

2022



FOUNTAIN HILLS



MARKET REPORT
FEBRUARY

Scottsdale Area Association of REALTORS®
8600 E. Anderson Drive, 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	Feb 2022	Feb 2021	+ / -	YTD 2022	YTD 2021	+ / -
Listing Activity Charts Metrics						
New Listing Count	75	76	-1.3%	172	170	+1.2%
New Listing Volume	\$59,080,350	\$52,462,494	+12.6%	\$149,349,950	\$114,598,193	+30.3%
Active Listing Count	40	147	-72.8%	N/A	N/A	
Active Listing Volume	\$44,783,200	\$136,652,306	-67.2%	N/A	N/A	
Average Listing Price	\$1,119,580	\$929,608	+20.4%	\$1,143,677	\$917,357	+24.7%
Median Listing Price	\$762,000	\$629,900	+21%	\$770,333	\$625,927	+23.1%
Average Listing Price per Sq Ft	\$381	\$299	+27.3%	\$363	\$292	+24.3%
Median Listing Price per Sq Ft	\$351	\$280	+25.4%	\$339	\$272	+24.6%
Median Days in RPR	13	38	-65.8%	14.62	36.07	-59.5%
Months of Inventory	0.6	1.9	-70.5%	0.7	2.4	-68.5%
Absorption Rate	180%	53.06%	+126.9%	135%	42.54%	+92.5%
Sales Activity Charts Metrics						
New Pending Sales Count	112	101	+10.9%	227	187	+21.4%
New Pending Sales Volume	\$93,789,749	\$68,204,793	+37.5%	\$181,854,049	\$121,856,309	+49.2%
Pending Sales Count	39	65	-40%	N/A	N/A	
Pending Sales Volume	\$38,664,850	\$47,665,567	-18.9%	N/A	N/A	
Closed Sales Count	84	84	+—	156	162	-3.7%
Closed Sales Volume	\$69,505,477	\$53,800,700	+29.2%	\$120,268,778	\$105,517,250	+14%
Average Sales Price	\$827,446	\$640,485	+29.2%	\$770,954	\$651,341	+18.4%
Median Sales Price	\$697,500	\$495,250	+40.8%	\$659,423	\$514,750	+28.1%
Average Sales Price per Sq Ft	\$334	\$258	+29.3%	\$325	\$253	+28.4%
Median Sales Price per Sq Ft	\$328	\$247	+32.8%	\$318	\$244	+30.5%
Distressed Charts Metrics						
Distressed Listing Count	—	—	—	N/A	N/A	

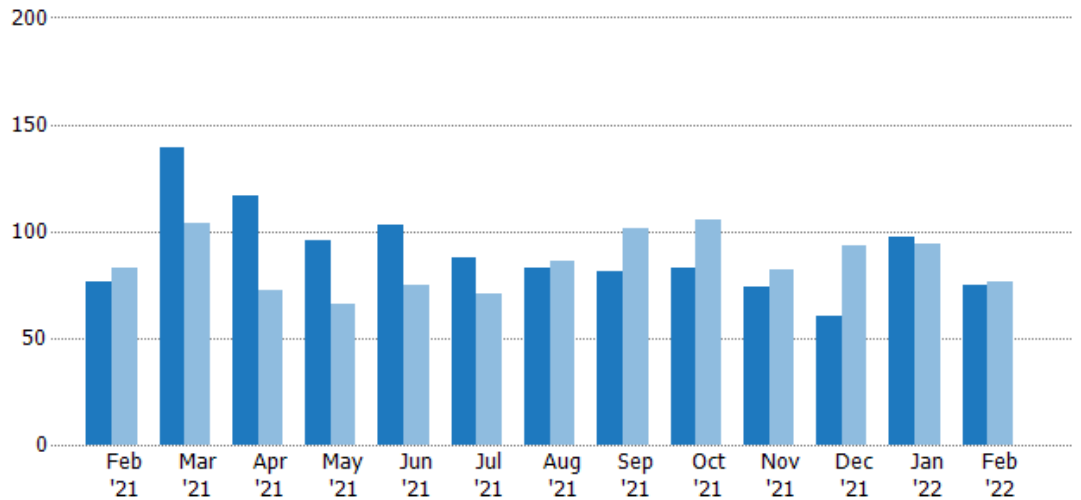
New Listings

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

Filters Used

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

Month/ Year	Count	% Chg.
Feb '22	75	-1.3%
Feb '21	76	-8.4%
Feb '20	83	4.8%



Current Year	76	139	117	96	103	88	83	81	83	74	60	97	75
Prior Year	83	104	72	66	75	71	86	101	105	82	93	94	76
Percent Change from Prior Year	-8%	34%	63%	45%	37%	24%	-3%	-20%	-21%	-10%	-35%	3%	-1%

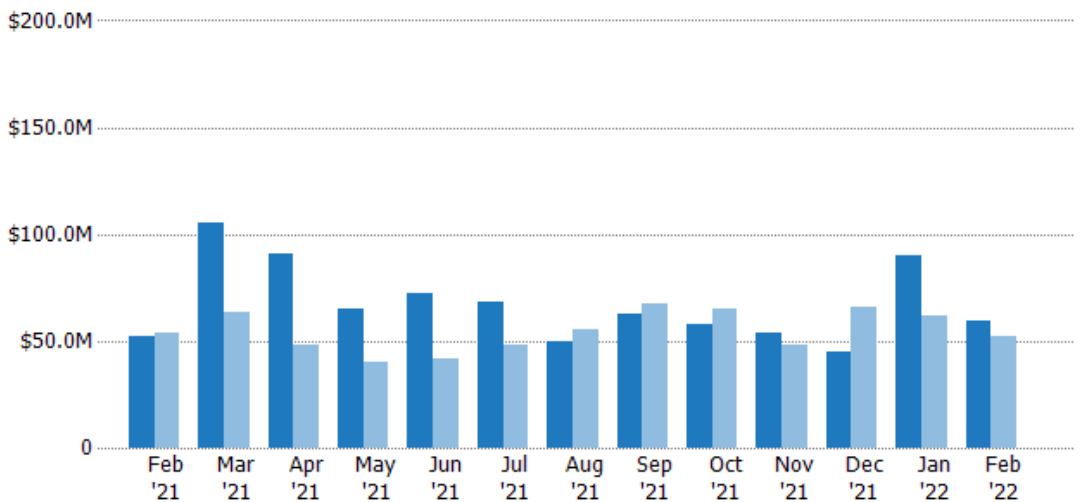
New Listing Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Feb '22	\$59.1M	12.6%
Feb '21	\$52.5M	-2%
Feb '20	\$53.5M	-14.9%



Current Year	\$52.5M	\$105M	\$90.5M	\$65.2M	\$72.6M	\$68.3M	\$50.1M	\$62.8M	\$58.1M	\$54.2M	\$45M	\$90.3M	\$59.1M
Prior Year	\$53.5M	\$63.5M	\$48.2M	\$40.4M	\$42.1M	\$48.4M	\$55.3M	\$67.3M	\$64.9M	\$48.3M	\$66.2M	\$62.1M	\$52.5M
Percent Change from Prior Year	-2%	66%	88%	61%	73%	41%	-10%	-7%	-10%	12%	-32%	45%	13%

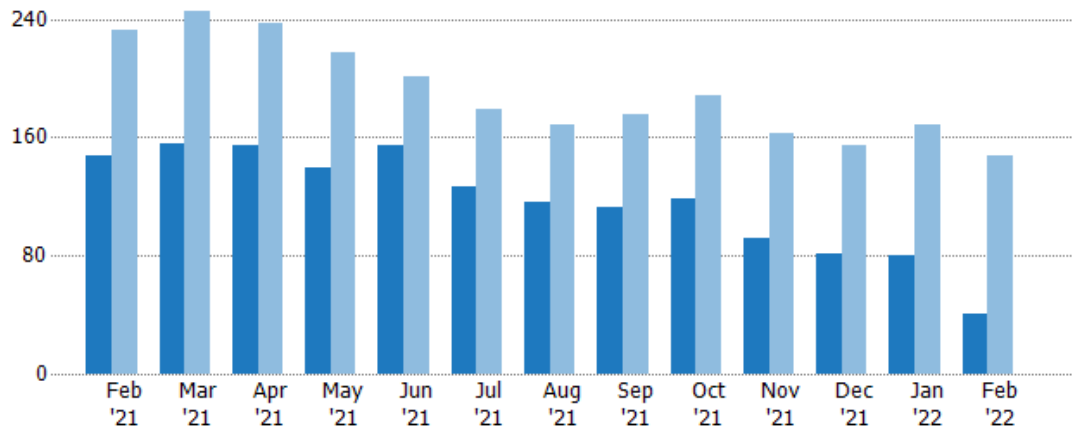
Active Listings

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

Filters Used

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

Month/ Year	Count	% Chg.
Feb '22	40	-72.8%
Feb '21	147	-36.9%
Feb '20	233	28.3%



Current Year	147	156	154	139	155	127	116	113	118	92	81	80	40
Prior Year	233	245	237	217	201	179	169	175	188	163	154	168	147
Percent Change from Prior Year	-37%	-36%	-35%	-36%	-23%	-29%	-31%	-35%	-37%	-44%	-47%	-52%	-73%

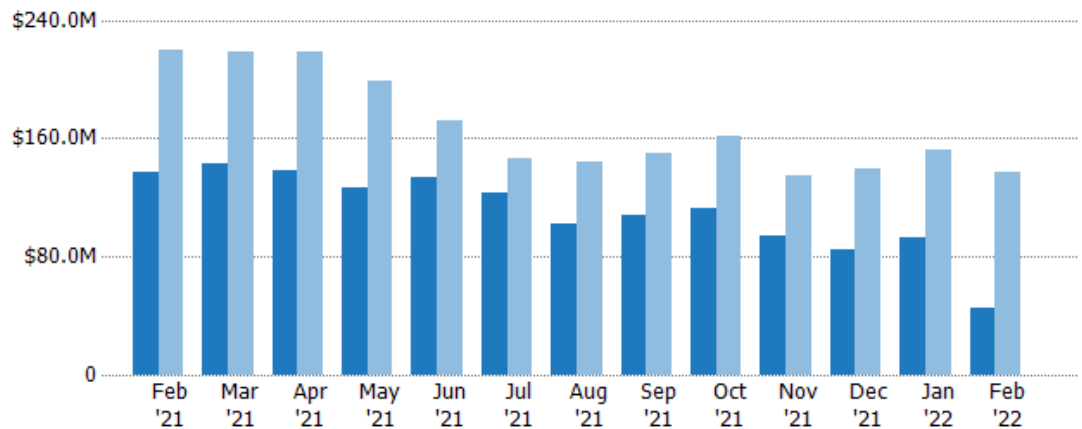
Active Listing Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Feb '22	\$44.8M	-67.2%
Feb '21	\$137M	-37.9%
Feb '20	\$220M	-1.3%



Current Year	\$137M	\$143M	\$139M	\$127M	\$133M	\$123M	\$102M	\$108M	\$113M	\$93.6M	\$84.8M	\$92.5M	\$44.8M
Prior Year	\$220M	\$218M	\$218M	\$199M	\$172M	\$147M	\$145M	\$150M	\$161M	\$135M	\$140M	\$152M	\$137M
Percent Change from Prior Year	-38%	-35%	-36%	-36%	-23%	-16%	-29%	-28%	-30%	-31%	-39%	-39%	-67%

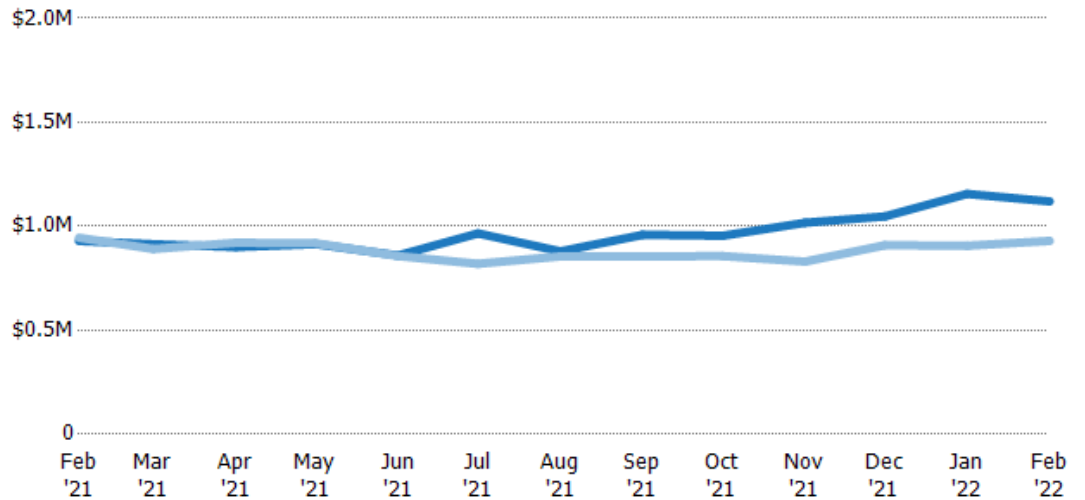
Average Listing Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Feb '22	\$1.12M	20.4%
Feb '21	\$930K	-1.6%
Feb '20	\$945K	-23.1%



Current Year	\$930K	\$914K	\$900K	\$914K	\$860K	\$966K	\$879K	\$959K	\$954K	\$1.02M	\$1.05M	\$1.16M	\$1.12M
Prior Year	\$945K	\$891K	\$921K	\$919K	\$857K	\$820K	\$855K	\$855K	\$857K	\$830K	\$909K	\$907K	\$930K
Percent Change from Prior Year	-2%	3%	-2%	0%	0%	18%	3%	12%	11%	22%	15%	27%	20%

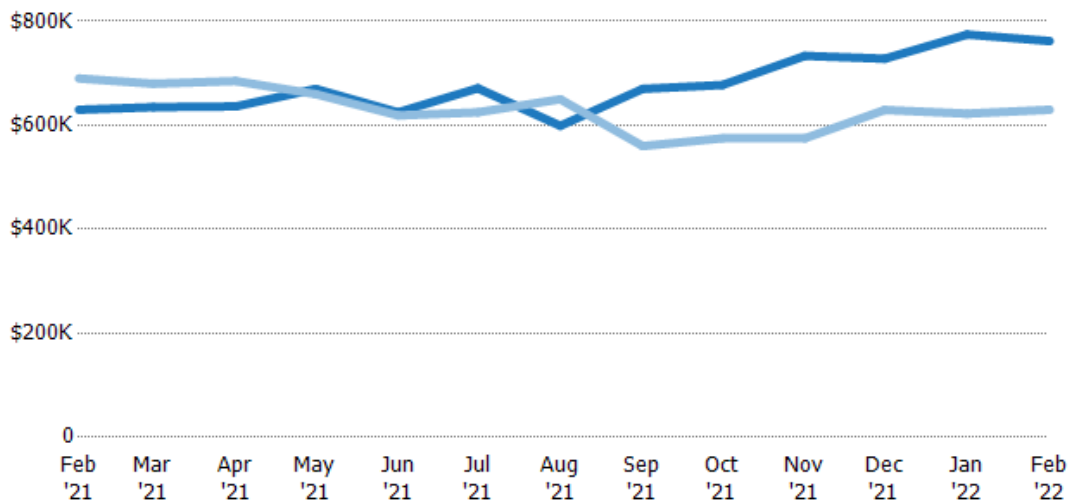
Median Listing Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Feb '22	\$762K	21%
Feb '21	\$630K	-8.7%
Feb '20	\$690K	-25.4%



Current Year	\$630K	\$635K	\$636K	\$670K	\$625K	\$671K	\$599K	\$670K	\$678K	\$734K	\$728K	\$775K	\$762K
Prior Year	\$690K	\$680K	\$685K	\$660K	\$619K	\$625K	\$650K	\$560K	\$575K	\$575K	\$629K	\$622K	\$630K
Percent Change from Prior Year	-9%	-7%	-7%	2%	1%	7%	-8%	20%	18%	28%	16%	24%	21%

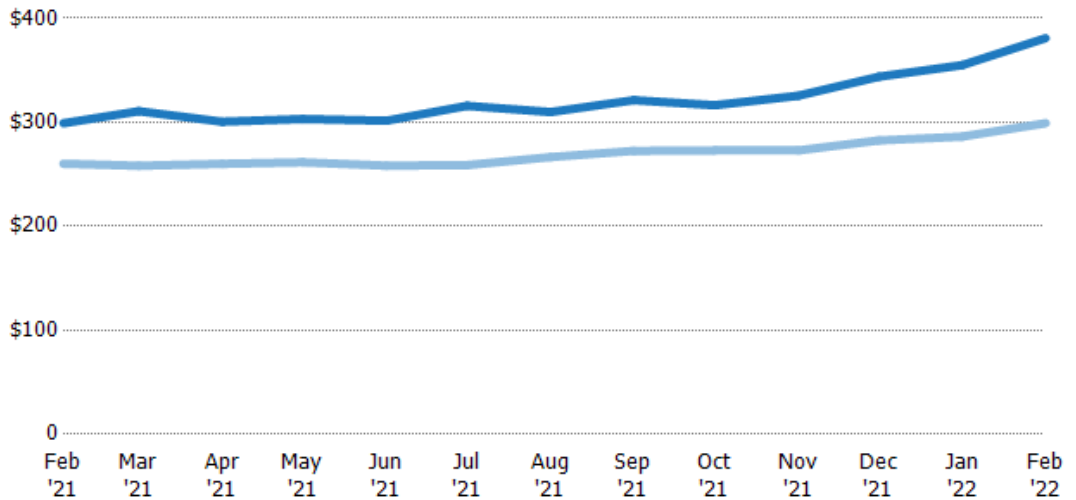
Average Listing Price per Sq Ft

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

Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Feb '22	\$381	27.3%
Feb '21	\$299	15%
Feb '20	\$260	-11.9%



Current Year	\$299	\$311	\$301	\$303	\$302	\$316	\$310	\$321	\$316	\$325	\$344	\$355	\$381
Prior Year	\$260	\$258	\$260	\$261	\$258	\$259	\$267	\$273	\$273	\$273	\$283	\$286	\$299
Percent Change from Prior Year	15%	20%	16%	16%	17%	22%	16%	18%	16%	19%	22%	24%	27%

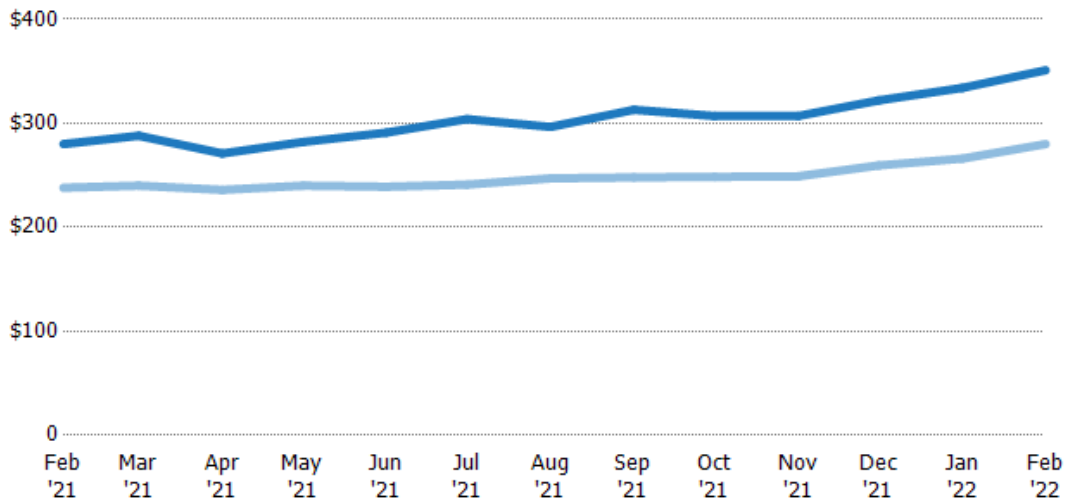
Median Listing Price per Sq Ft

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

Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Feb '22	\$351	25.4%
Feb '21	\$280	17.6%
Feb '20	\$238	-10.5%



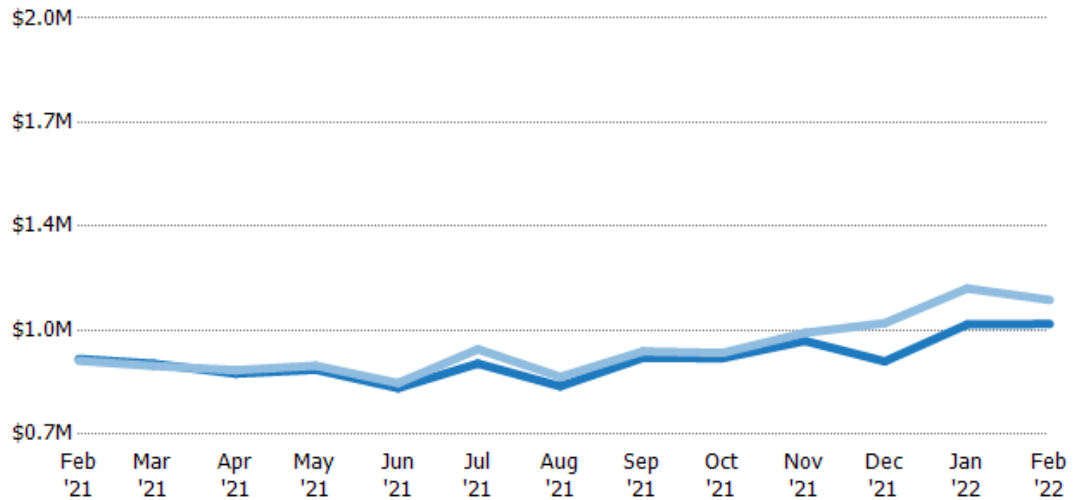
Current Year	\$280	\$288	\$271	\$282	\$291	\$304	\$297	\$313	\$307	\$307	\$322	\$334	\$351
Prior Year	\$238	\$240	\$236	\$240	\$239	\$241	\$247	\$248	\$249	\$249	\$260	\$266	\$280
Percent Change from Prior Year	18%	20%	15%	18%	22%	26%	20%	26%	24%	23%	24%	26%	25%

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



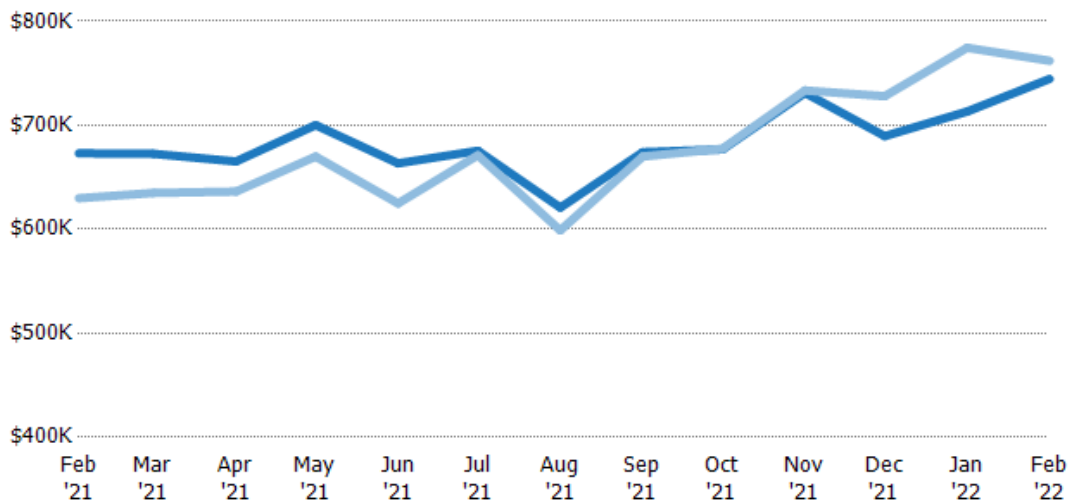
Avg Est Value	\$936K	\$920K	\$889K	\$902K	\$845K	\$921K	\$850K	\$939K	\$938K	\$992K	\$928K	\$1.04M	\$1.04M
Avg Listing Price	\$930K	\$914K	\$900K	\$914K	\$860K	\$966K	\$879K	\$959K	\$954K	\$1.02M	\$1.05M	\$1.16M	\$1.12M
Avg Listing Price as a % of Avg Est Value	99%	99%	101%	101%	102%	105%	103%	102%	102%	103%	113%	111%	107%

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



Median Est Value	\$673K	\$673K	\$665K	\$700K	\$663K	\$676K	\$621K	\$674K	\$677K	\$731K	\$690K	\$713K	\$745K
Median Listing Price	\$630K	\$635K	\$636K	\$670K	\$625K	\$671K	\$599K	\$670K	\$678K	\$734K	\$728K	\$775K	\$762K
Med Listing Price as a % of Med Est Value	94%	94%	96%	96%	94%	99%	96%	99%	100%	100%	106%	109%	102%

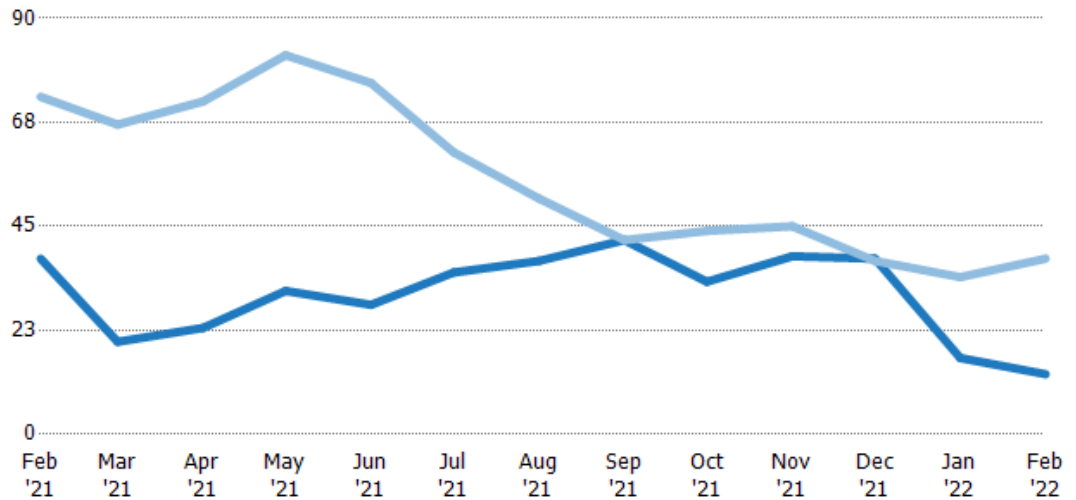
Median Days in RPR

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

Month/ Year	Days	% Chg.
Feb '22	13	-65.8%
Feb '21	38	-47.9%
Feb '20	73	4.1%



Current Year	38	20	23	31	28	35	37.5	42	33	38.5	38	16.5	13
Prior Year	73	67	72	82	76	61	51	42	44	45	37.5	34	38
Percent Change from Prior Year	-48%	-70%	-68%	-62%	-63%	-43%	-26%	0%	-25%	-14%	1%	-51%	-66%

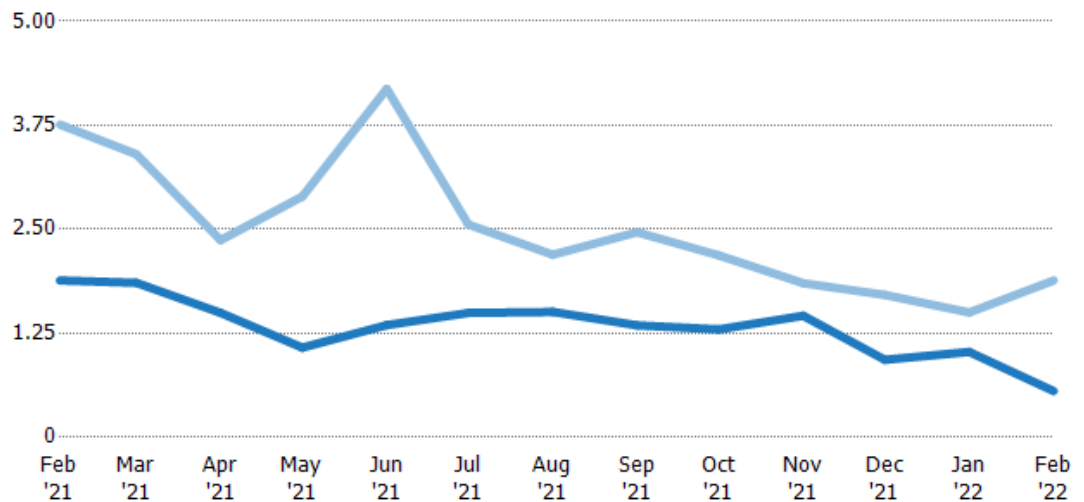
Months of Inventory

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

Filters Used

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

Month/ Year	Months	% Chg.
Feb '22	0	-70.5%
Feb '21	1.88	-49.9%
Feb '20	3.76	32.6%



Current Year	1.88	1.86	1.5	1.08	1.35	1.49	1.51	1.35	1.3	1.46	0	1.03	0
Prior Year	3.76	3.4	2.37	2.89	4.19	2.56	2.19	2.46	2.19	1.85	1.71	1.5	1.88
Percent Change from Prior Year	-50%	-45%	-37%	-63%	-68%	-42%	-31%	-45%	-41%	-21%	-46%	-32%	-71%

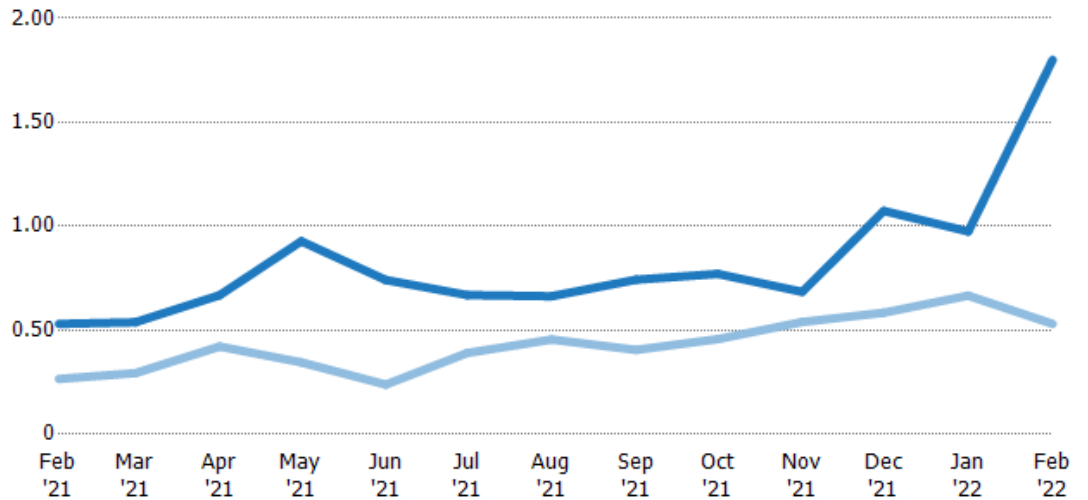
Absorption Rate

The percentage of inventory sold per month.

Filters Used

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

Month/ Year	Rate	Chg.
Feb '22	180%	-126.9%
Feb '21	53%	-26.5%
Feb '20	27%	-24.6%



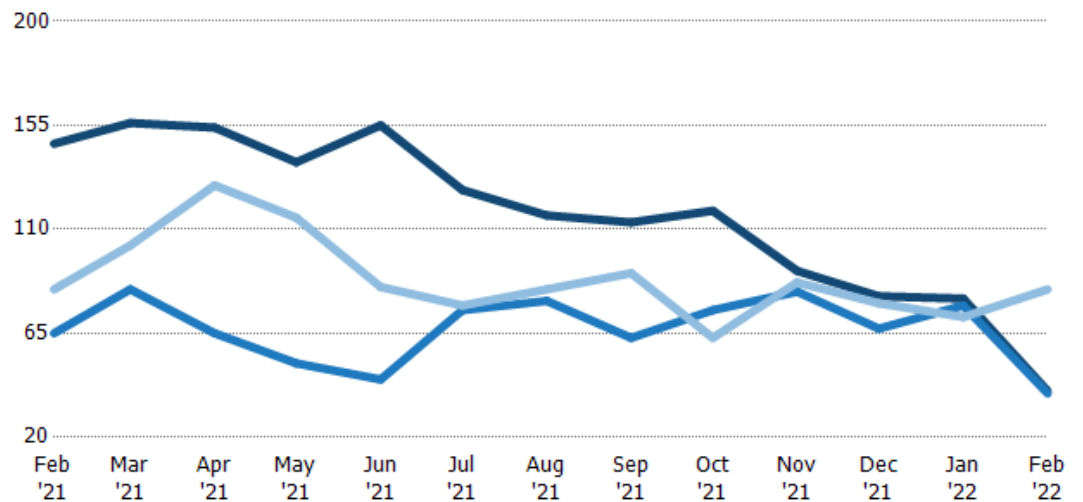
Current Year	53%	54%	67%	93%	74%	67%	66%	74%	77%	68%	107%	98%	180%
Prior Year	27%	29%	42%	35%	24%	39%	46%	41%	46%	54%	58%	67%	53%
Change from Prior Year	-26%	-24%	-25%	-58%	-50%	-28%	-21%	-34%	-31%	-14%	-49%	-31%	-127%

Active/Pending/Sold Units

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

Filters Used

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



Active	147	156	154	139	155	127	116	113	118	92	81	80	40
Pending	65	84	65	52	45	75	79	63	75	83	67	77	39
Sold	84	103	129	115	85	77	84	91	63	87	78	72	84

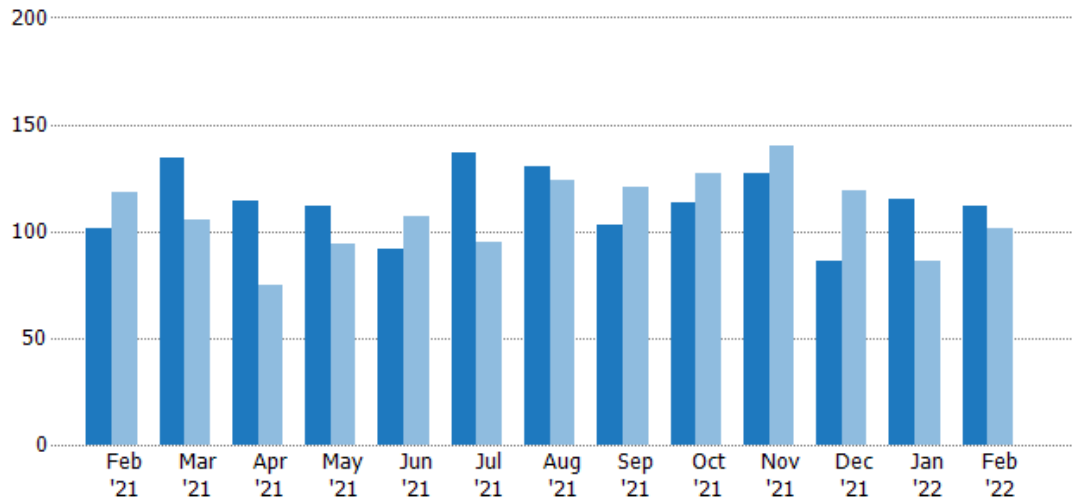
New Pending Sales

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

Filters Used

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

Month/ Year	Count	% Chg.
Feb '22	112	10.9%
Feb '21	101	-14.4%
Feb '20	118	-6.8%



Current Year	101	134	114	112	92	137	130	103	113	127	86	115	112
Prior Year	118	105	75	94	107	95	124	121	127	140	119	86	101
Percent Change from Prior Year	-14%	28%	52%	19%	-14%	44%	5%	-15%	-11%	-9%	-28%	34%	11%

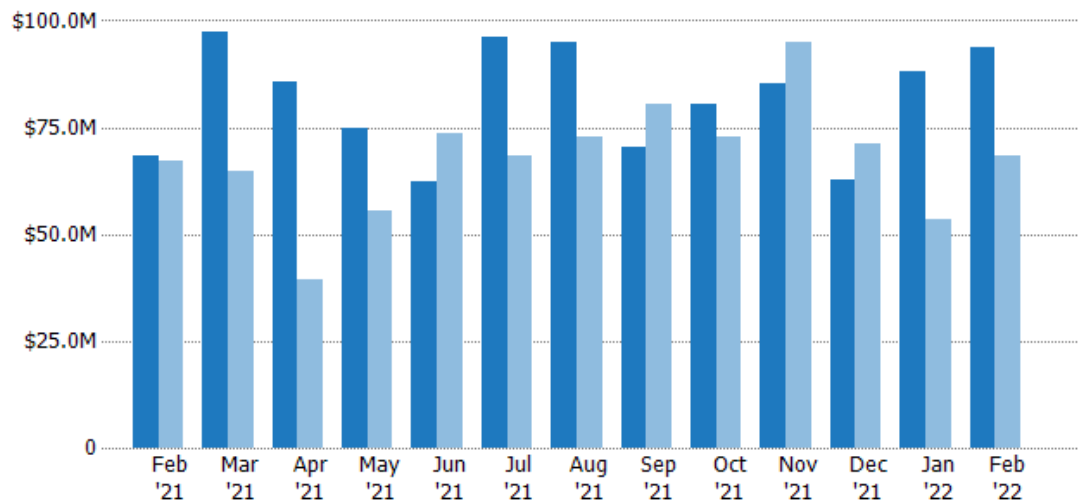
New Pending Sales Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Feb '22	\$93.8M	37.5%
Feb '21	\$68.2M	1.5%
Feb '20	\$67.2M	-16.1%



Current Year	\$68.2M	\$97.2M	\$85.5M	\$74.9M	\$62.3M	\$96.2M	\$95.1M	\$70.3M	\$80.6M	\$85.1M	\$62.9M	\$88.1M	\$93.8M
Prior Year	\$67.2M	\$64.8M	\$39.5M	\$55.3M	\$73.5M	\$68.2M	\$72.8M	\$80.3M	\$73M	\$94.8M	\$71.1M	\$53.7M	\$68.2M
Percent Change from Prior Year	2%	50%	116%	35%	-15%	41%	31%	-13%	10%	-10%	-11%	64%	38%

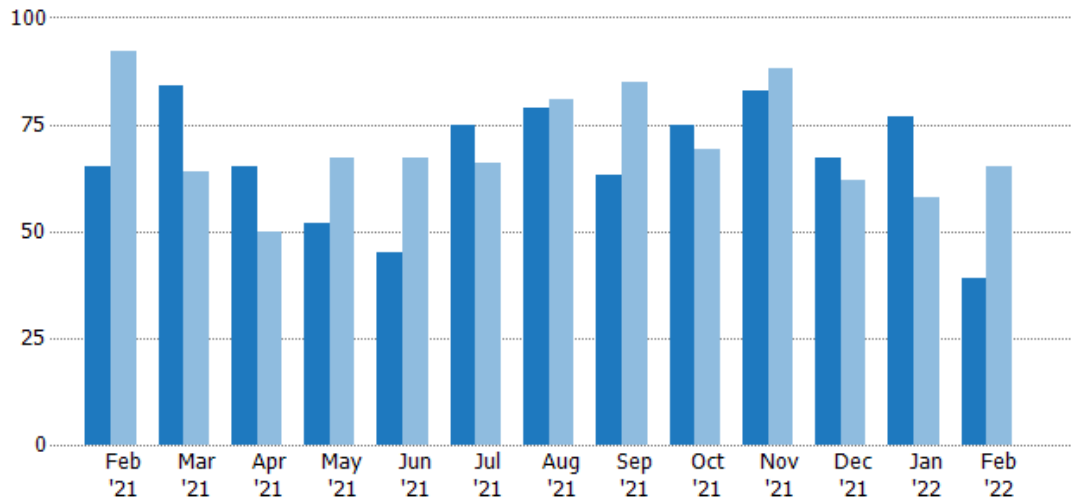
Pending Sales

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

Filters Used

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

Month/ Year	Count	% Chg.
Feb '22	39	-40%
Feb '21	65	-29.3%
Feb '20	92	-8.7%



Current Year	65	84	65	52	45	75	79	63	75	83	67	77	39
Prior Year	92	64	50	67	67	66	81	85	69	88	62	58	65
Percent Change from Prior Year	-29%	31%	30%	-22%	-33%	14%	-2%	-26%	9%	-6%	8%	33%	-40%

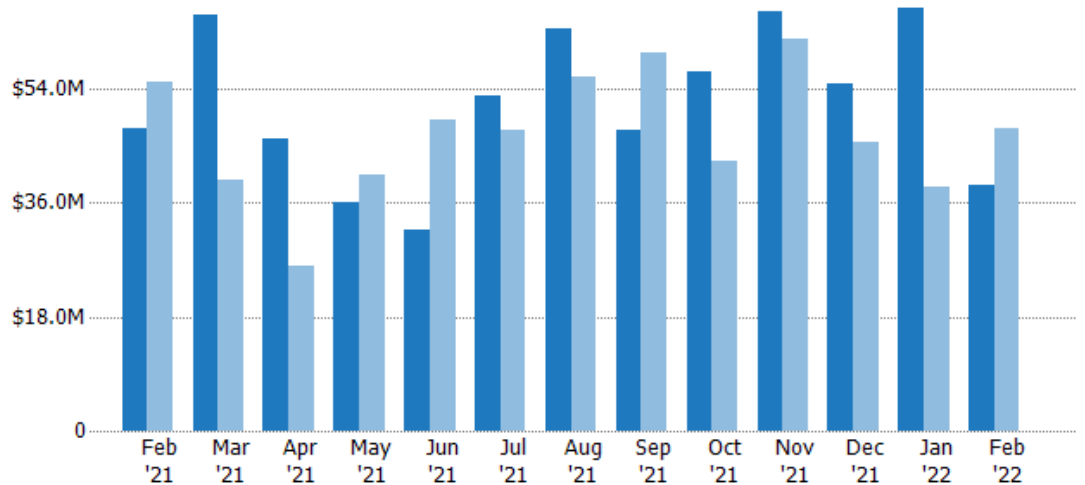
Pending Sales Volume

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

Month/ Year	Volume	% Chg.
Feb '22	\$38.7M	-18.9%
Feb '21	\$47.7M	-13.3%
Feb '20	\$55M	-25.6%



Current Year	\$47.7M	\$65.8M	\$46.2M	\$36M	\$31.6M	\$53M	\$63.4M	\$47.6M	\$56.8M	\$66.3M	\$54.8M	\$66.8M	\$38.7M
Prior Year	\$55M	\$39.7M	\$25.9M	\$40.4M	\$49.2M	\$47.6M	\$56M	\$59.8M	\$42.6M	\$61.8M	\$45.6M	\$38.6M	\$47.7M
Percent Change from Prior Year	-13%	66%	78%	-11%	-36%	11%	13%	-20%	33%	7%	20%	73%	-19%

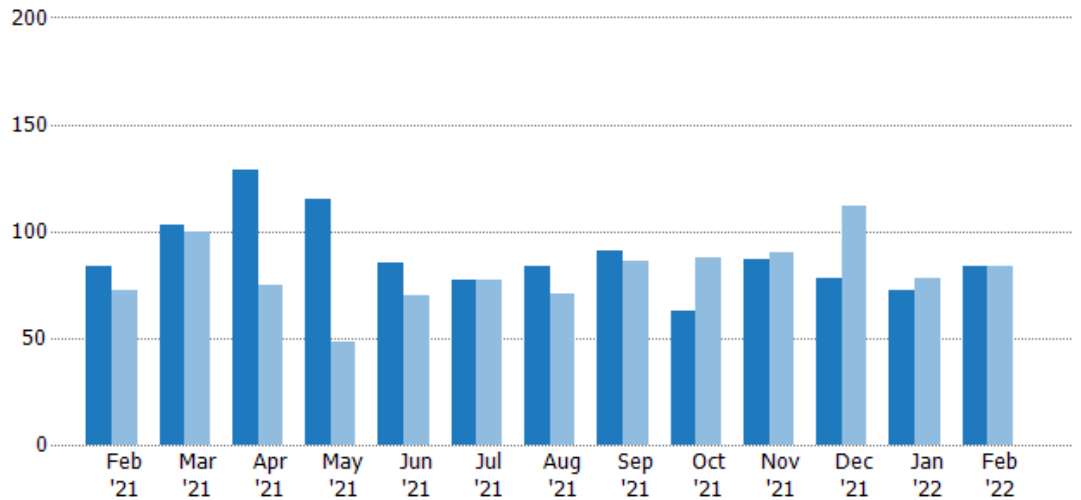
Closed Sales

The total number of residential properties sold each month.

Filters Used

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

Month/ Year	Count	% Chg.
Feb '22	84	0%
Feb '21	84	16.7%
Feb '20	72	-1.4%



Current Year	84	103	129	115	85	77	84	91	63	87	78	72	84
Prior Year	72	100	75	48	70	77	71	86	88	90	112	78	84
Percent Change from Prior Year	17%	3%	72%	140%	21%	0%	18%	6%	-28%	-3%	-30%	-8%	0%

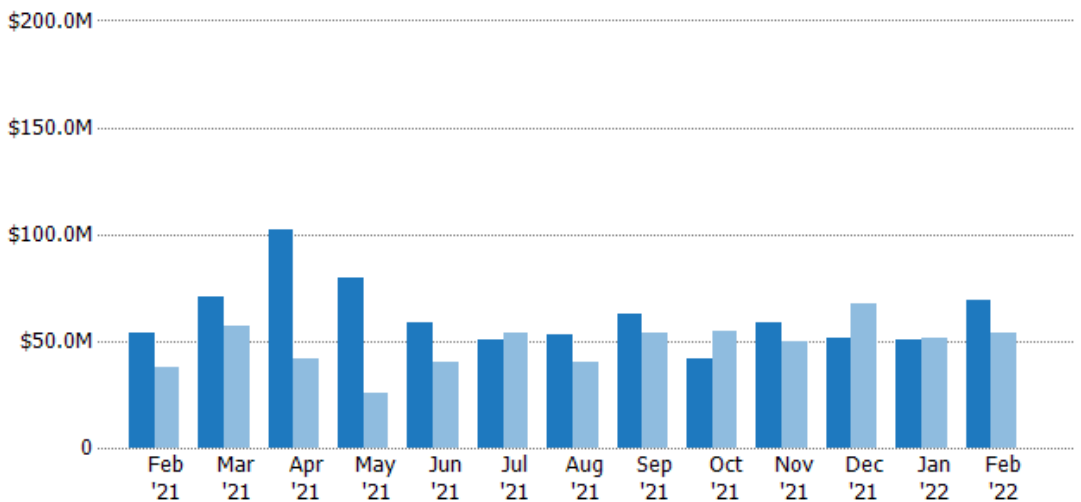
Closed Sales Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Feb '22	\$69.5M	29.2%
Feb '21	\$53.8M	43.6%
Feb '20	\$37.5M	0.4%



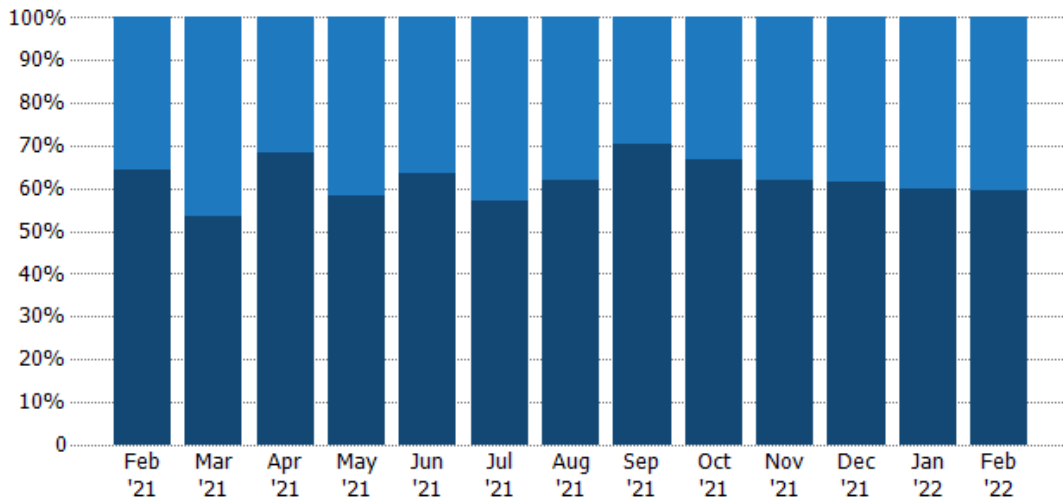
Current Year	\$53.8M	\$70.4M	\$102M	\$79.4M	\$58.9M	\$50.8M	\$53M	\$62.4M	\$42M	\$58.7M	\$51.8M	\$50.8M	\$69.5M
Prior Year	\$37.5M	\$56.8M	\$41.4M	\$25.8M	\$39.9M	\$53.6M	\$39.8M	\$54M	\$54.4M	\$49.7M	\$67.2M	\$51.7M	\$53.8M
Percent Change from Prior Year	44%	24%	147%	208%	48%	-5%	33%	16%	-23%	18%	-23%	-2%	29%

Closed Sales by Property Type

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

Filters Used

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



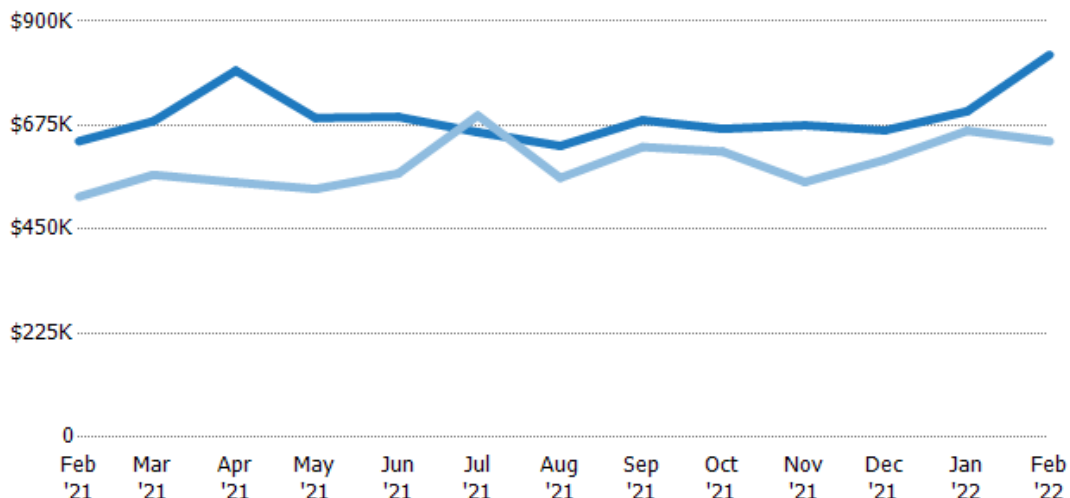
Condo/Townhouse	36%	47%	32%	42%	36%	43%	38%	30%	33%	38%	38%	40%	40%
Single Family Residence	64%	53%	68%	58%	64%	57%	62%	70%	67%	62%	62%	60%	60%

Average Sales Price

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

Filters Used

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



Current Year	\$640K	\$684K	\$793K	\$691K	\$693K	\$660K	\$630K	\$686K	\$667K	\$675K	\$664K	\$705K	\$827K
Prior Year	\$520K	\$568K	\$551K	\$537K	\$570K	\$696K	\$561K	\$628K	\$618K	\$552K	\$600K	\$663K	\$640K
Percent Change from Prior Year	23%	20%	44%	29%	22%	-5%	12%	9%	8%	22%	11%	6%	29%

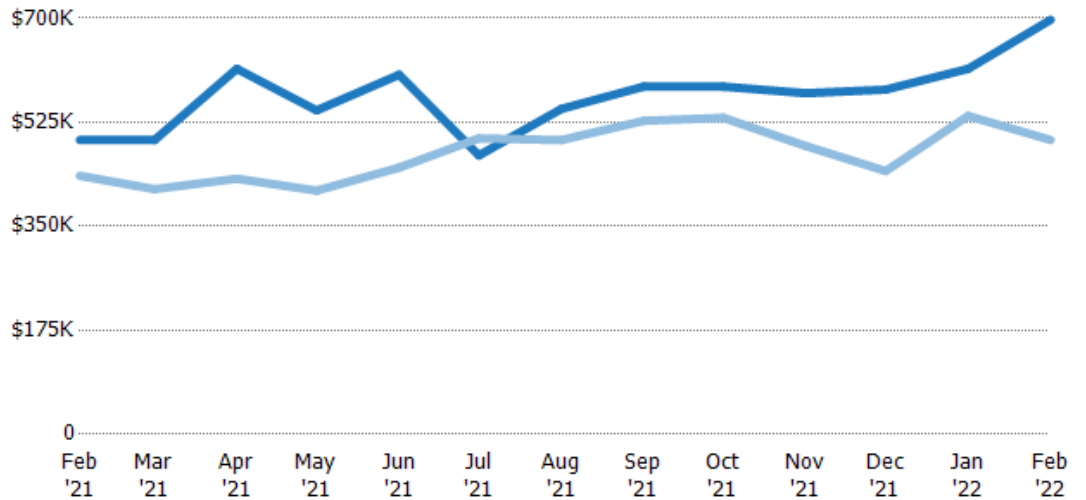
Median Sales Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Feb '22	\$698K	40.8%
Feb '21	\$495K	13.9%
Feb '20	\$435K	-12.6%



Current Year	\$495K	\$495K	\$615K	\$545K	\$605K	\$469K	\$547K	\$585K	\$585K	\$574K	\$580K	\$615K	\$698K
Prior Year	\$435K	\$413K	\$430K	\$410K	\$449K	\$498K	\$495K	\$528K	\$533K	\$485K	\$443K	\$536K	\$495K
Percent Change from Prior Year	14%	20%	43%	33%	35%	-6%	11%	11%	10%	18%	31%	15%	41%

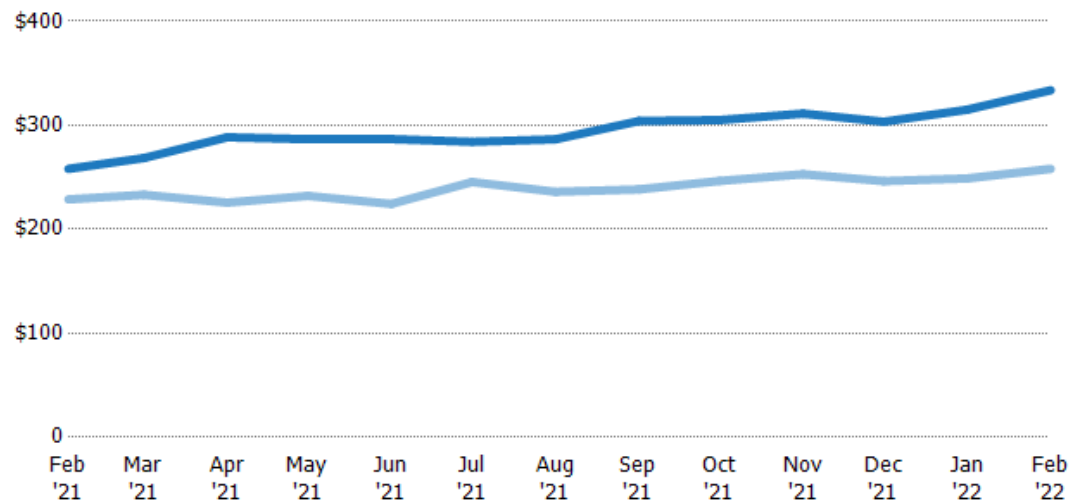
Average Sales Price per Sq Ft

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

Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Feb '22	\$334	29.3%
Feb '21	\$258	12.8%
Feb '20	\$229	-1.7%



Current Year	\$258	\$268	\$289	\$287	\$287	\$284	\$286	\$304	\$305	\$311	\$303	\$315	\$334
Prior Year	\$229	\$233	\$226	\$232	\$224	\$245	\$236	\$238	\$246	\$253	\$246	\$249	\$258
Percent Change from Prior Year	13%	15%	28%	23%	28%	16%	21%	28%	24%	23%	23%	27%	29%

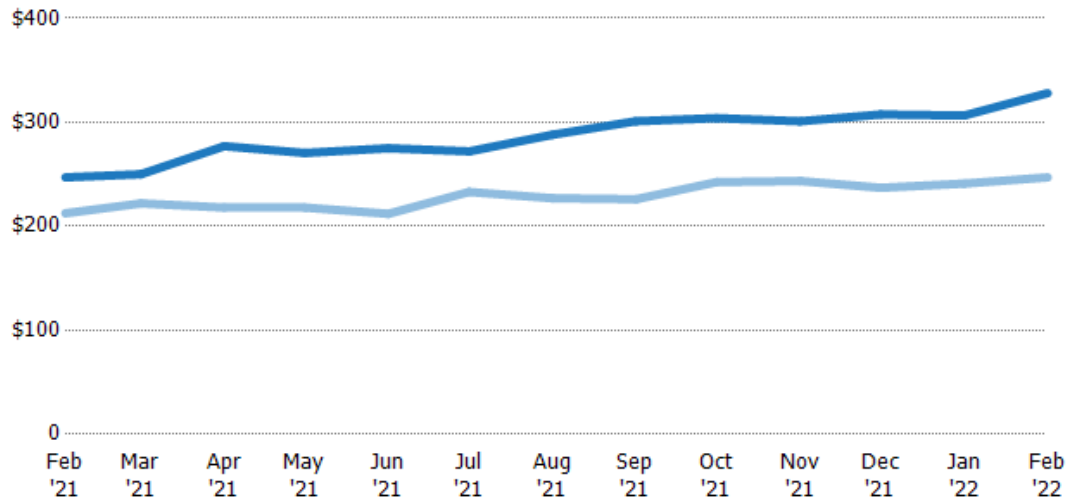
Median Sales Price per Sq Ft

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

Filters Used

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

Month/ Year	Price/sq ft	% Chg.
Feb '22	\$328	32.8%
Feb '21	\$247	16.2%
Feb '20	\$213	0.2%



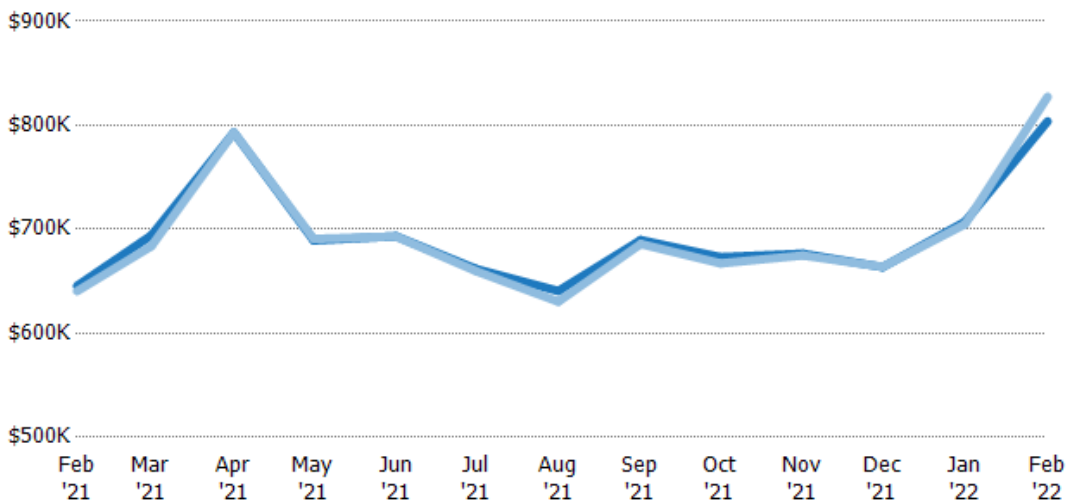
Current Year	\$247	\$250	\$277	\$271	\$275	\$272	\$288	\$301	\$304	\$301	\$308	\$307	\$328
Prior Year	\$213	\$222	\$218	\$218	\$212	\$233	\$227	\$226	\$243	\$244	\$237	\$241	\$247
Percent Change from Prior Year	16%	13%	27%	24%	30%	17%	27%	33%	25%	24%	30%	27%	33%

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



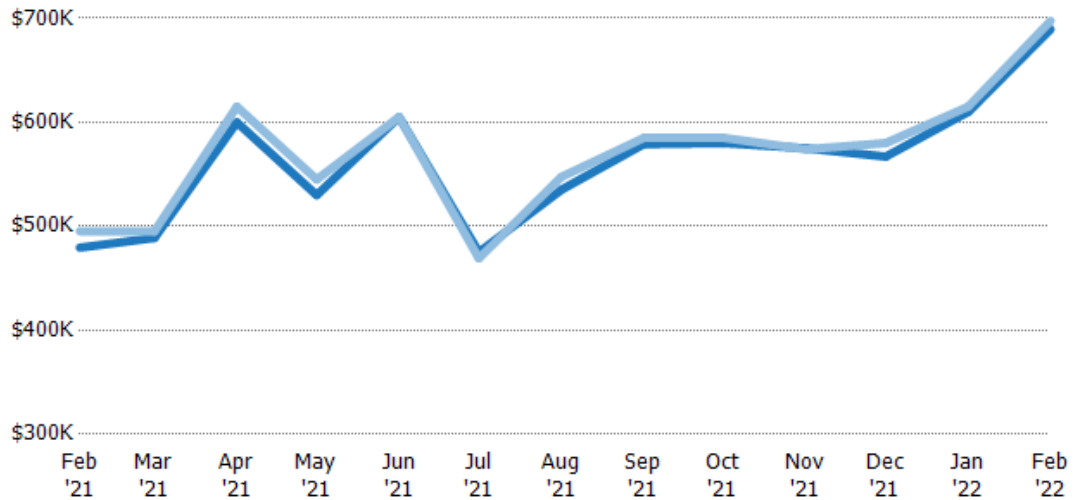
Avg List Price	\$645K	\$694K	\$793K	\$689K	\$693K	\$662K	\$641K	\$690K	\$673K	\$677K	\$664K	\$707K	\$804K
Avg Sales Price	\$640K	\$684K	\$793K	\$691K	\$693K	\$660K	\$630K	\$686K	\$667K	\$675K	\$664K	\$705K	\$827K
Avg Sales Price as a % of Avg List Price	99%	99%	100%	100%	100%	100%	98%	99%	99%	100%	100%	100%	103%

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



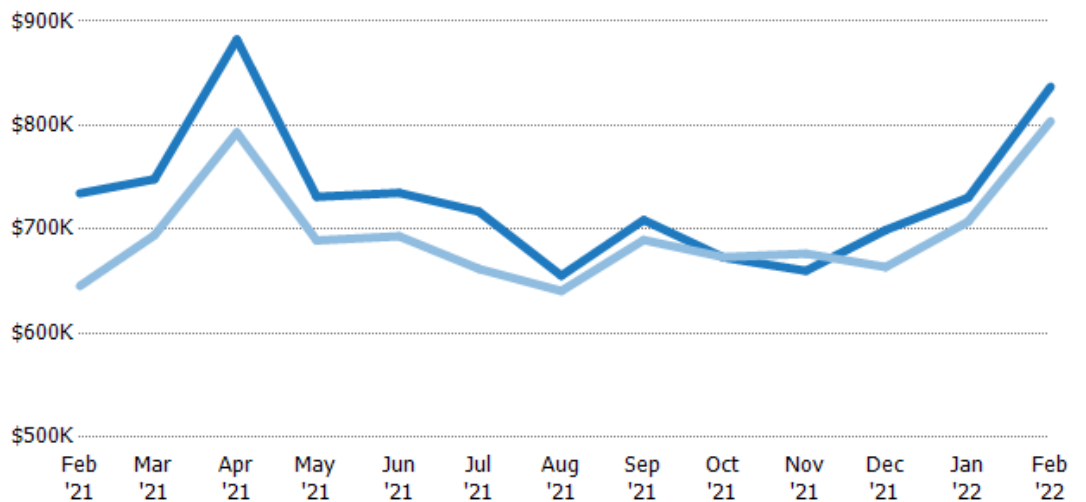
Median List Price	\$479K	\$489K	\$600K	\$530K	\$605K	\$475K	\$535K	\$579K	\$580K	\$575K	\$567K	\$610K	\$690K
Median Sales Price	\$495K	\$495K	\$615K	\$545K	\$605K	\$469K	\$547K	\$585K	\$585K	\$574K	\$580K	\$615K	\$698K
Med Sales Price as a % of Med List Price	103%	101%	103%	103%	100%	99%	102%	101%	101%	100%	102%	101%	101%

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



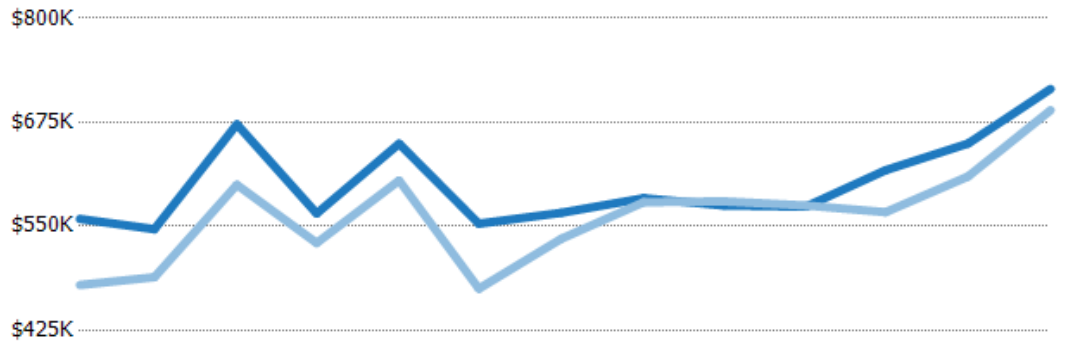
Avg Est Value	\$735K	\$748K	\$882K	\$731K	\$735K	\$717K	\$655K	\$709K	\$673K	\$660K	\$699K	\$730K	\$837K
Avg Sales Price	\$645K	\$694K	\$793K	\$689K	\$693K	\$662K	\$641K	\$690K	\$673K	\$677K	\$664K	\$707K	\$804K
Avg Sales Price as a % of Avg Est Value	88%	93%	90%	94%	94%	92%	98%	97%	100%	102%	95%	97%	96%

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



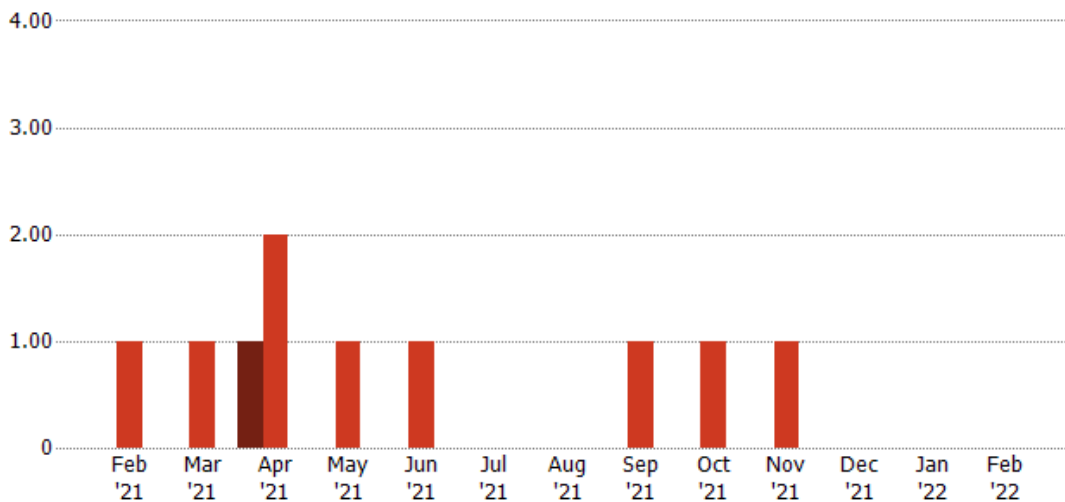
	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Median Est Value	\$559K	\$547K	\$673K	\$565K	\$649K	\$553K	\$566K	\$584K	\$575K	\$574K	\$617K	\$649K	\$715K
Median Sales Price	\$479K	\$489K	\$600K	\$530K	\$605K	\$475K	\$535K	\$579K	\$580K	\$575K	\$567K	\$610K	\$690K
Med Sales Price as a % of Med Est Value	86%	89%	89%	94%	93%	86%	94%	99%	101%	100%	92%	94%	96%

Distressed Listings

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

Filters Used

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



Current Year	-	-	1	-	-	-	-	-	-	-	-	-	-
Prior Year	1	1	2	1	1	-	-	1	1	1	-	-	-
Percent Change from Prior Year	-100%	-100%	-50%	-100%	-100%	-	-	-100%	-100%	-100%	-	-	-

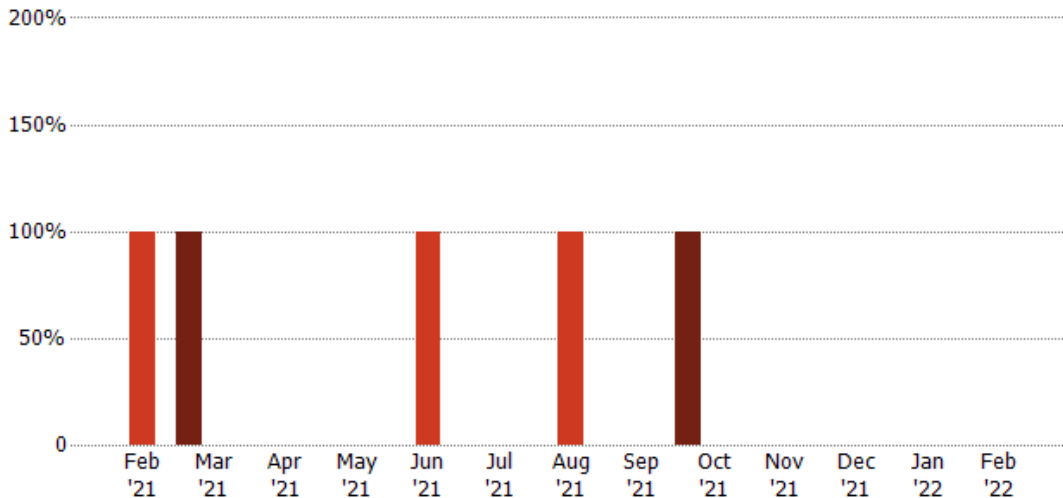
Distressed Sales

The count of distressed residential properties sold each month.

Filters Used

Custom Area: Fountain Hills, Arizona
Saved Area

Property Type:
Condo/Townhouse/Apt.,
Mobile/Manufactured, Single Family



Current Year

Prior Year

Percent Change from Prior Year

-	1	-	-	-	-	-	-	-	1	-	-	-	-
1	-	-	-	1	-	1	-	-	-	-	-	-	-
-100%	100%	-	-	-100%	-	-100%	-	-	100%	-	-	-	-



Sales Activity by ZIP

Feb 2022

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
85268	39	\$38,664,850	84	\$69,505,477	\$827,446	\$697,500	\$343	\$329	17