\$44.8M	\$40.6M	\$46.2M	\$51.2M	\$43.8M	\$40.1M	\$46.8M	\$44.3M	\$24.5M
Prior Year	\$26.7M	\$32M	\$26.3M	\$29.9M	\$35M	\$42.9M	\$45.8M	\$43.5M	\$44.3M	\$30.1M	\$43.3M	\$36M	\$35.5M
Percent Change from Prior Year	33%	3%	27%	28%	28%	-5%	1%	18%	-1%	33%	8%	23%	-31%

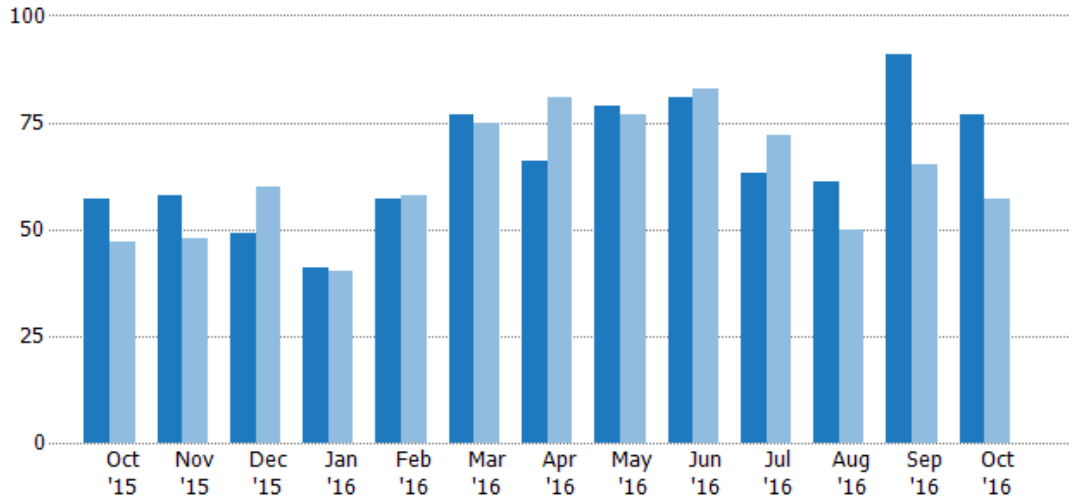
Closed Sales

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.
Oct '16	77	35.1%
Oct '15	57	21.3%
Oct '14	47	36.2%



Current Year	57	58	49	41	57	77	66	79	81	63	61	91	77
Prior Year	47	48	60	40	58	75	81	77	83	72	50	65	57
Percent Change from Prior Year	21%	21%	-18%	3%	-2%	3%	-19%	3%	-2%	-13%	22%	40%	35%

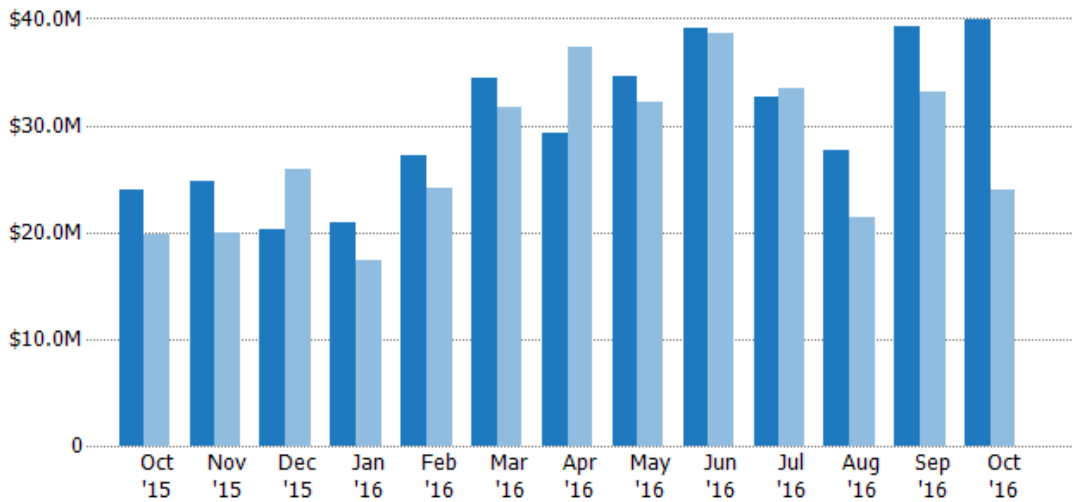
Closed Sales Volume

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.
Oct '16	\$39.9M	66.9%
Oct '15	\$23.9M	20.9%
Oct '14	\$19.8M	29.1%



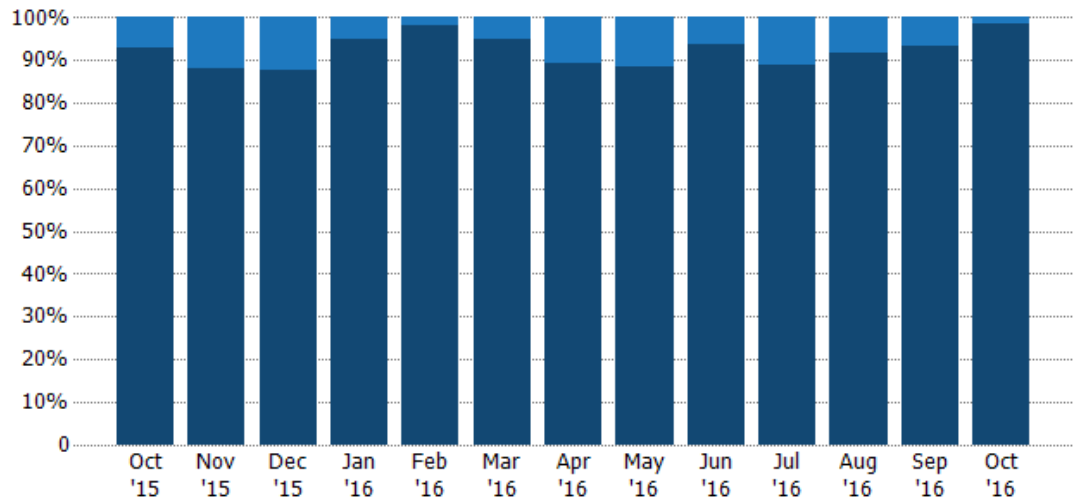
Current Year	\$23.9M	\$24.8M	\$20.3M	\$20.8M	\$27.1M	\$34.4M	\$29.3M	\$34.6M	\$39.1M	\$32.7M	\$27.6M	\$39.2M	\$39.9M
Prior Year	\$19.8M	\$19.9M	\$25.9M	\$17.3M	\$24.1M	\$31.6M	\$37.3M	\$32.3M	\$38.6M	\$33.4M	\$21.4M	\$33.2M	\$23.9M
Percent Change from Prior Year	21%	24%	-22%	20%	12%	9%	-21%	7%	1%	-2%	29%	18%	67%

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	7%	12%	12%	5%	2%	5%	11%	11%	6%	11%	8%	7%	1%
Single Family Residence	93%	88%	88%	95%	98%	95%	89%	89%	94%	89%	92%	93%	99%

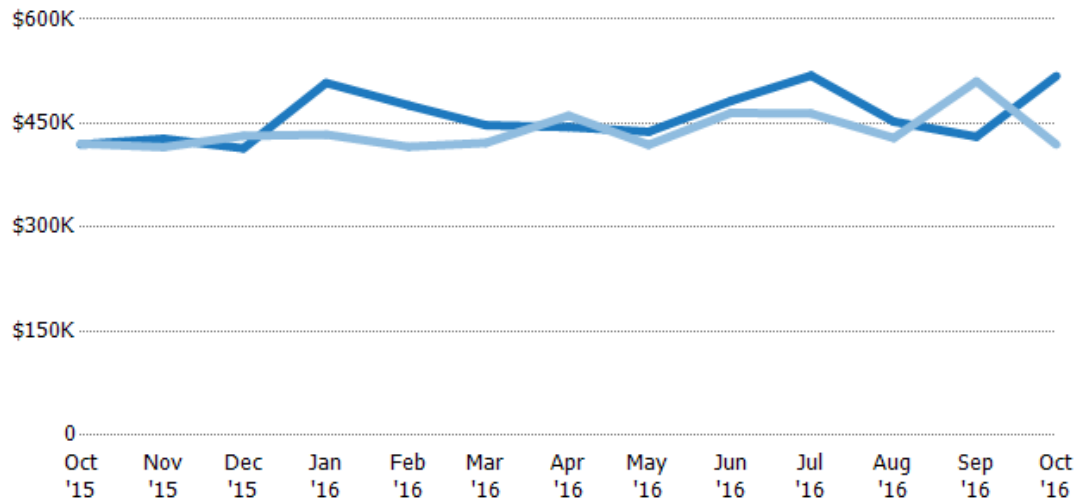
Average Sales Price

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

Month/Year	Price	% Chg.
Oct '16	\$518K	23.6%
Oct '15	\$419K	-0.3%
Oct '14	\$421K	-5.2%



Current Year	\$419K	\$428K	\$414K	\$508K	\$476K	\$447K	\$445K	\$438K	\$482K	\$519K	\$452K	\$431K	\$518K
Prior Year	\$421K	\$416K	\$432K	\$434K	\$416K	\$422K	\$461K	\$419K	\$465K	\$464K	\$429K	\$510K	\$419K
Percent Change from Prior Year	0%	3%	-4%	17%	14%	6%	-4%	4%	4%	12%	6%	-16%	24%

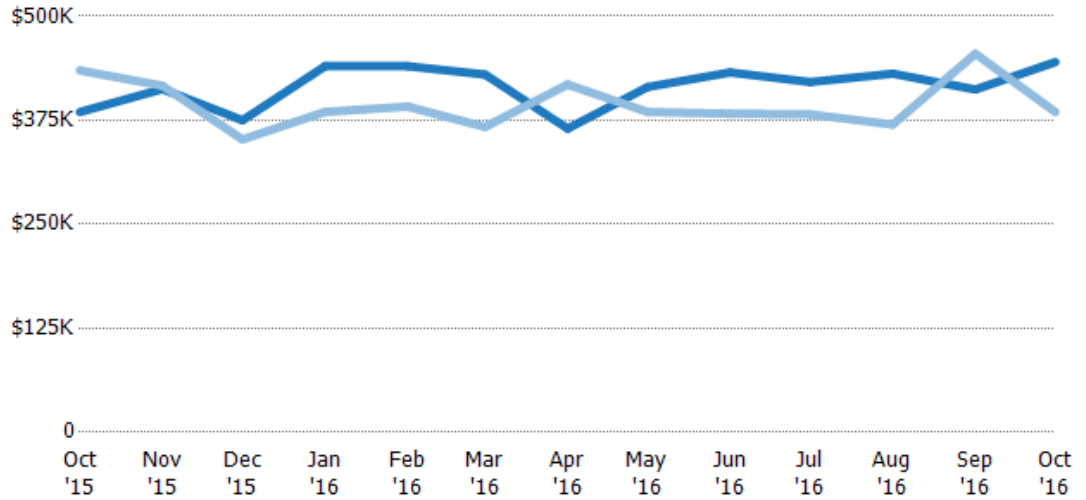
Median Sales Price

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.
Oct '16	\$445K	15.6%
Oct '15	\$385K	-11.5%
Oct '14	\$435K	-16.7%



Current Year	\$385K	\$413K	\$375K	\$440K	\$440K	\$430K	\$365K	\$415K	\$433K	\$421K	\$431K	\$412K	\$445K
Prior Year	\$435K	\$416K	\$352K	\$385K	\$392K	\$367K	\$418K	\$385K	\$383K	\$382K	\$370K	\$455K	\$385K
Percent Change from Prior Year	-12%	-1%	7%	14%	12%	17%	-13%	8%	13%	10%	16%	-9%	16%

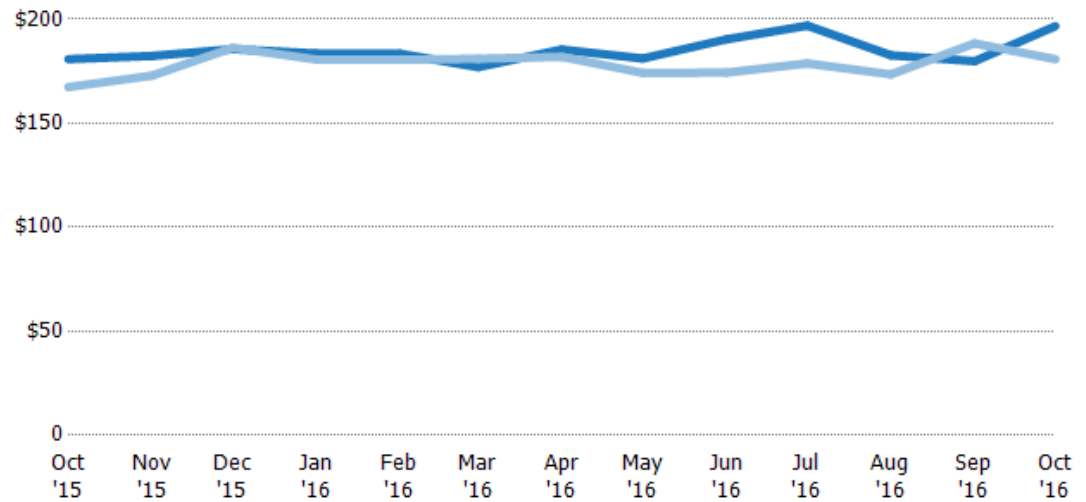
Average Sales Price per Sq Ft

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.
Oct '16	\$197	8.7%
Oct '15	\$181	8%
Oct '14	\$167	-1.9%



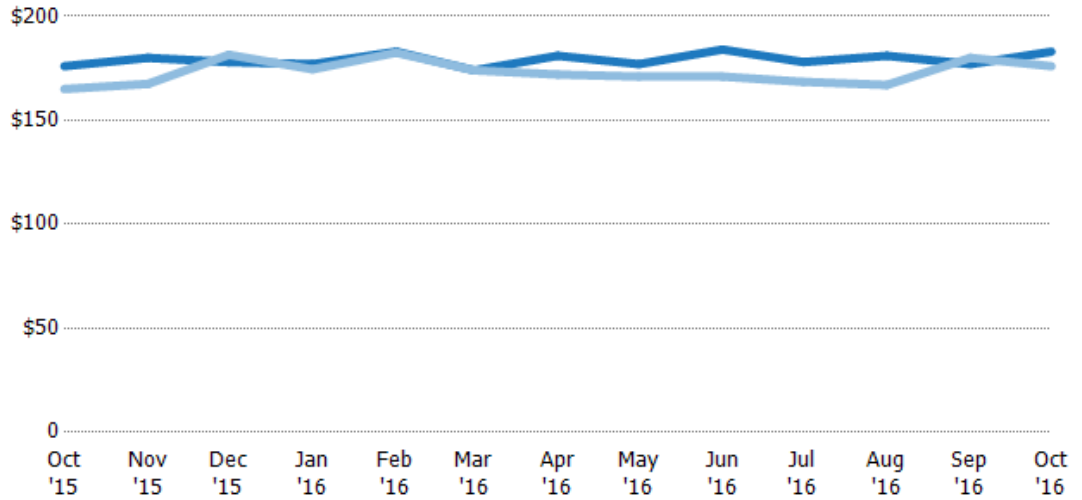
Current Year	\$181	\$182	\$186	\$184	\$183	\$177	\$185	\$181	\$190	\$197	\$183	\$180	\$197
Prior Year	\$167	\$173	\$186	\$181	\$181	\$181	\$182	\$174	\$174	\$179	\$174	\$188	\$181
Percent Change from Prior Year	8%	5%	0%	2%	2%	-2%	2%	4%	9%	10%	5%	-5%	9%

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



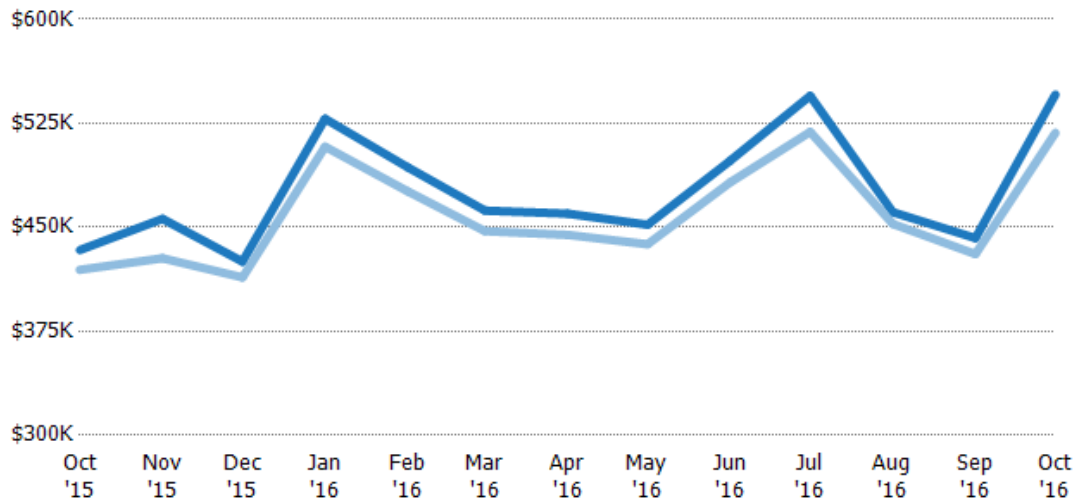
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Current Year	\$176	\$180	\$178	\$177	\$183	\$174	\$181	\$177	\$184	\$178	\$181	\$177	\$183
Prior Year	\$165	\$168	\$182	\$175	\$183	\$174	\$172	\$171	\$171	\$169	\$167	\$180	\$176
Percent Change from Prior Year	7%	7%	-2%	1%	0%	0%	5%	4%	8%	6%	8%	-2%	4%

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



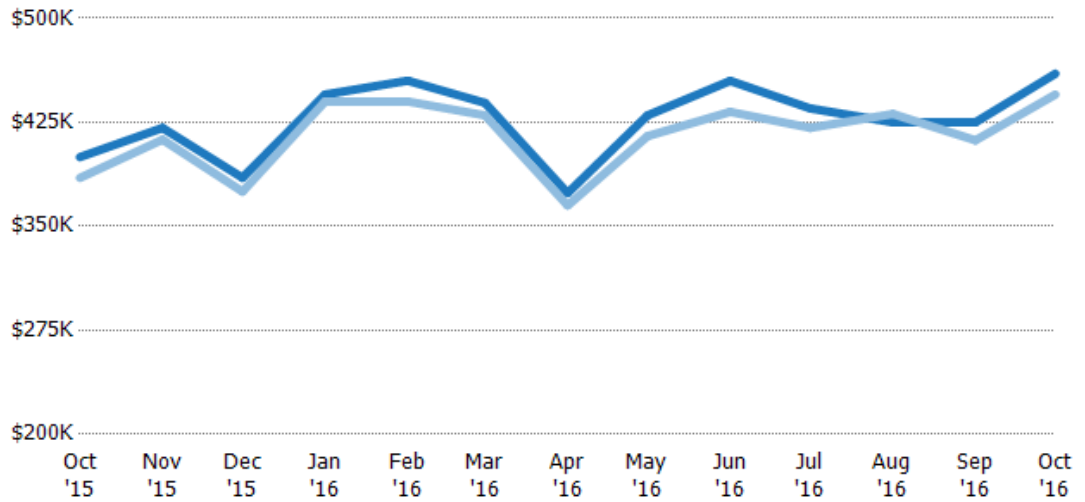
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Avg List Price	\$434K	\$456K	\$425K	\$528K	\$493K	\$462K	\$460K	\$452K	\$498K	\$545K	\$461K	\$442K	\$546K
Avg Sales Price	\$419K	\$428K	\$414K	\$508K	\$476K	\$447K	\$445K	\$438K	\$482K	\$519K	\$452K	\$431K	\$518K
Avg Sales Price as a % of Avg List Price	97%	94%	97%	96%	96%	97%	97%	97%	97%	95%	98%	97%	95%

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



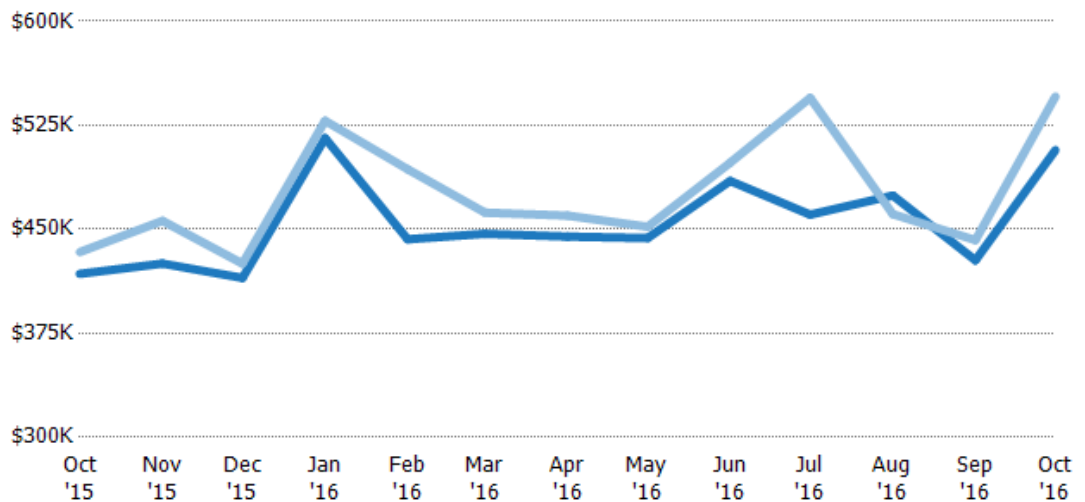
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Median List Price	\$400K	\$421K	\$385K	\$445K	\$455K	\$439K	\$374K	\$430K	\$455K	\$435K	\$425K	\$425K	\$460K
Median Sales Price	\$385K	\$413K	\$375K	\$440K	\$440K	\$430K	\$365K	\$415K	\$433K	\$421K	\$431K	\$412K	\$445K
Med Sales Price as a % of Med List Price	96%	98%	97%	99%	97%	98%	98%	97%	95%	97%	101%	97%	97%

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



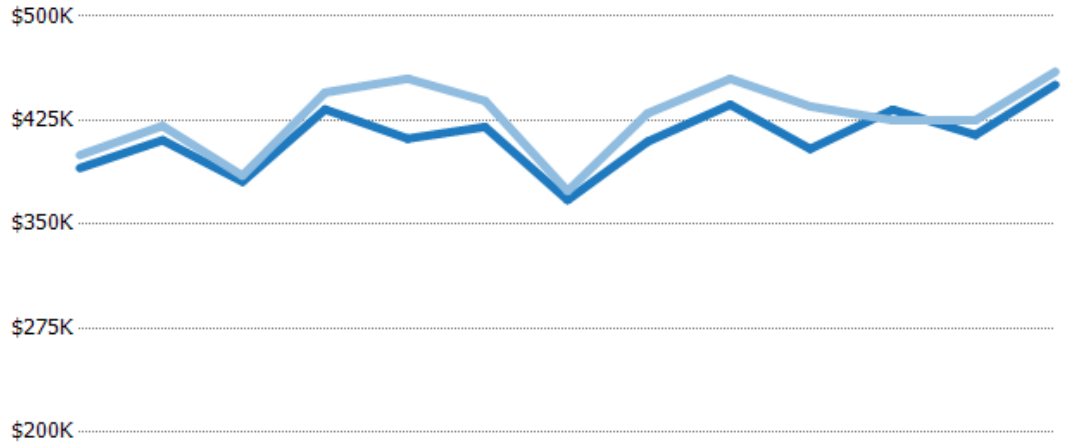
	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Avg Est Value	\$418K	\$425K	\$415K	\$516K	\$443K	\$447K	\$445K	\$444K	\$485K	\$461K	\$474K	\$428K	\$507K
Avg Sales Price	\$434K	\$456K	\$425K	\$528K	\$493K	\$462K	\$460K	\$452K	\$498K	\$545K	\$461K	\$442K	\$546K
Avg Sales Price as a % of Avg Est Value	104%	107%	102%	102%	111%	103%	103%	102%	103%	118%	97%	103%	108%

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



	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Median Est Value	\$391K	\$411K	\$381K	\$433K	\$412K	\$420K	\$367K	\$410K	\$436K	\$404K	\$433K	\$414K	\$451K
Median Sales Price	\$400K	\$421K	\$385K	\$445K	\$455K	\$439K	\$374K	\$430K	\$455K	\$435K	\$425K	\$425K	\$460K
Med Sales Price as a % of Med Est Value	102%	103%	101%	103%	111%	104%	102%	105%	104%	108%	98%	103%	102%

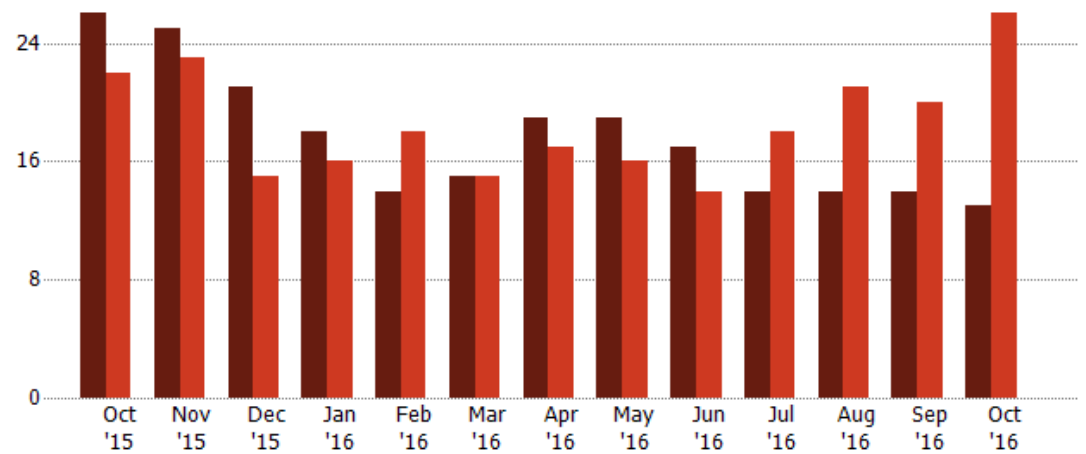
Distressed Listings

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.
Oct '16	13	-50%
Oct '15	26	18.2%
Oct '14	22	27.3%



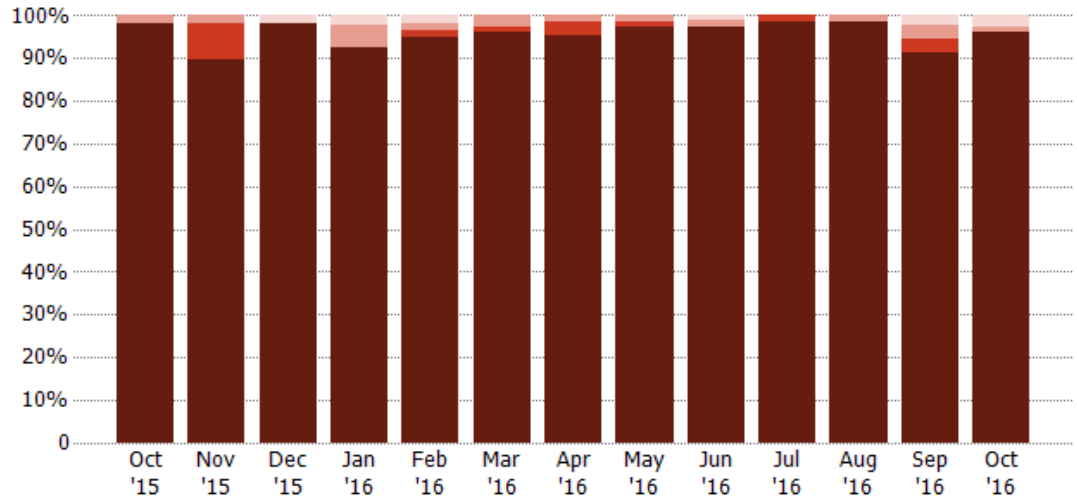
Current Year	26	25	21	18	14	15	19	19	17	14	14	14	13
Prior Year	22	23	15	16	18	15	17	16	14	18	21	20	26
Percent Change from Prior Year	18%	9%	40%	13%	-22%	0%	12%	19%	21%	-22%	-33%	-30%	-50%

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	Oct '15	Nov '15	Dec '15	Jan '16	Feb '16	Mar '16	Apr '16	May '16	Jun '16	Jul '16	Aug '16	Sep '16	Oct '16
Pre-Foreclosure	-	-	2%	2%	2%	-	-	-	1%	-	-	2%	3%
Short Sale	2%	2%	-	5%	2%	3%	2%	1%	1%	-	2%	3%	1%
Foreclosure	-	9%	-	-	2%	1%	3%	1%	-	2%	-	3%	-
Non-Distressed	98%	90%	98%	93%	95%	96%	95%	97%	98%	98%	98%	91%	96%

Listing Activity by ZIP

May 2017

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	311	\$212,595,315	\$683,586	\$539,999	\$224	\$198	4	28.29 %

Sales Activity by ZIP

May 2017

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	Avg Days In RPR
85331	117	\$63,169,138	88	\$42,369,794	\$492,850	\$459,000	\$185	\$185	107