



2021

PARADISE VALLEY
MARKET REPORT
September 2021



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	Sep 2021	Sep 2020	+ / -	YTD 2021	YTD 2020	+ / -
Listing Activity Charts Metrics						
New Listing Count	72	73	-1.4%	711	655	+8.5%
New Listing Volume	\$259,781,758	\$180,368,573	+44%	\$2,291,041,109	\$1,606,709,905	+42.6%
Active Listing Count	164	256	-35.9%	N/A	N/A	
Active Listing Volume	\$793,689,915	\$878,093,977	-9.6%	N/A	N/A	
Average Listing Price	\$4,839,573	\$3,430,055	+41.1%	\$4,367,996	\$3,221,167	+35.6%
Median Listing Price	\$3,912,000	\$2,894,000	+35.2%	\$3,469,072	\$2,606,774	+33.1%
Average Listing Price per Sq Ft	\$763	\$564	+35.3%	\$670	\$519	+29.1%
Median Listing Price per Sq Ft	\$712	\$529	+34.6%	\$617	\$475	+30.1%
Median Days in RPR	57	90	-36.7%	61.22	98.7	-38%
Months of Inventory	4.4	4.6	-3%	3.9	6.6	-40.3%
Absorption Rate	22.56%	21.88%	+0.7%	25.52%	15.22%	+10.3%
Sales Activity Charts Metrics						
New Pending Sales Count	58	102	-43.1%	684	722	-5.3%
New Pending Sales Volume	\$221,775,799	\$234,900,432	-5.6%	\$1,947,043,245	\$1,496,171,898	+30.1%
Pending Sales Count	58	74	-21.6%	N/A	N/A	
Pending Sales Volume	\$238,165,223	\$197,861,932	+20.4%	N/A	N/A	
Closed Sales Count	31	51	-39.2%	579	444	+30.4%
Closed Sales Volume	\$74,101,901	\$96,124,699	-22.9%	\$1,511,995,247	\$859,335,614	+75.9%
Average Sales Price	\$2,390,384	\$1,884,798	+26.8%	\$2,611,391	\$1,935,441	+34.9%
Median Sales Price	\$2,150,000	\$1,830,000	+17.5%	\$2,325,055	\$1,573,913	+47.7%
Average Sales Price per Sq Ft	\$550	\$412	+33.3%	\$532	\$428	+24.4%
Median Sales Price per Sq Ft	\$492	\$396	+24.2%	\$493	\$391	+25.9%
Distressed Charts Metrics						
Distressed Listing Count	-	1	-	N/A	N/A	

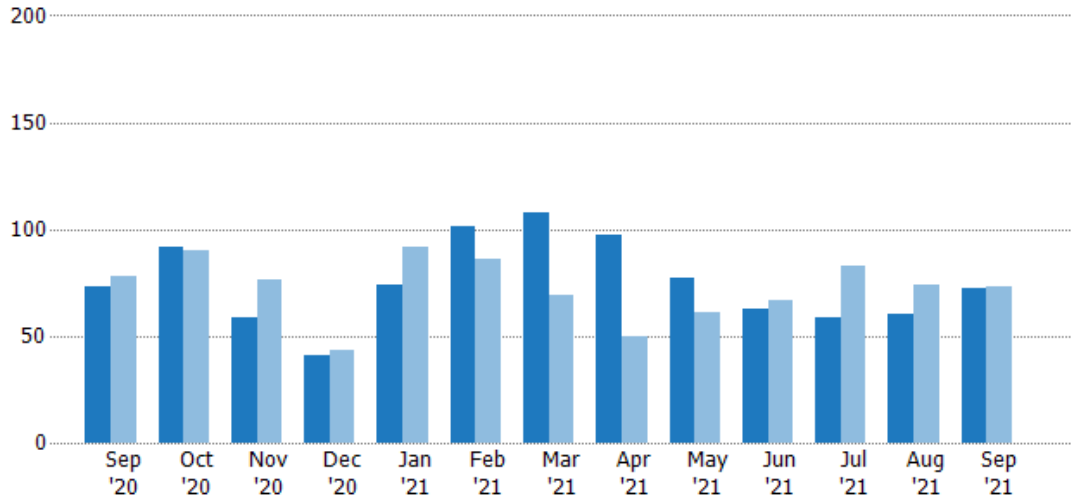
New Listings

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Sep '21	72	-1.4%
Sep '20	73	-6.4%
Sep '19	78	-9%



Current Year	73	92	59	41	74	101	108	97	77	63	59	60	72
Prior Year	78	90	76	43	92	86	69	50	61	67	83	74	73
Percent Change from Prior Year	-6%	2%	-22%	-5%	-20%	17%	57%	94%	26%	-6%	-29%	-19%	-1%

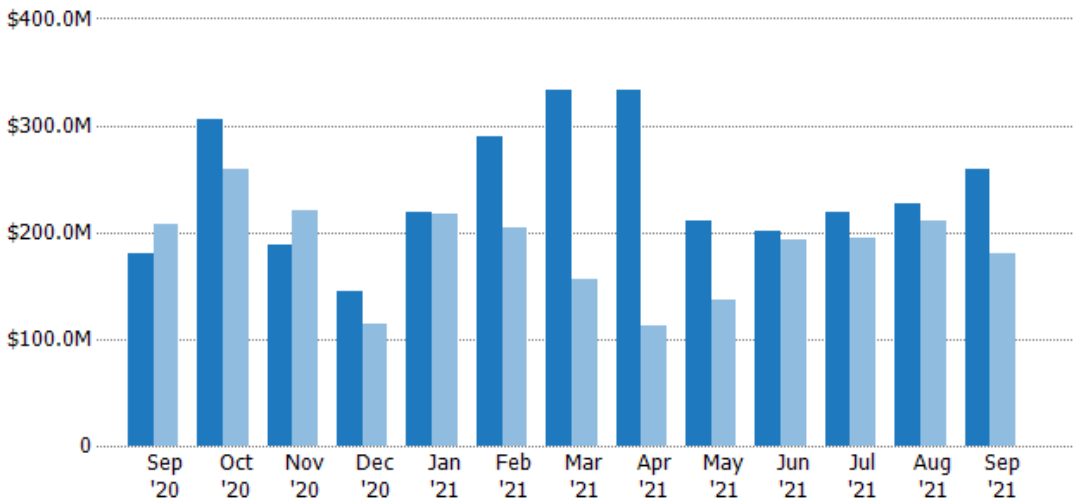
New Listing Volume

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Sep '21	\$260M	44%
Sep '20	\$180M	-12.8%
Sep '19	\$207M	-13.4%



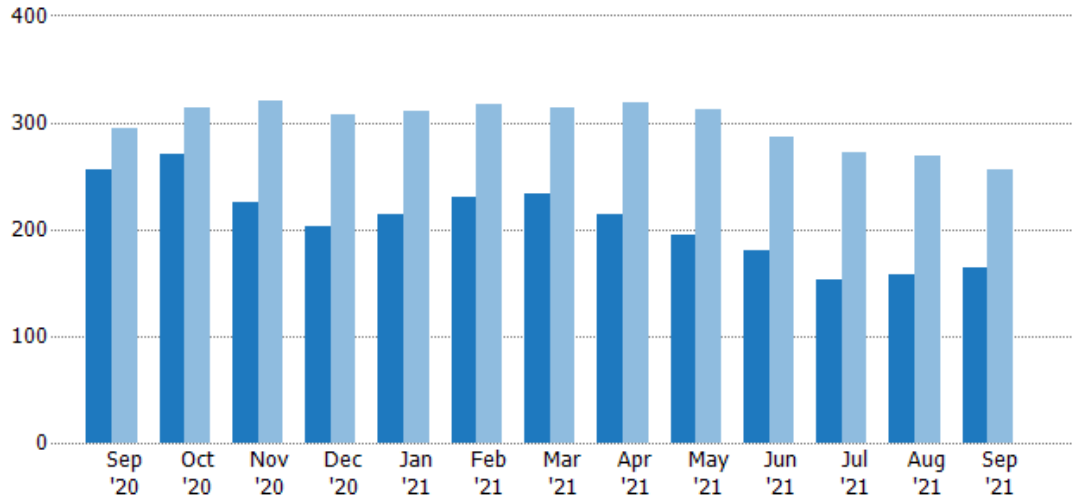
Current Year	\$180M	\$306M	\$189M	\$144M	\$218M	\$289M	\$333M	\$333M	\$211M	\$201M	\$219M	\$227M	\$260M
Prior Year	\$207M	\$258M	\$220M	\$113M	\$218M	\$204M	\$156M	\$112M	\$137M	\$193M	\$195M	\$211M	\$180M
Percent Change from Prior Year	-13%	19%	-14%	27%	0%	42%	113%	198%	54%	4%	12%	7%	44%

Active Listings

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



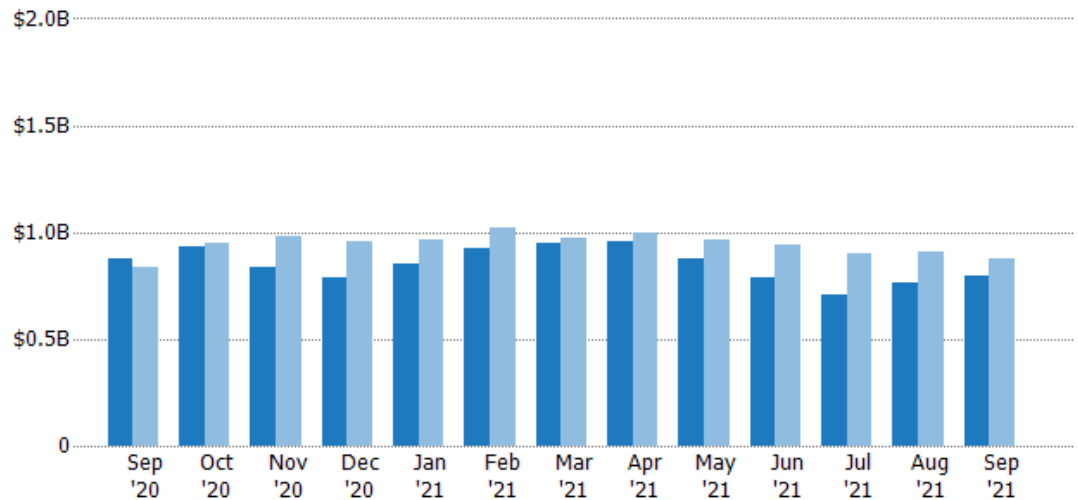
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	256	271	225	202	214	230	234	214	195	180	152	157	164
Prior Year	295	314	320	308	310	317	313	318	312	287	272	269	256
Percent Change from Prior Year	-13%	-14%	-30%	-34%	-31%	-27%	-25%	-33%	-38%	-37%	-44%	-42%	-36%

Active Listing Volume

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	\$878M	\$934M	\$835M	\$789M	\$854M	\$922M	\$947M	\$957M	\$873M	\$787M	\$705M	\$761M	\$794M
Prior Year	\$835M	\$949M	\$980M	\$953M	\$963M	\$1.02B	\$976M	\$1B	\$964M	\$940M	\$899M	\$908M	\$878M
Percent Change from Prior Year	5%	-2%	-15%	-17%	-11%	-10%	-3%	-4%	-9%	-16%	-22%	-16%	-10%

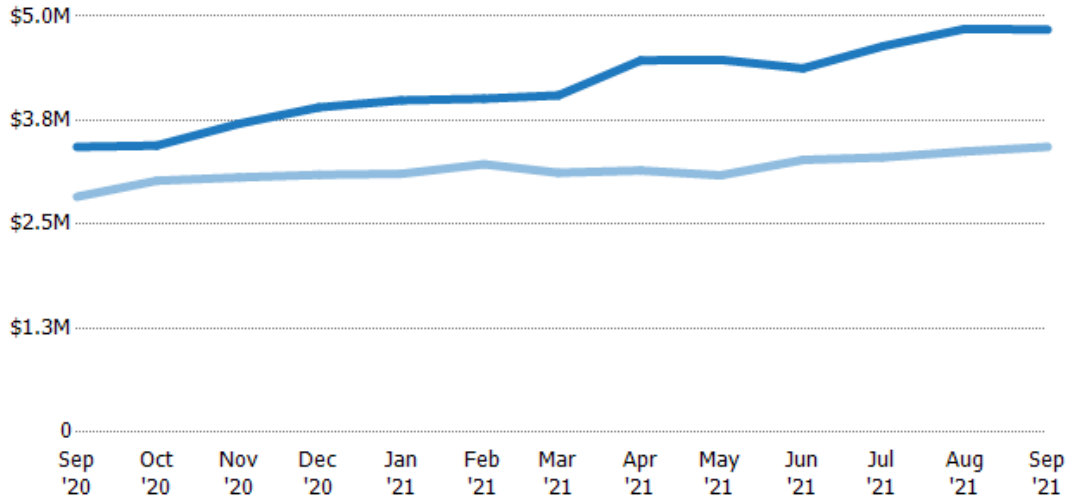
Average Listing Price

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Sep '21	\$4.84M	41.1%
Sep '20	\$3.43M	21.1%
Sep '19	\$2.83M	1.6%



Current Year	\$3.43M	\$3.45M	\$3.71M	\$3.91M	\$3.99M	\$4.01M	\$4.05M	\$4.47M	\$4.48M	\$4.37M	\$4.64M	\$4.85M	\$4.84M
Prior Year	\$2.83M	\$3.02M	\$3.06M	\$3.09M	\$3.11M	\$3.22M	\$3.12M	\$3.15M	\$3.09M	\$3.27M	\$3.3M	\$3.37M	\$3.43M
Percent Change from Prior Year	21%	14%	21%	26%	28%	24%	30%	42%	45%	34%	40%	44%	41%

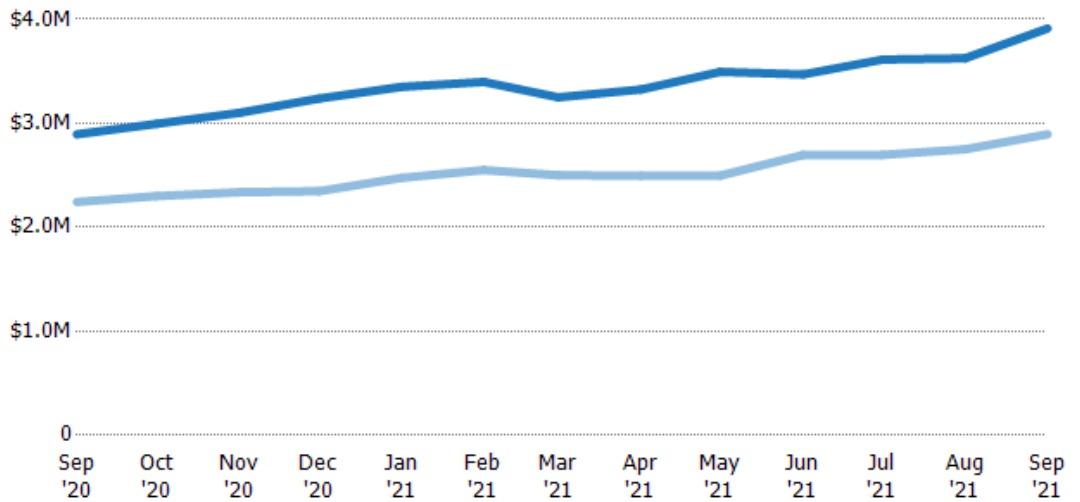
Median Listing Price

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Sep '21	\$3.91M	35.2%
Sep '20	\$2.89M	29%
Sep '19	\$2.24M	0.3%



Current Year	\$2.89M	\$3M	\$3.1M	\$3.24M	\$3.35M	\$3.4M	\$3.25M	\$3.32M	\$3.5M	\$3.47M	\$3.61M	\$3.63M	\$3.91M
Prior Year	\$2.24M	\$2.3M	\$2.34M	\$2.35M	\$2.48M	\$2.55M	\$2.5M	\$2.5M	\$2.5M	\$2.7M	\$2.7M	\$2.75M	\$2.89M
Percent Change from Prior Year	29%	30%	33%	38%	35%	33%	30%	33%	40%	29%	34%	32%	35%

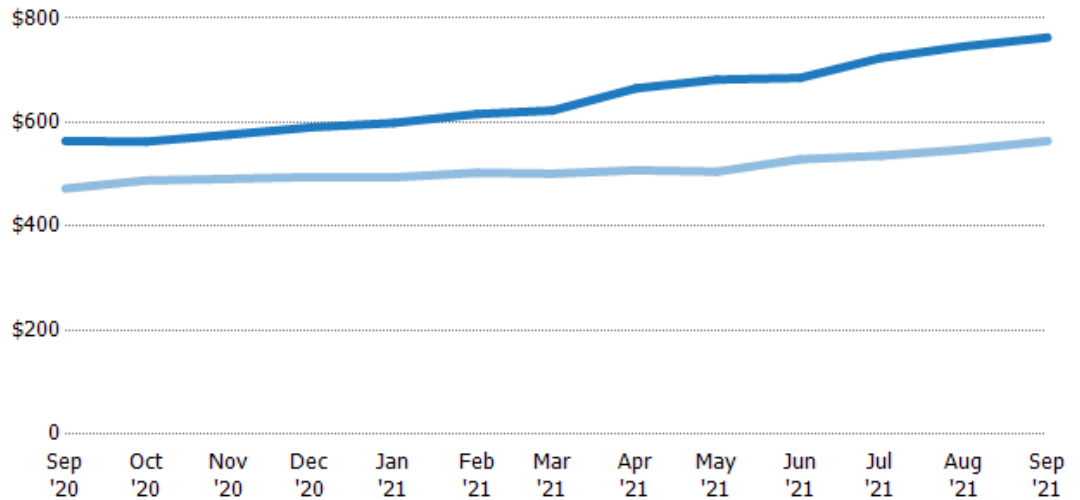
Average Listing Price per Sq Ft

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Sep '21	\$763	35.3%
Sep '20	\$564	19.3%
Sep '19	\$473	-1.1%



Current Year	\$564	\$563	\$576	\$590	\$599	\$616	\$623	\$665	\$682	\$685	\$724	\$746	\$763
Prior Year	\$473	\$488	\$491	\$495	\$494	\$503	\$501	\$508	\$505	\$529	\$536	\$548	\$564
Percent Change from Prior Year	19%	15%	17%	19%	21%	22%	24%	31%	35%	30%	35%	36%	35%

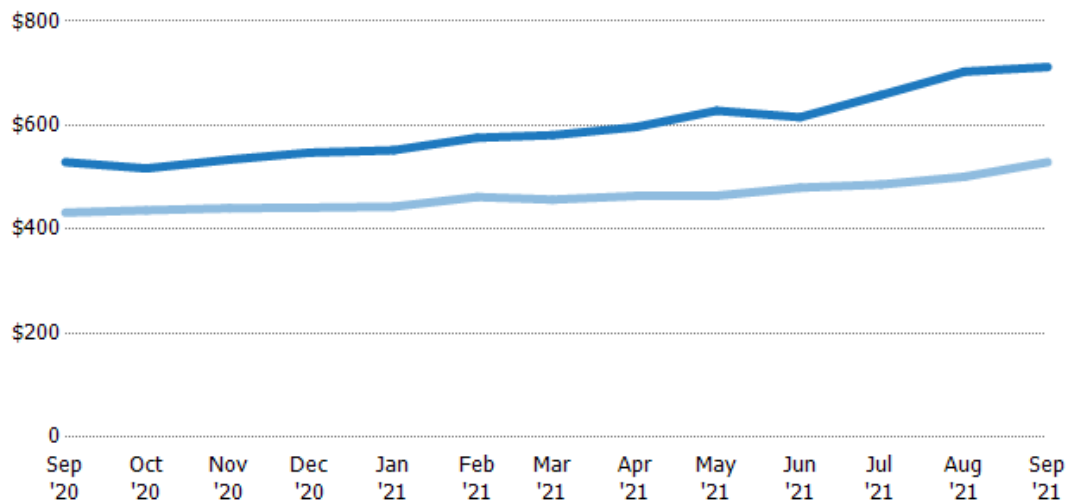
Median Listing Price per Sq Ft

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Sep '21	\$712	34.6%
Sep '20	\$529	22.5%
Sep '19	\$432	-1.9%



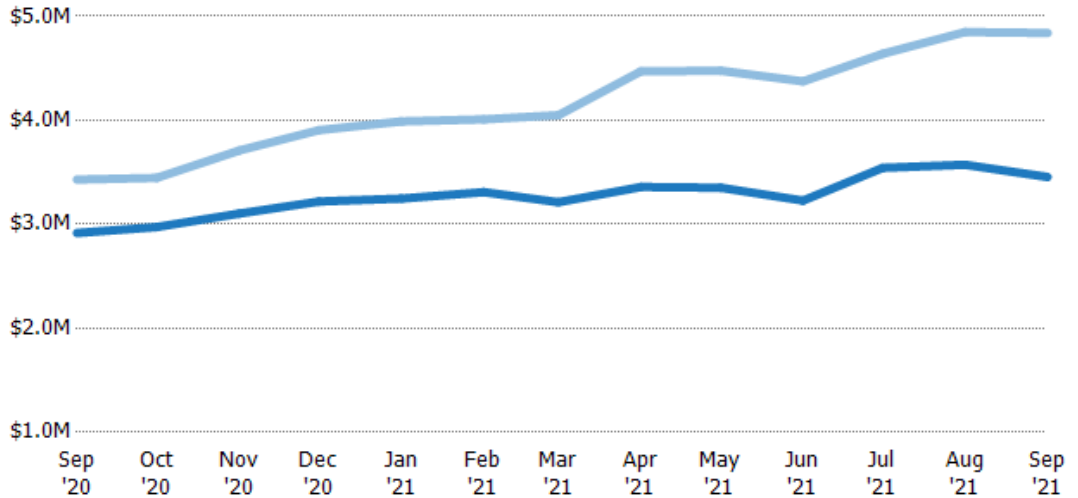
Current Year	\$529	\$517	\$534	\$548	\$552	\$576	\$581	\$597	\$628	\$616	\$658	\$703	\$712
Prior Year	\$432	\$437	\$441	\$442	\$444	\$462	\$457	\$464	\$465	\$480	\$486	\$501	\$529
Percent Change from Prior Year	22%	18%	21%	24%	24%	25%	27%	29%	35%	28%	35%	40%	35%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



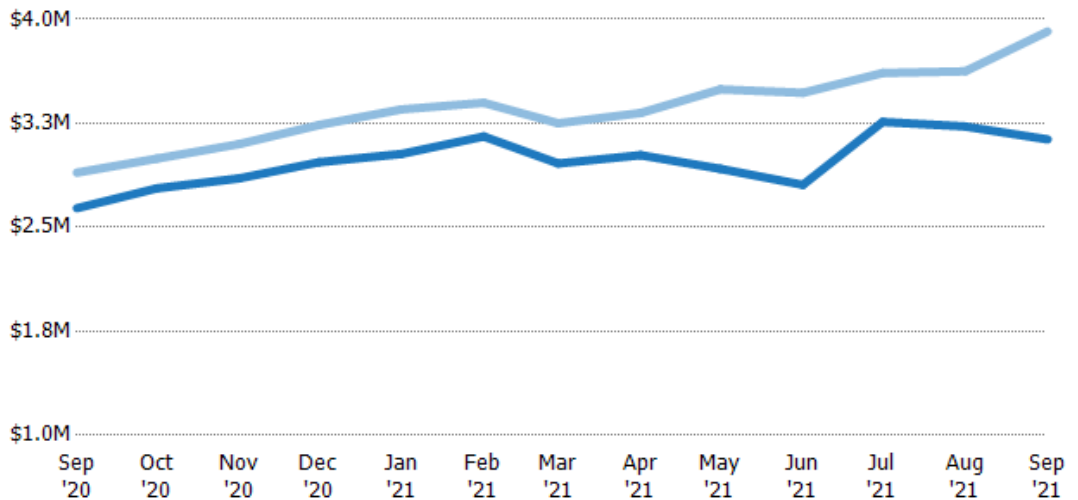
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Avg Est Value	\$2.92M	\$2.97M	\$3.1M	\$3.22M	\$3.25M	\$3.31M	\$3.21M	\$3.36M	\$3.35M	\$3.23M	\$3.54M	\$3.57M	\$3.45M
Avg Listing Price	\$3.43M	\$3.45M	\$3.71M	\$3.91M	\$3.99M	\$4.01M	\$4.05M	\$4.47M	\$4.48M	\$4.37M	\$4.64M	\$4.85M	\$4.84M
Avg Listing Price as a % of Avg Est Value	118%	116%	120%	121%	123%	121%	126%	133%	134%	136%	131%	136%	140%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



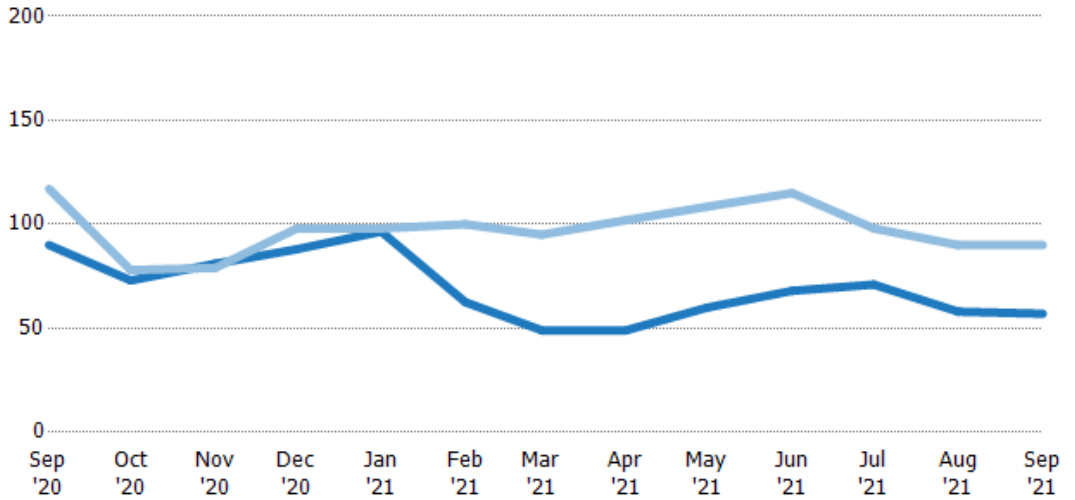
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Median Est Value	\$2.64M	\$2.78M	\$2.85M	\$2.97M	\$3.03M	\$3.15M	\$2.96M	\$3.02M	\$2.92M	\$2.81M	\$3.26M	\$3.23M	\$3.13M
Median Listing Price	\$2.89M	\$3M	\$3.1M	\$3.24M	\$3.35M	\$3.4M	\$3.25M	\$3.32M	\$3.5M	\$3.47M	\$3.61M	\$3.63M	\$3.91M
Med Listing Price as a % of Med Est Value	110%	108%	109%	109%	111%	108%	110%	110%	120%	124%	111%	112%	125%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



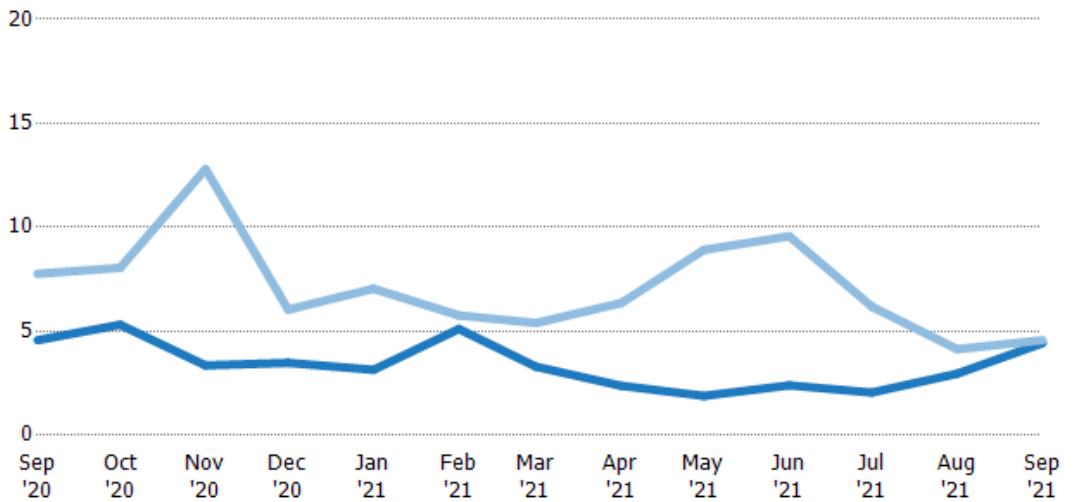
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	90	73	81	88	96.5	62.5	49	49	60	68	71	58	57
Prior Year	117	78	79	98	98	100	95	102	109	115	98	90	90
Percent Change from Prior Year	-23%	-6%	3%	-10%	-2%	-38%	-48%	-52%	-45%	-41%	-28%	-36%	-37%

Months of Inventory

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	4.57	5.31	3.36	3.48	3.15	5.11	3.3	2.38	1.89	2.4	2.05	2.96	4.43
Prior Year	7.76	8.05	12.8	6.04	7.05	5.76	5.4	6.36	8.91	9.57	6.18	4.14	4.57
Percent Change from Prior Year	-41%	-34%	-74%	-42%	-55%	-11%	-39%	-63%	-79%	-75%	-67%	-28%	-3%

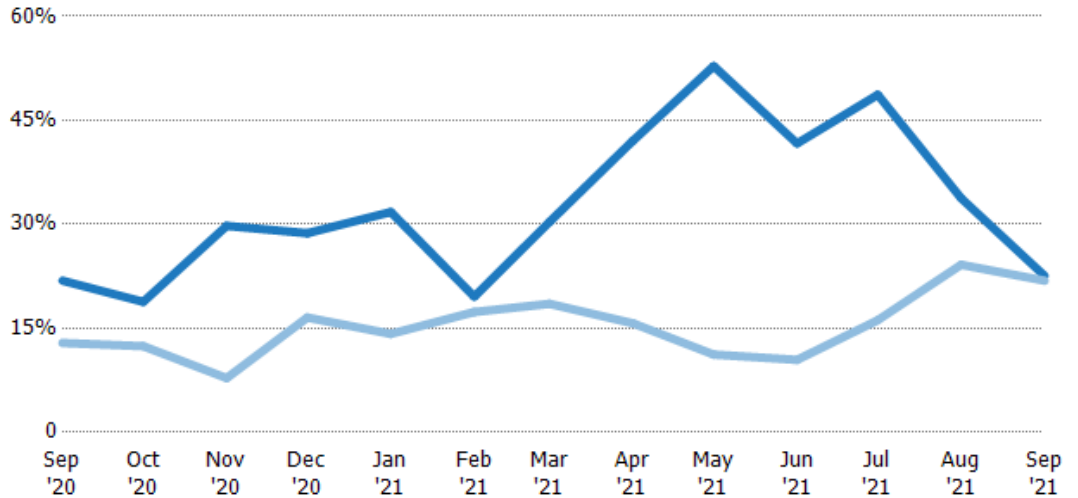
Absorption Rate

The percentage of inventory sold per month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Rate	Chg.
Sep '21	23%	-0.7%
Sep '20	22%	-9%
Sep '19	13%	3%



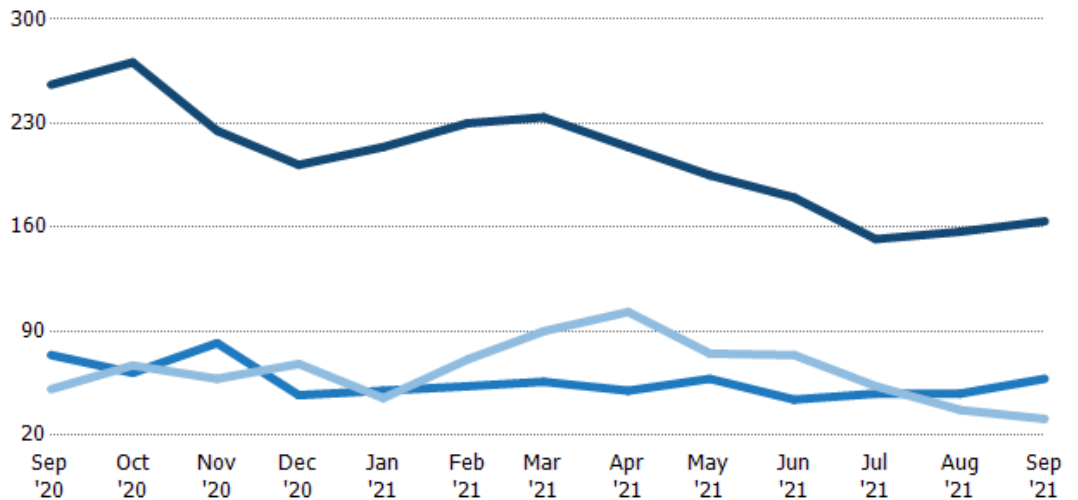
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	22%	19%	30%	29%	32%	20%	30%	42%	53%	42%	49%	34%	23%
Prior Year	13%	12%	8%	17%	14%	17%	19%	16%	11%	10%	16%	24%	22%
Change from Prior Year	-9%	-6%	-22%	-12%	-18%	-2%	-12%	-26%	-42%	-31%	-33%	-10%	-1%

Active/Pending/Sold Units

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Active	256	271	225	202	214	230	234	214	195	180	152	157	164
Pending	74	62	82	47	50	53	56	50	58	44	48	48	58
Sold	51	67	58	68	45	71	90	103	75	74	53	37	31

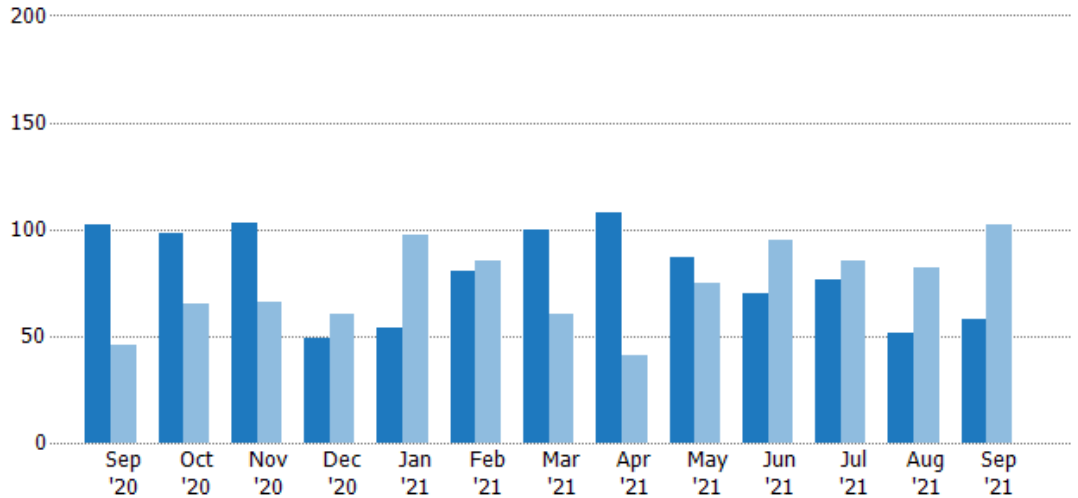
New Pending Sales

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/Year	Count	% Chg.
Sep '21	58	-43.1%
Sep '20	102	121.7%
Sep '19	46	-37%



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	102	98	103	49	54	80	100	108	87	70	76	51	58
Prior Year	46	65	66	60	97	85	60	41	75	95	85	82	102
Percent Change from Prior Year	122%	51%	56%	-18%	-44%	-6%	67%	163%	16%	-26%	-11%	-38%	-43%

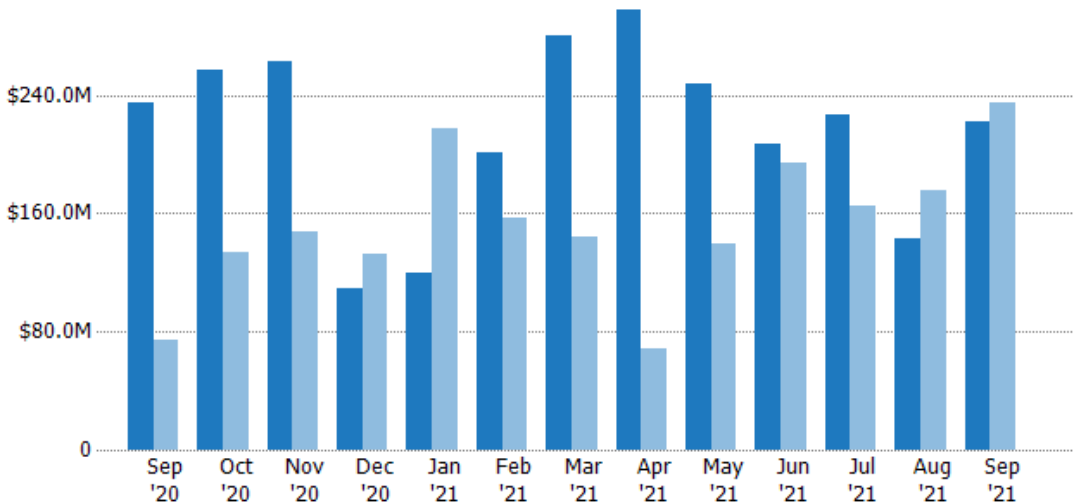
New Pending Sales Volume

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/Year	Volume	% Chg.
Sep '21	\$222M	-5.6%
Sep '20	\$235M	216.5%
Sep '19	\$74.2M	-36.9%



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	\$235M	\$257M	\$262M	\$109M	\$120M	\$202M	\$280M	\$297M	\$248M	\$207M	\$227M	\$143M	\$222M
Prior Year	\$74.2M	\$133M	\$147M	\$132M	\$217M	\$157M	\$144M	\$68.9M	\$139M	\$194M	\$165M	\$176M	\$235M
Percent Change from Prior Year	217%	93%	78%	-18%	-45%	28%	94%	332%	79%	7%	38%	-18%	-6%

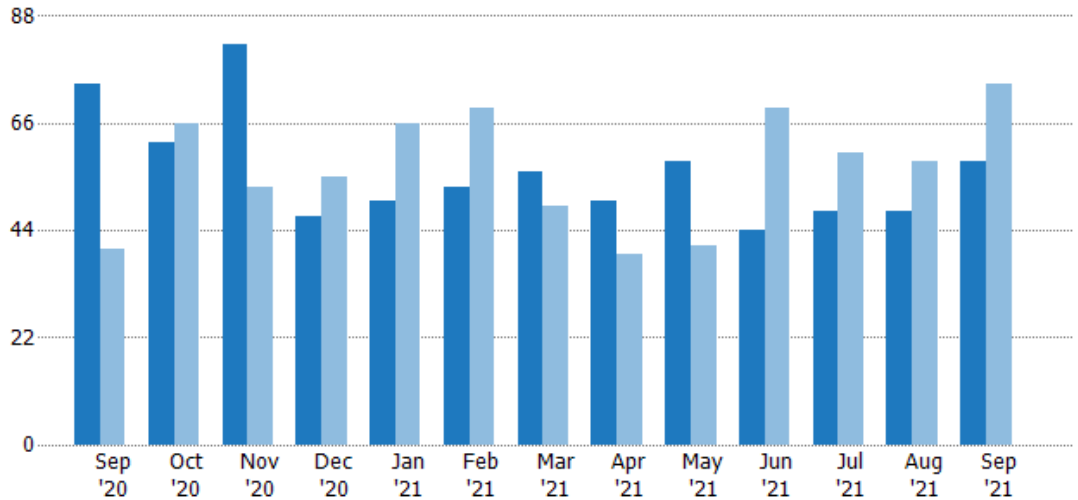
Pending Sales

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Sep '21	58	-21.6%
Sep '20	74	85%
Sep '19	40	-10%



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	74	62	82	47	50	53	56	50	58	44	48	48	58
Prior Year	40	66	53	55	66	69	49	39	41	69	60	58	74
Percent Change from Prior Year	85%	-6%	55%	-15%	-24%	-23%	14%	28%	41%	-36%	-20%	-17%	-22%

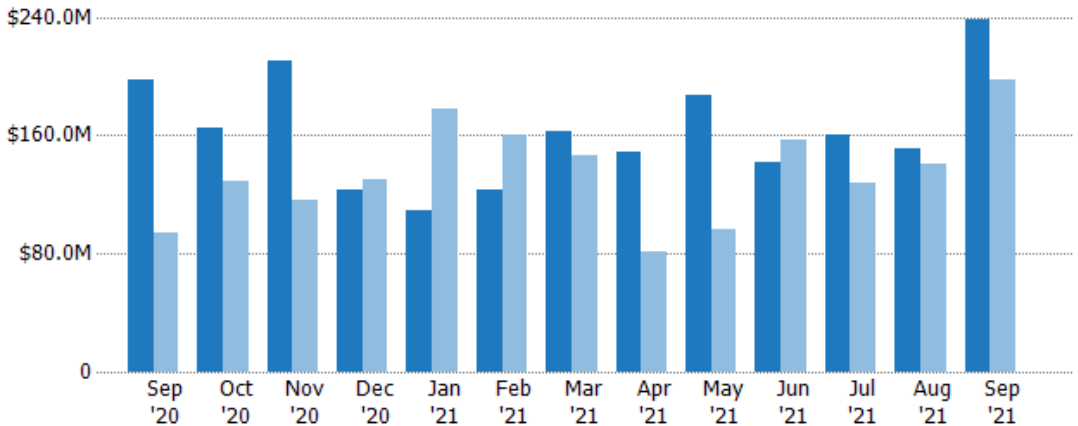
Pending Sales Volume

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Sep '21	\$238M	20.4%
Sep '20	\$198M	111.1%
Sep '19	\$93.7M	-44.6%



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	\$198M	\$166M	\$211M	\$123M	\$109M	\$123M	\$162M	\$149M	\$187M	\$142M	\$160M	\$151M	\$238M
Prior Year	\$93.7M	\$129M	\$117M	\$130M	\$178M	\$160M	\$146M	\$80.7M	\$96.5M	\$157M	\$128M	\$141M	\$198M
Percent Change from Prior Year	111%	28%	81%	-6%	-38%	-23%	11%	84%	94%	-9%	25%	7%	20%

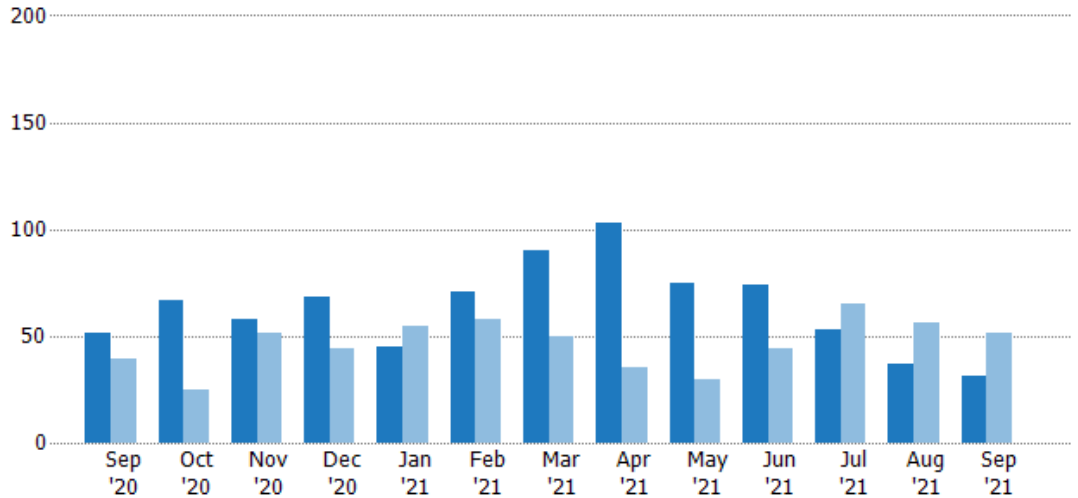
Closed Sales

The total number of residential properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Count	% Chg.
Sep '21	31	-39.2%
Sep '20	51	30.8%
Sep '19	39	-28.2%



Current Year	51	67	58	68	45	71	90	103	75	74	53	37	31
Prior Year	39	25	51	44	55	58	50	35	30	44	65	56	51
Percent Change from Prior Year	31%	168%	14%	55%	-18%	22%	80%	194%	150%	68%	-18%	-34%	-39%

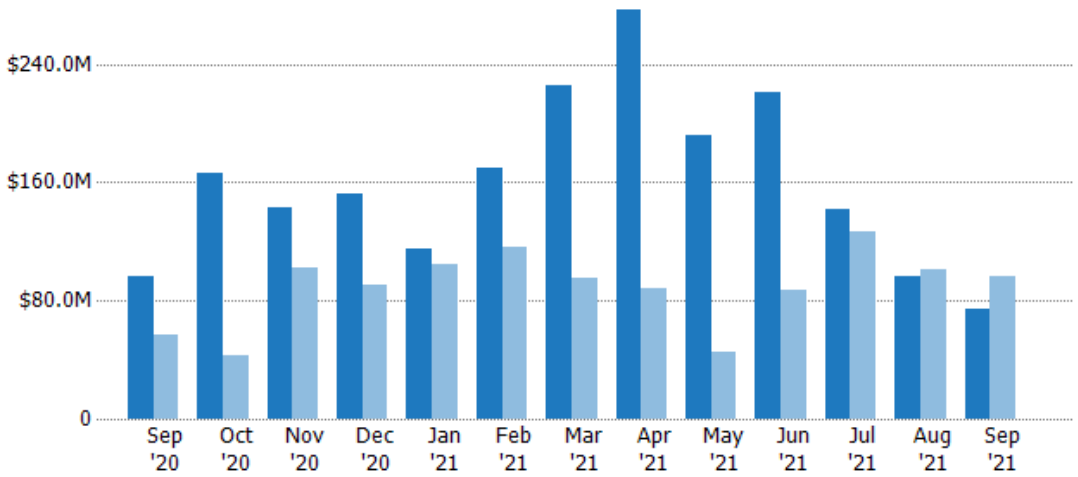
Closed Sales Volume

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Volume	% Chg.
Sep '21	\$74.1M	-22.9%
Sep '20	\$96.1M	67.8%
Sep '19	\$57.3M	-14.3%



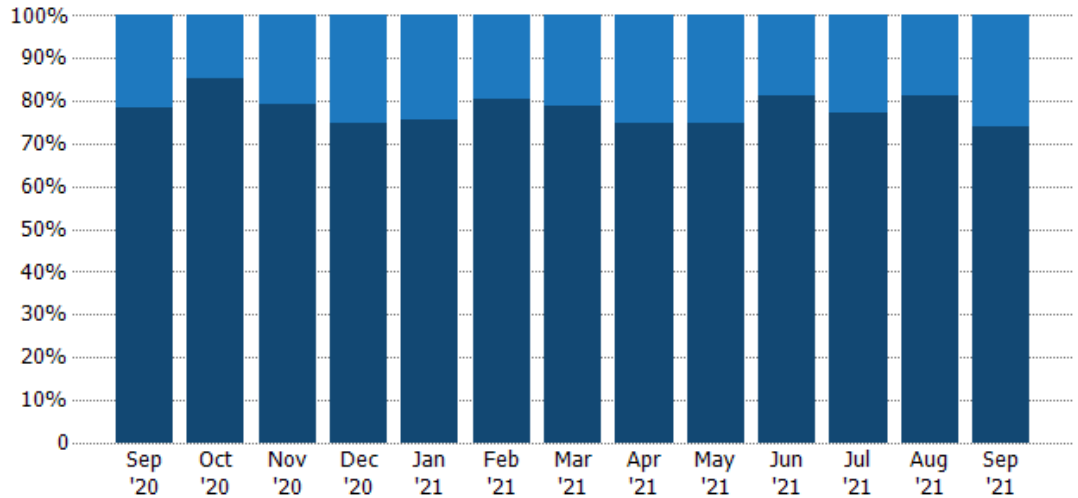
Current Year	\$96.1M	\$166M	\$143M	\$152M	\$115M	\$169M	\$225M	\$277M	\$192M	\$221M	\$142M	\$96M	\$74.1M
Prior Year	\$57.3M	\$43.2M	\$103M	\$90.5M	\$105M	\$116M	\$94.6M	\$88.5M	\$45.1M	\$86.9M	\$126M	\$101M	\$96.1M
Percent Change from Prior Year	68%	284%	39%	68%	10%	46%	138%	213%	326%	154%	12%	-5%	-23%

Closed Sales by Property Type

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



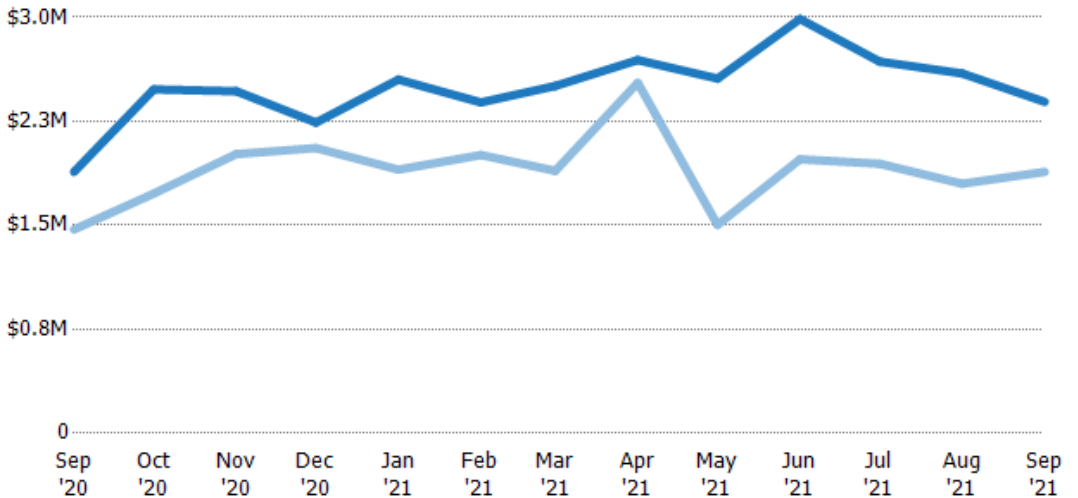
Condo/Townhouse	22%	15%	21%	25%	24%	20%	21%	25%	25%	19%	23%	19%	26%
Single Family Residence	78%	85%	79%	75%	76%	80%	79%	75%	75%	81%	77%	81%	74%

Average Sales Price

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



Current Year	\$1.88M	\$2.48M	\$2.47M	\$2.24M	\$2.55M	\$2.39M	\$2.5M	\$2.69M	\$2.56M	\$2.99M	\$2.68M	\$2.59M	\$2.39M
Prior Year	\$1.47M	\$1.73M	\$2.01M	\$2.06M	\$1.9M	\$2.01M	\$1.89M	\$2.53M	\$1.5M	\$1.98M	\$1.94M	\$1.8M	\$1.88M
Percent Change from Prior Year	28%	43%	23%	9%	34%	19%	32%	6%	70%	51%	38%	44%	27%

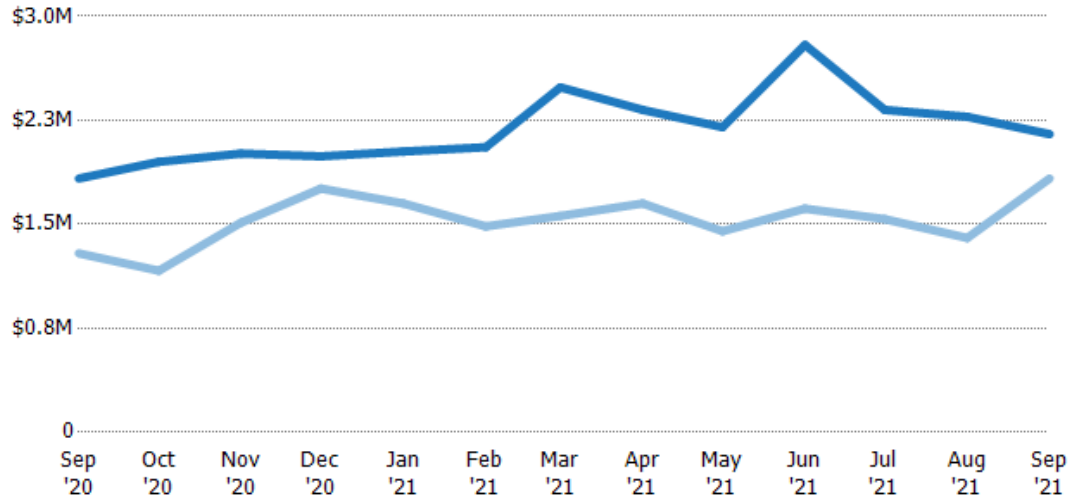
Median Sales Price

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price	% Chg.
Sep '21	\$2.15M	17.5%
Sep '20	\$1.83M	41.9%
Sep '19	\$1.29M	19.4%



Current Year	\$1.83M	\$1.95M	\$2.01M	\$1.99M	\$2.03M	\$2.06M	\$2.49M	\$2.33M	\$2.2M	\$2.79M	\$2.33M	\$2.28M	\$2.15M
Prior Year	\$1.29M	\$1.17M	\$1.51M	\$1.76M	\$1.65M	\$1.49M	\$1.56M	\$1.65M	\$1.45M	\$1.61M	\$1.54M	\$1.4M	\$1.83M
Percent Change from Prior Year	42%	67%	33%	13%	23%	38%	59%	41%	52%	73%	51%	62%	17%

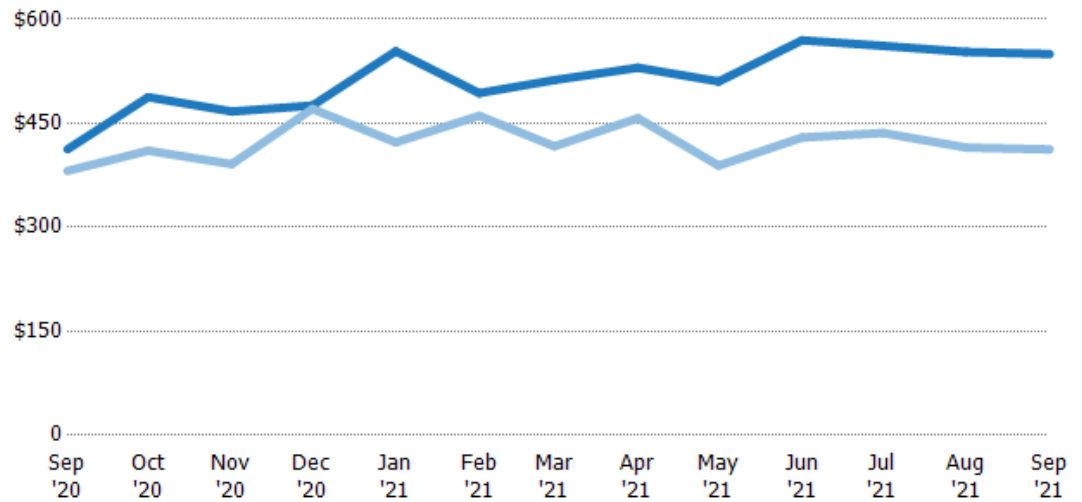
Average Sales Price per Sq Ft

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family

Month/ Year	Price/sq ft	% Chg.
Sep '21	\$550	33.3%
Sep '20	\$412	8.2%
Sep '19	\$381	2.9%



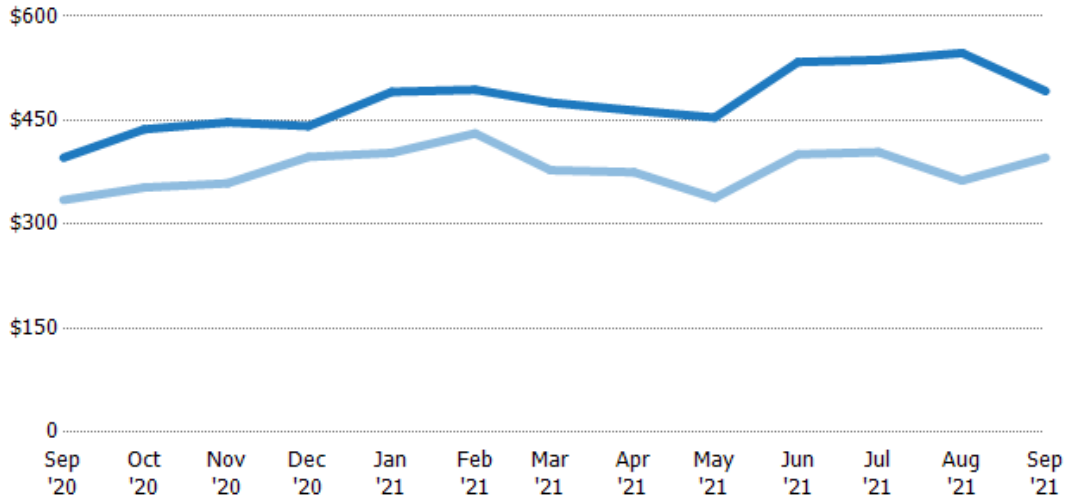
Current Year	\$412	\$488	\$467	\$476	\$554	\$493	\$512	\$530	\$510	\$570	\$562	\$553	\$550
Prior Year	\$381	\$410	\$391	\$471	\$423	\$461	\$417	\$457	\$389	\$430	\$436	\$415	\$412
Percent Change from Prior Year	8%	19%	19%	1%	31%	7%	23%	16%	31%	33%	29%	33%	33%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



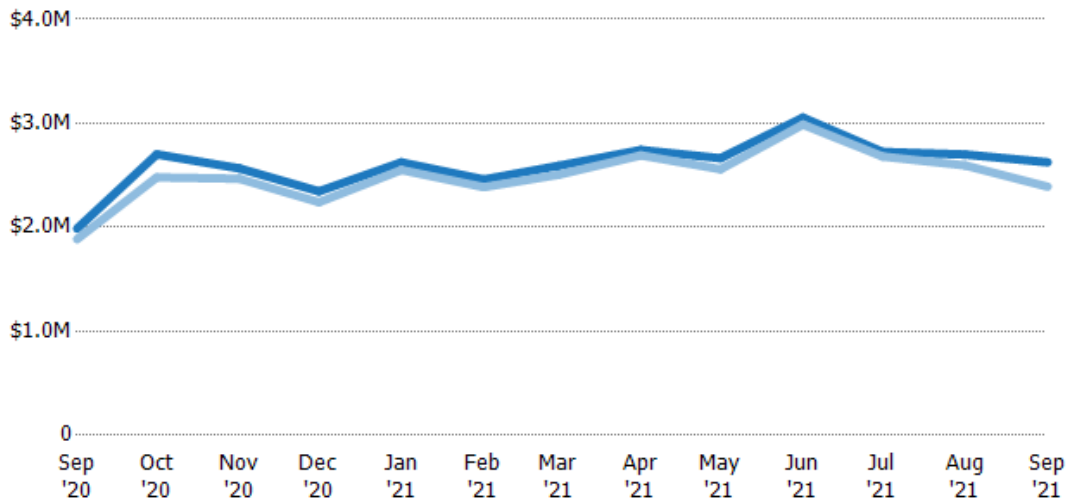
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	\$396	\$437	\$447	\$442	\$491	\$494	\$476	\$464	\$454	\$534	\$537	\$547	\$492
Prior Year	\$335	\$353	\$359	\$397	\$403	\$431	\$378	\$375	\$338	\$401	\$404	\$363	\$396
Percent Change from Prior Year	18%	24%	25%	11%	22%	15%	26%	24%	34%	33%	33%	51%	24%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



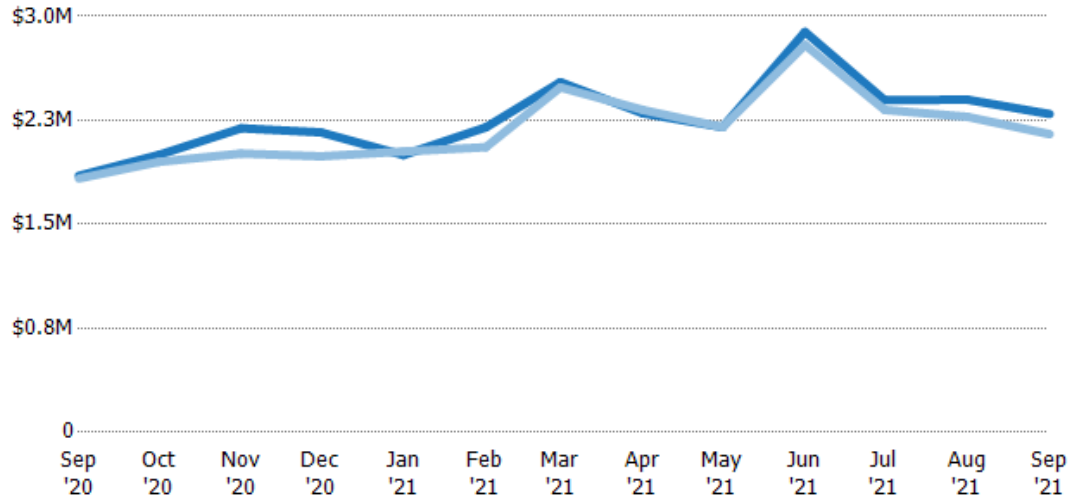
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Avg List Price	\$1.99M	\$2.7M	\$2.57M	\$2.35M	\$2.62M	\$2.46M	\$2.59M	\$2.74M	\$2.66M	\$3.05M	\$2.72M	\$2.7M	\$2.63M
Avg Sales Price	\$1.88M	\$2.48M	\$2.47M	\$2.24M	\$2.55M	\$2.39M	\$2.5M	\$2.69M	\$2.56M	\$2.99M	\$2.68M	\$2.59M	\$2.39M
Avg Sales Price as a % of Avg List Price	95%	92%	96%	96%	97%	97%	97%	98%	96%	98%	98%	96%	91%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



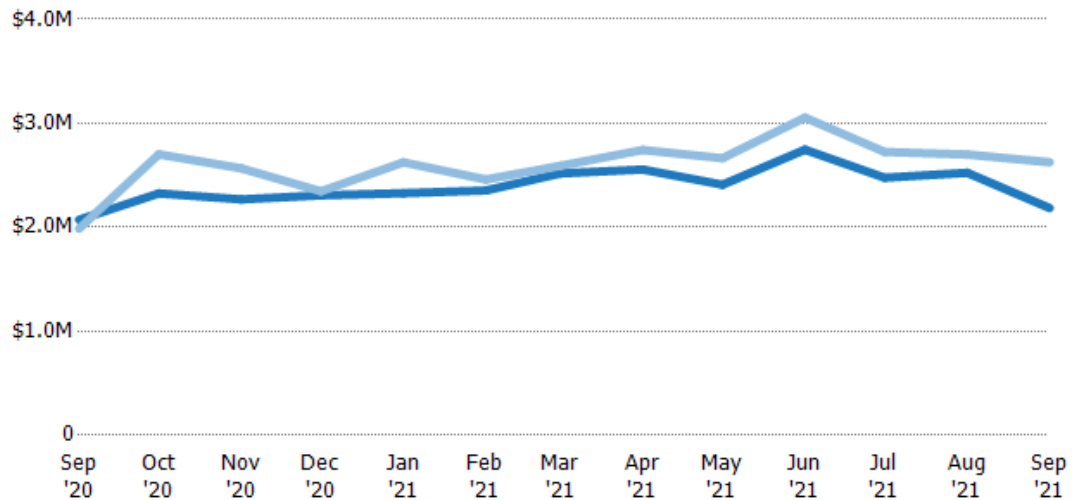
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Median List Price	\$1.85M	\$2M	\$2.19M	\$2.16M	\$2M	\$2.2M	\$2.53M	\$2.3M	\$2.2M	\$2.89M	\$2.4M	\$2.4M	\$2.3M
Median Sales Price	\$1.83M	\$1.95M	\$2.01M	\$1.99M	\$2.03M	\$2.06M	\$2.49M	\$2.33M	\$2.2M	\$2.79M	\$2.33M	\$2.28M	\$2.15M
Med Sales Price as a % of Med List Price	99%	98%	92%	92%	101%	93%	99%	101%	100%	97%	97%	95%	94%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



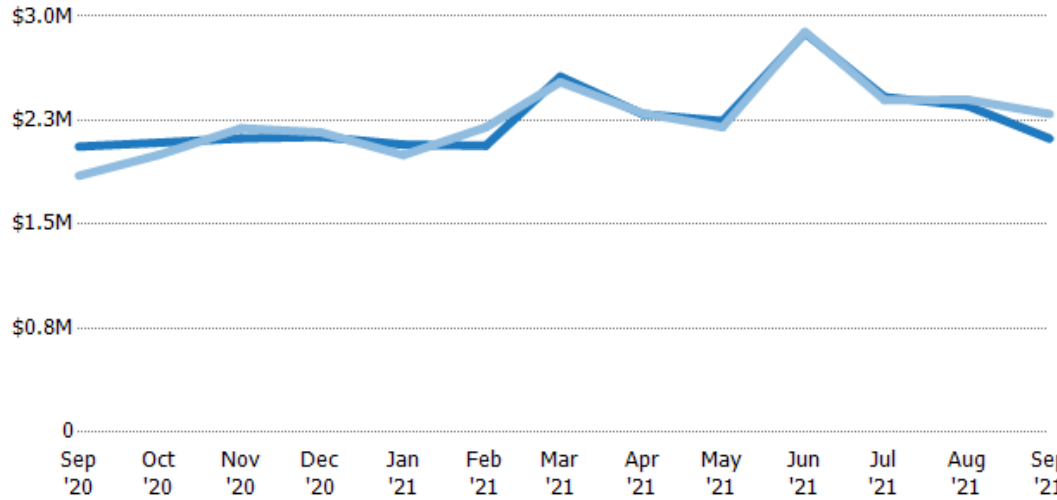
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Avg Est Value	\$2.07M	\$2.33M	\$2.27M	\$2.31M	\$2.33M	\$2.35M	\$2.52M	\$2.56M	\$2.41M	\$2.75M	\$2.48M	\$2.52M	\$2.19M
Avg Sales Price	\$1.99M	\$2.7M	\$2.57M	\$2.35M	\$2.62M	\$2.46M	\$2.59M	\$2.74M	\$2.66M	\$3.05M	\$2.72M	\$2.7M	\$2.63M
Avg Sales Price as a % of Avg Est Value	96%	116%	113%	102%	113%	104%	103%	107%	111%	111%	110%	107%	120%

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: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



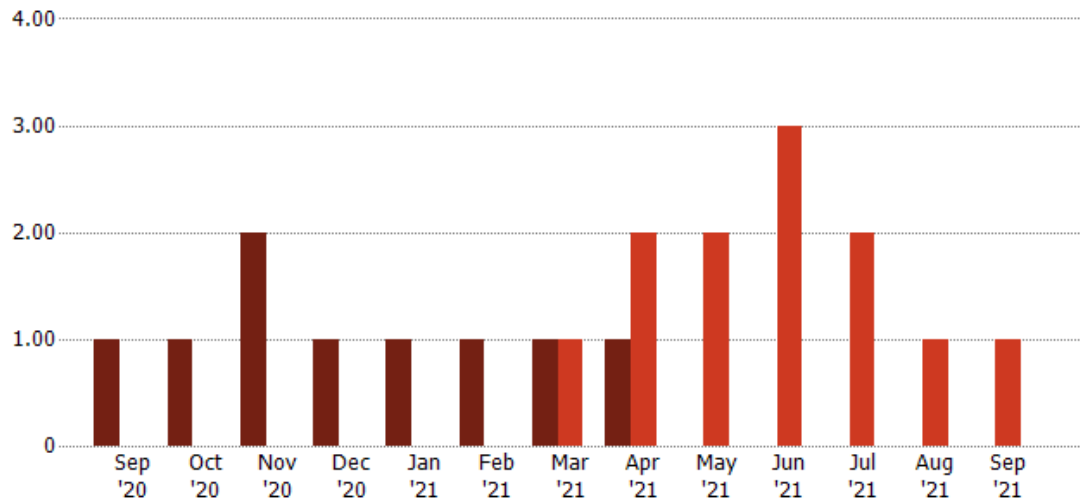
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Median Est Value	\$2.06M	\$2.09M	\$2.12M	\$2.13M	\$2.07M	\$2.07M	\$2.56M	\$2.29M	\$2.24M	\$2.88M	\$2.42M	\$2.36M	\$2.12M
Median Sales Price	\$1.85M	\$2M	\$2.19M	\$2.16M	\$2M	\$2.2M	\$2.53M	\$2.3M	\$2.2M	\$2.89M	\$2.4M	\$2.4M	\$2.3M
Med Sales Price as a % of Med Est Value	90%	96%	103%	102%	96%	106%	98%	100%	98%	100%	99%	102%	108%

Distressed Listings

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

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



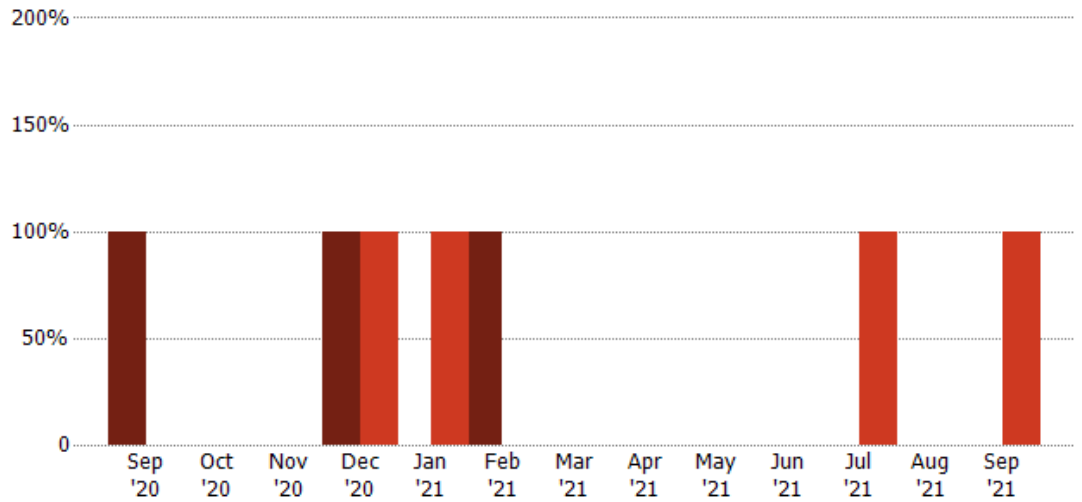
	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	1	1	2	1	1	1	1	1	-	-	-	-	-
Prior Year	-	-	-	-	-	-	1	2	2	3	2	1	1
Percent Change from Prior Year	100%	100%	100%	100%	100%	100%	0%	-50%	-100%	-100%	-100%	-100%	-100%

Distressed Sales

The count of distressed residential properties sold each month.

Filters Used

Custom Area: Paradise Valley,
Arizona Saved Area
Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21
Current Year	1	-	-	1	-	1	-	-	-	-	-	-	-
Prior Year	-	-	-	1	1	-	-	-	-	-	1	-	1
Percent Change from Prior Year	100%	-	-	0%	-100%	100%	-	-	-	-	-100%	-	-100%



Sales Activity by ZIP

Sep 2021

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
85253	58	\$238,165,223	31	\$74,101,901	\$2,390,384	\$2,150,000	\$519	\$492	33

