

# Monthly Indicators



## April 2023

U.S. existing-home sales declined 2.4 percent month-over-month as of last measure, according to the National Association of REALTORS® (NAR), reversing February's sales gain of 14.5%. Fluctuations in mortgage interest rates have caused buyers to pullback, with pending sales dropping 5.2% month-over-month. Meanwhile, the median existing-home sales price declined for the second month in a row, falling 0.9% nationally from the same time last year, the largest year-over-year decline since January 2012, according to NAR.

New Listings decreased 31.4 percent for Single Family and 28.7 percent for Townhouse/Condo. Pending Sales decreased 9.7 percent for Single Family and 14.5 percent for Townhouse/Condo. Inventory increased 29.0 percent for Single Family and 42.4 percent for Townhouse/Condo.

Median Sales Price remained flat at \$370,000 for Single Family but increased 6.2 percent to \$260,000 for Townhouse/Condo properties. Days on Market increased 133.3 percent for Single Family and 183.3 percent for Townhouse/Condo. Months Supply of Inventory increased 72.7 percent for Single Family and 62.5 percent for Townhouse/Condo.

Housing inventory remains tight nationwide, with only 980,000 units available for sale heading into April, a 5.4% increase from one year earlier, although the number of homes for sale is down compared to the same period in 2019, prior to the pandemic. The lack of existing inventory continues to impact home sales, and with only 2.6 months' supply of homes at last measure, competition for available properties remains strong, especially in certain price categories, with multiple offers occurring on about a third of properties, according to NAR.

## Quick Facts

**- 24.7%**

Change in  
**Closed Sales**  
All Properties

**- 1.4%**

Change in  
**Median Sales Price**  
All Properties

**+ 30.5%**

Change in  
**Homes for Sale**  
All Properties

This report covers residential real estate activity in the Multiple Listing Service of Southern Arizona. Percent changes are calculated using rounded figures.

Single Family Market Overview	2
Townhouse/Condo Market Overview	3
New Listings	4
Pending Sales	5
Closed Sales	6
Days on Market Until Sale	7
Median Sales Price	8
Average Sales Price	9
Percent of List Price Received	10
Housing Affordability Index	11
Inventory of Homes for Sale	12
Months Supply of Inventory	13
All Residential Properties Market Overview	14

# Single Family Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year. Single Family properties only.



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Key Metrics	Historical Sparkbars	4-2022	4-2023	% Change	YTD 2022	YTD 2023	% Change
New Listings		1,800	1,235	- 31.4%	6,581	5,327	- 19.1%
Pending Sales		1,521	1,373	- 9.7%	6,197	4,939	- 20.3%
Closed Sales		1,544	1,115	- 27.8%	5,800	4,041	- 30.3%
Days on Market Until Sale		18	42	+ 133.3%	23	48	+ 108.7%
Median Sales Price		\$370,000	\$370,000	0.0%	\$355,000	\$360,000	+ 1.4%
Average Sales Price		\$438,269	\$438,992	+ 0.2%	\$428,739	\$433,548	+ 1.1%
Percent of List Price Received		101.5%	98.6%	- 2.9%	100.6%	98.2%	- 2.4%
Housing Affordability Index		98	86	- 12.2%	102	89	- 12.7%
Inventory of Homes for Sale		1,595	2,058	+ 29.0%	—	—	—
Months Supply of Inventory		1.1	1.9	+ 72.7%	—	—	—

# Townhouse/Condo Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year. Townhouse/Condo properties only.



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Key Metrics	Historical Sparkbars	4-2022	4-2023	% Change	YTD 2022	YTD 2023	% Change
New Listings		341	243	- 28.7%	1,227	1,038	- 15.4%
Pending Sales		297	254	- 14.5%	1,165	988	- 15.2%
Closed Sales		281	260	- 7.5%	1,073	860	- 19.9%
Days on Market Until Sale		12	34	+ 183.3%	15	36	+ 140.0%
Median Sales Price		\$244,900	\$260,000	+ 6.2%	\$238,000	\$254,200	+ 6.8%
Average Sales Price		\$276,403	\$286,352	+ 3.6%	\$262,598	\$277,593	+ 5.7%
Percent of List Price Received		102.0%	99.2%	- 2.7%	101.1%	98.4%	- 2.7%
Housing Affordability Index		148	123	- 16.9%	152	126	- 17.1%
Inventory of Homes for Sale		198	282	+ 42.4%	—	—	—
Months Supply of Inventory		0.8	1.3	+ 62.5%	—	—	—

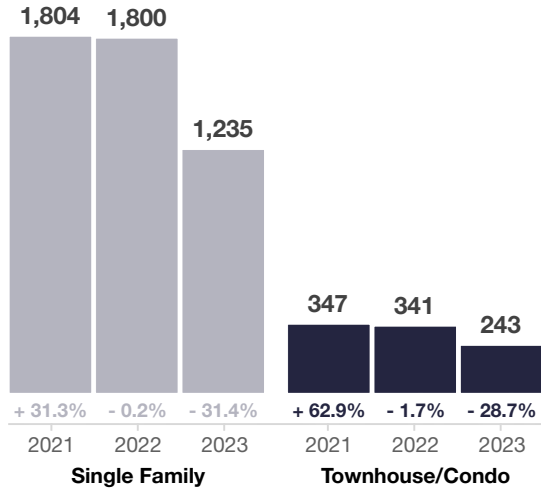
# New Listings

A count of the properties that have been newly listed on the market in a given month.

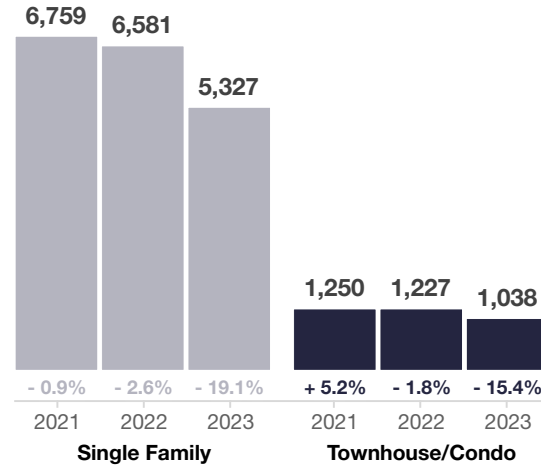


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## April

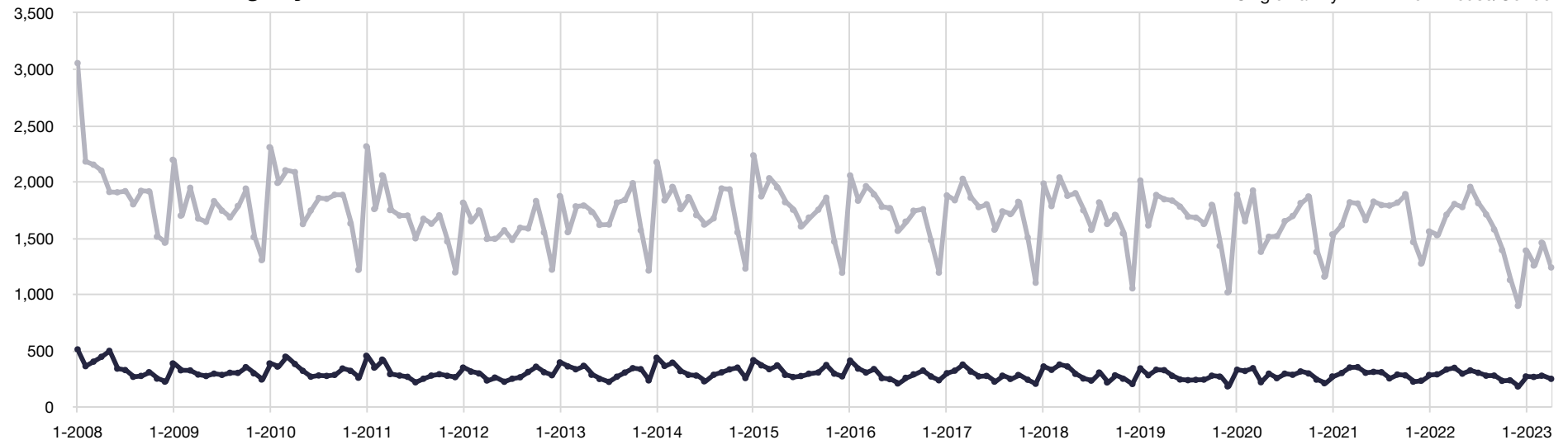


## Year to Date



New Listings	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	1,772	+ 7.0%	289	- 2.7%
6-2022	1,952	+ 7.2%	318	+ 4.3%
7-2022	1,807	+ 0.9%	297	- 1.7%
8-2022	1,706	- 4.5%	271	+ 9.7%
9-2022	1,573	- 13.2%	272	- 3.2%
10-2022	1,389	- 26.4%	225	- 17.9%
11-2022	1,123	- 23.1%	230	+ 5.5%
12-2022	893	- 29.7%	175	- 22.6%
1-2023	1,385	- 10.9%	264	- 4.7%
2-2023	1,252	- 17.7%	260	- 8.1%
3-2023	1,455	- 14.6%	271	- 16.9%
<b>4-2023</b>	<b>1,235</b>	<b>- 31.4%</b>	<b>243</b>	<b>- 28.7%</b>
12-Month Avg	1,462	- 12.6%	260	- 7.5%

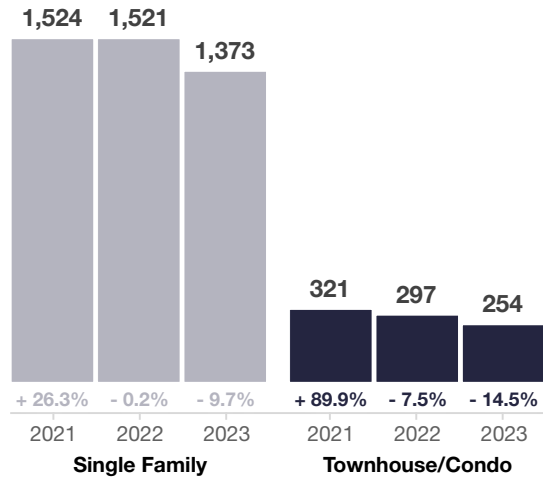
## Historical New Listings by Month



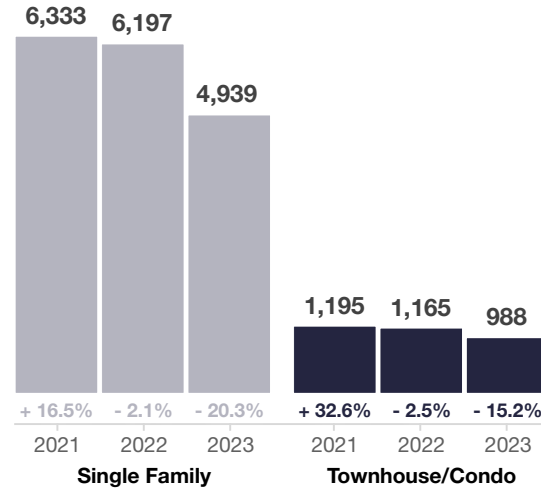
# Pending Sales

A count of the properties on which offers have been accepted in a given month.

## April

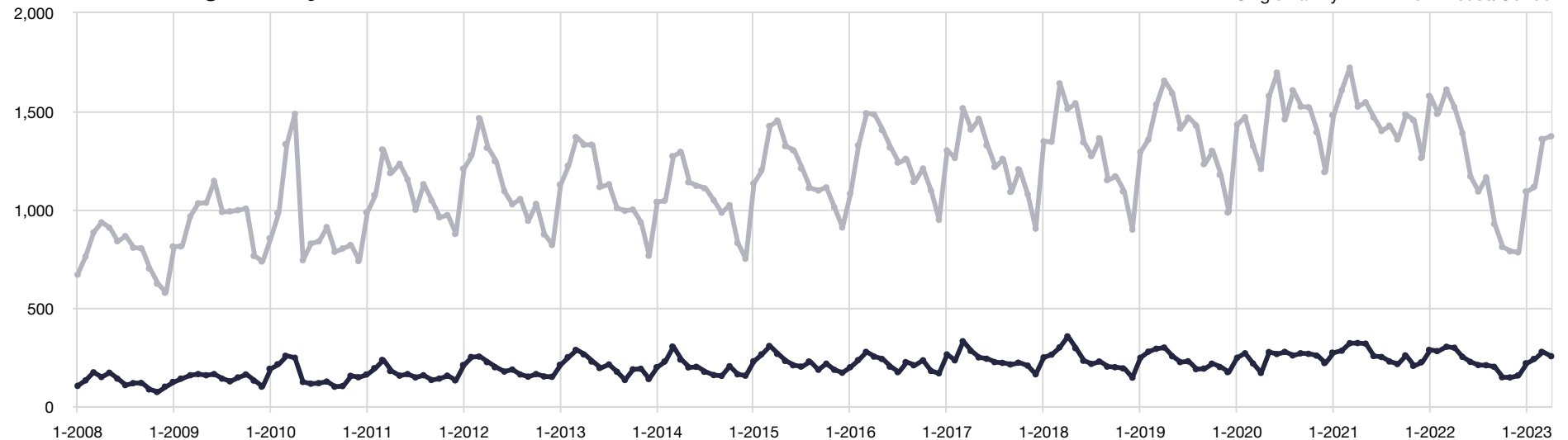


## Year to Date



Pending Sales	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	1,389	- 10.2%	251	- 21.1%
6-2022	1,169	- 20.4%	225	- 11.8%
7-2022	1,092	- 22.0%	209	- 16.4%
8-2022	1,164	- 18.4%	208	- 8.4%
9-2022	927	- 31.7%	200	- 6.5%
10-2022	810	- 45.4%	147	- 43.0%
11-2022	788	- 45.8%	146	- 28.8%
12-2022	783	- 38.0%	156	- 30.0%
1-2023	1,092	- 30.8%	218	- 23.8%
2-2023	1,115	- 25.0%	240	- 14.3%
3-2023	1,359	- 15.6%	276	- 8.6%
<b>4-2023</b>	<b>1,373</b>	<b>- 9.7%</b>	<b>254</b>	<b>- 14.5%</b>
12-Month Avg	1,088	- 25.8%	211	- 18.8%

## Historical Pending Sales by Month



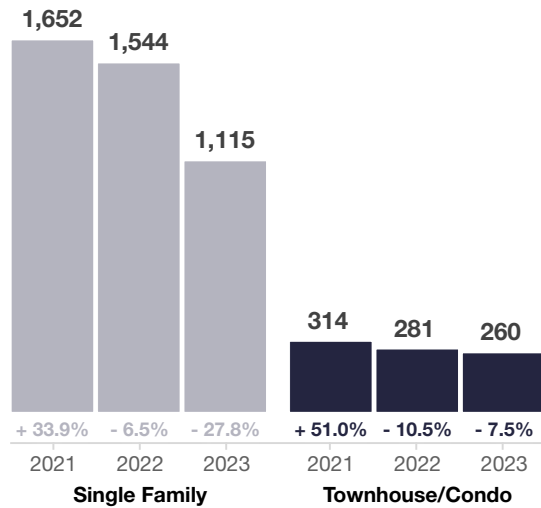
# Closed Sales

A count of the actual sales that closed in a given month.

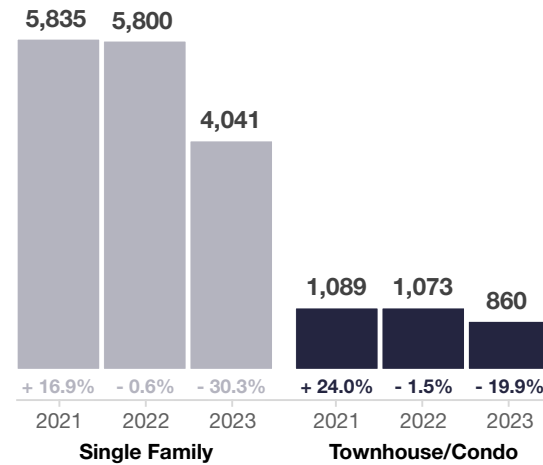


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## April

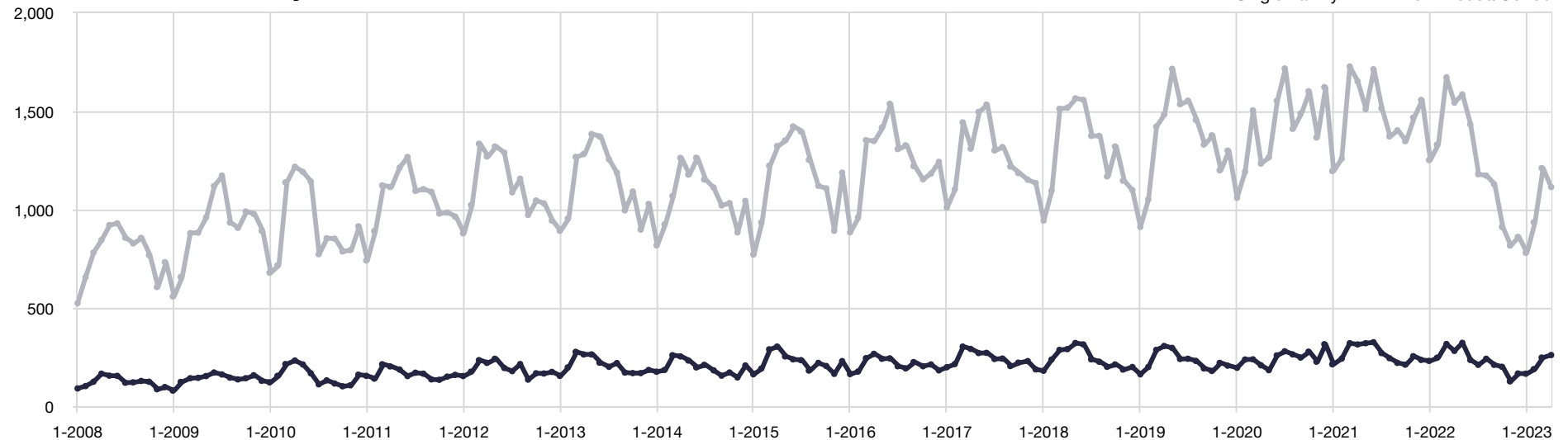


## Year to Date



Closed Sales	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	1,586	+ 5.0%	322	+ 0.6%
6-2022	1,434	- 16.3%	235	- 27.7%
7-2022	1,180	- 22.1%	210	- 22.2%
8-2022	1,173	- 14.5%	241	- 1.2%
9-2022	1,129	- 19.5%	210	- 4.5%
10-2022	912	- 32.3%	200	- 5.2%
11-2022	817	- 44.3%	126	- 50.4%
12-2022	861	- 44.7%	166	- 29.4%
1-2023	780	- 37.7%	165	- 28.3%
2-2023	935	- 29.8%	188	- 23.6%
3-2023	1,211	- 27.6%	247	- 21.8%
<b>4-2023</b>	<b>1,115</b>	<b>- 27.8%</b>	<b>260</b>	<b>- 7.5%</b>
12-Month Avg	1,094	- 25.8%	214	- 18.6%

## Historical Closed Sales by Month



# Days on Market Until Sale

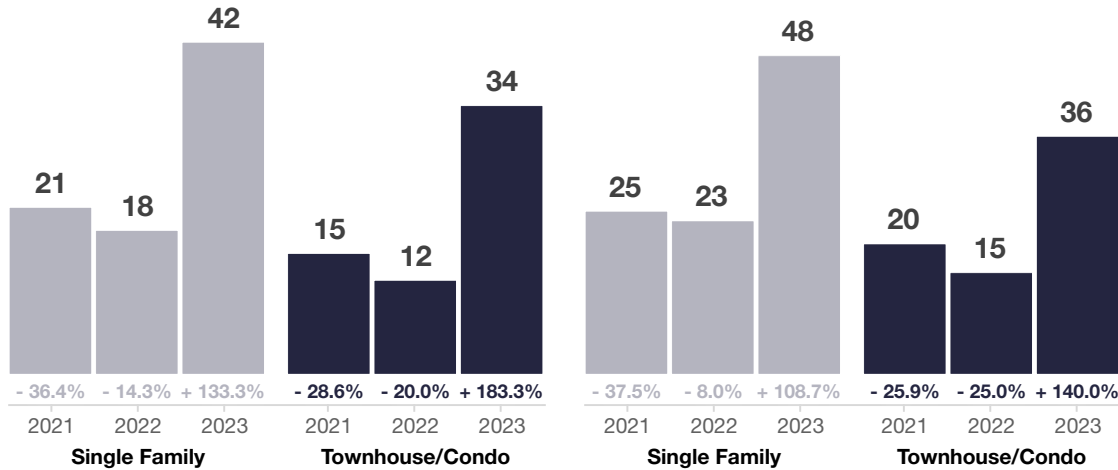
Average number of days between when a property is listed and when an offer is accepted in a given month.



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## April

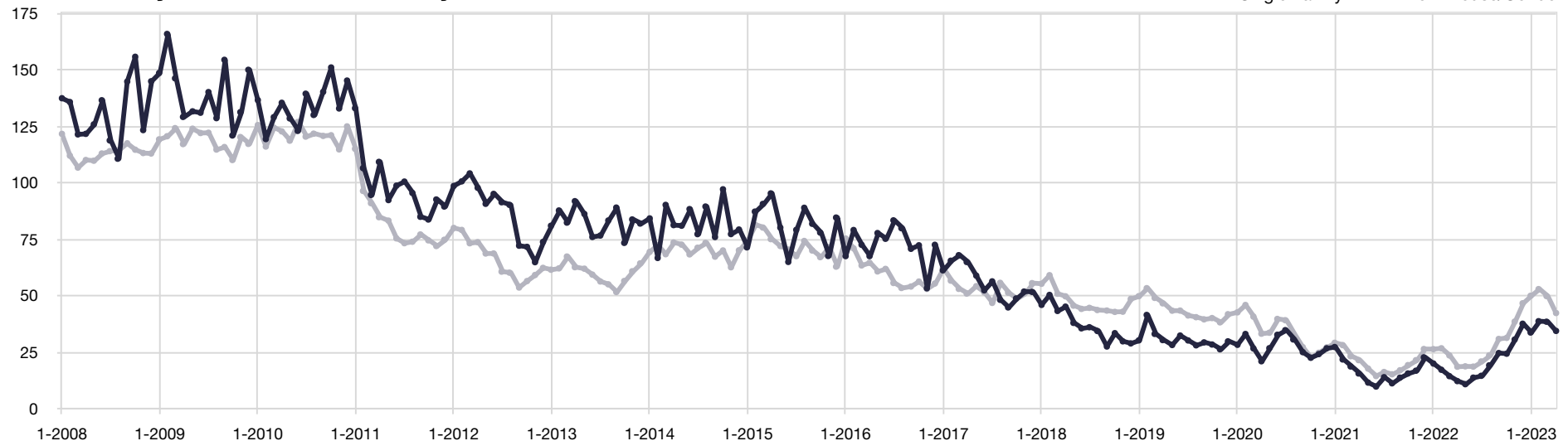
## Year to Date



Days on Market	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	18	+ 5.9%	10	- 9.1%
6-2022	18	+ 28.6%	13	+ 44.4%
7-2022	21	+ 31.3%	14	0.0%
8-2022	23	+ 53.3%	19	+ 72.7%
9-2022	31	+ 82.4%	24	+ 84.6%
10-2022	31	+ 63.2%	24	+ 60.0%
11-2022	38	+ 81.0%	30	+ 87.5%
12-2022	46	+ 76.9%	37	+ 68.2%
1-2023	50	+ 92.3%	33	+ 65.0%
2-2023	53	+ 103.8%	38	+ 123.5%
3-2023	50	+ 117.4%	38	+ 171.4%
<b>4-2023</b>	<b>42</b>	<b>+ 133.3%</b>	<b>34</b>	<b>+ 183.3%</b>
12-Month Avg*	33	+ 67.6%	25	+ 77.1%

\* Days on Market for all properties from May 2022 through April 2023. This is not the average of the individual figures above.

## Historical Days on Market Until Sale by Month



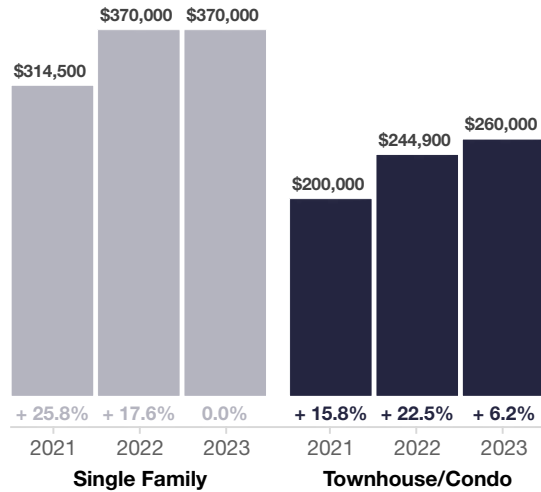
# Median Sales Price

Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.

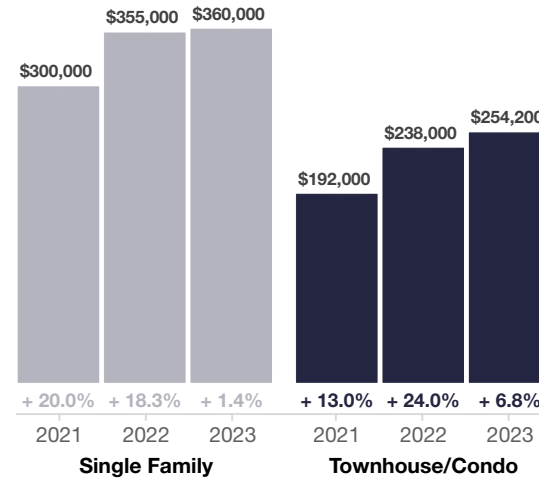


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## April



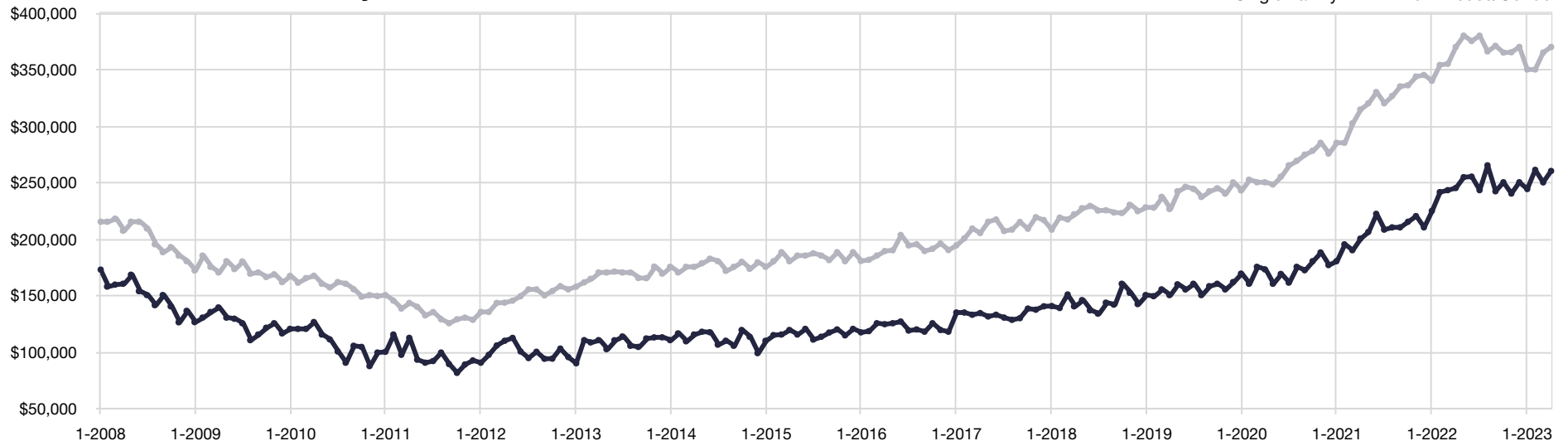
## Year to Date



Median Sales Price	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	\$380,000	+ 18.8%	\$254,500	+ 23.6%
6-2022	\$375,235	+ 13.7%	\$255,000	+ 14.9%
7-2022	\$380,000	+ 18.8%	\$243,000	+ 16.8%
8-2022	\$366,000	+ 12.1%	\$265,000	+ 26.2%
9-2022	\$371,000	+ 10.7%	\$242,000	+ 15.2%
10-2022	\$365,000	+ 8.6%	\$250,000	+ 16.3%
11-2022	\$365,250	+ 6.3%	\$240,000	+ 9.1%
12-2022	\$370,000	+ 7.2%	\$250,000	+ 19.0%
1-2023	\$350,000	+ 2.9%	\$244,000	+ 8.6%
2-2023	\$350,000	- 1.1%	\$261,000	+ 8.2%
3-2023	\$365,000	+ 2.8%	\$249,900	+ 2.8%
<b>4-2023</b>	<b>\$370,000</b>	<b>0.0%</b>	<b>\$260,000</b>	<b>+ 6.2%</b>
12-Month Avg*	\$370,000	+ 8.8%	\$250,000	+ 12.6%

\* Median Sales Price for all properties from May 2022 through April 2023. This is not the average of the individual figures above.

## Historical Median Sales Price by Month





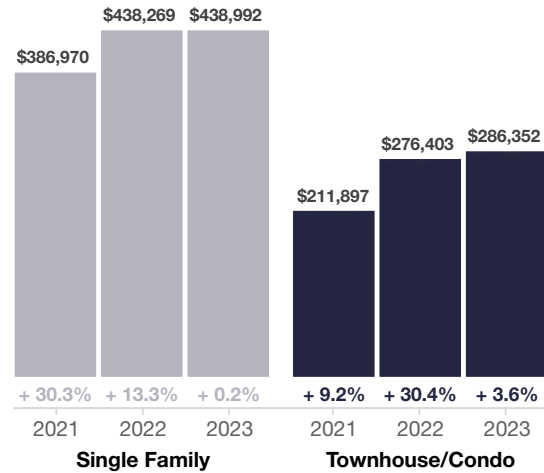
# Average Sales Price

Average sales price for all closed sales, not accounting for seller concessions, in a given month.

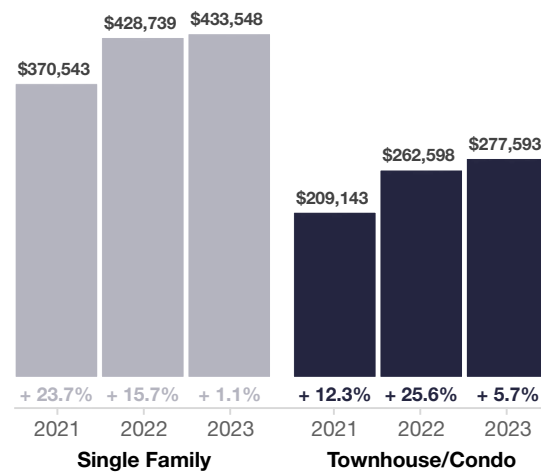


**MULTIPLE LISTING SERVICE OF  
SOUTHERN ARIZONA**

## April



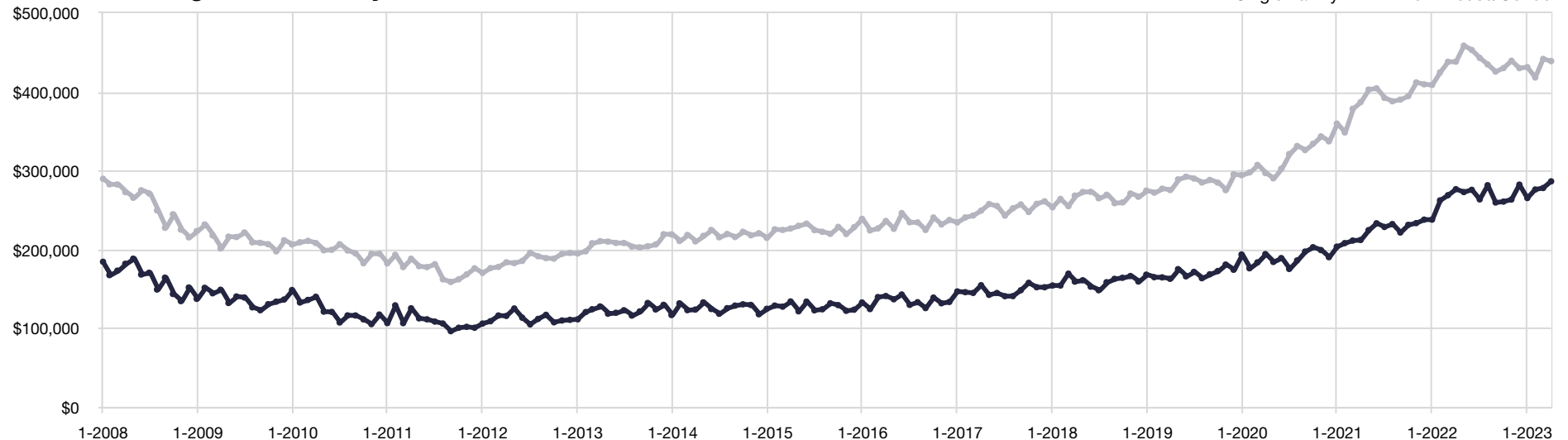
## Year to Date



Avg. Sales Price	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	\$458,654	+ 13.8%	\$272,739	+ 21.5%
6-2022	\$453,141	+ 12.0%	\$275,583	+ 18.2%
7-2022	\$443,074	+ 12.9%	\$263,430	+ 15.3%
8-2022	\$434,823	+ 12.1%	\$281,467	+ 21.3%
9-2022	\$425,692	+ 9.1%	\$259,498	+ 17.2%
10-2022	\$430,142	+ 9.0%	\$260,622	+ 12.8%
11-2022	\$439,414	+ 6.7%	\$263,320	+ 12.9%
12-2022	\$430,090	+ 5.0%	\$282,197	+ 18.7%
1-2023	\$431,331	+ 5.5%	\$265,137	+ 11.5%
2-2023	\$418,209	- 1.5%	\$275,999	+ 5.3%
3-2023	\$441,808	+ 0.8%	\$277,908	+ 3.4%
<b>4-2023</b>	<b>\$438,992</b>	<b>+ 0.2%</b>	<b>\$286,352</b>	<b>+ 3.6%</b>
12-Month Avg*	\$438,914	+ 7.3%	\$272,806	+ 13.1%

\* Avg. Sales Price for all properties from May 2022 through April 2023. This is not the average of the individual figures above.

## Historical Average Sales Price by Month



# Percent of List Price Received

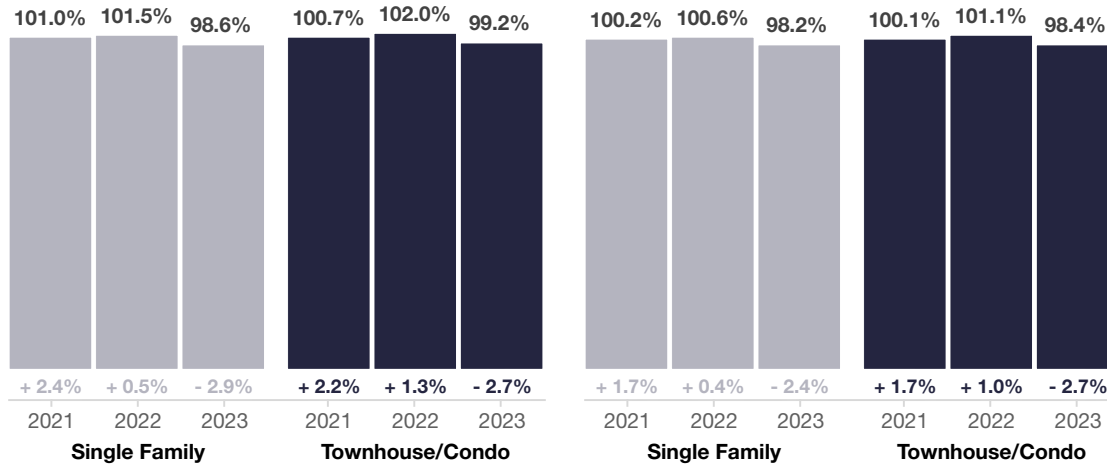
Percentage found when dividing a property's sales price by its most recent list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.



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## April

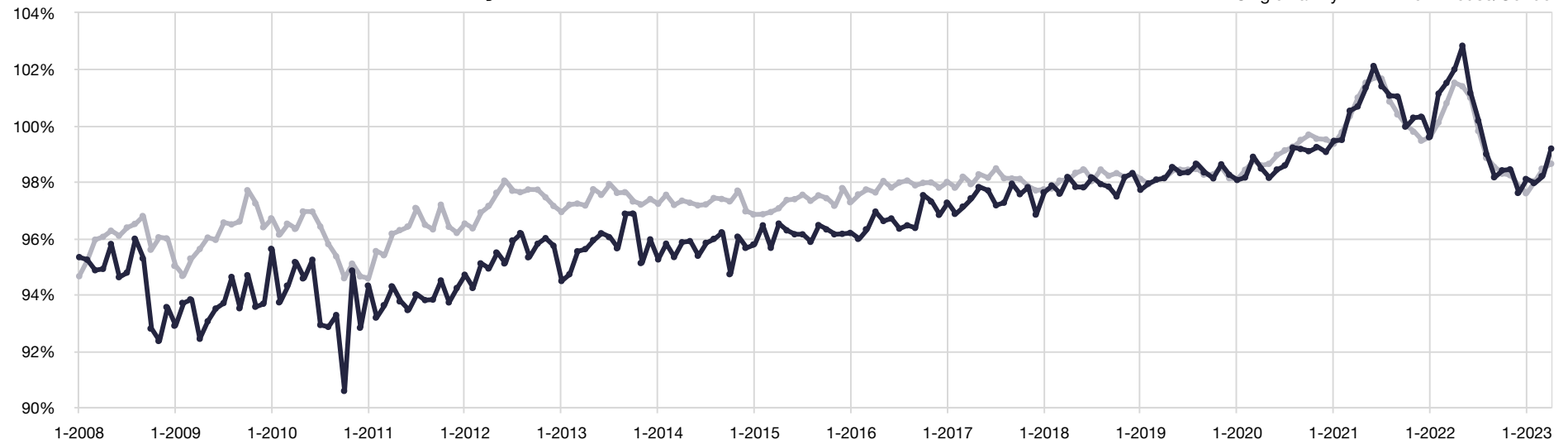
## Year to Date



Pct. of List Price Received	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	101.4%	- 0.1%	102.8%	+ 1.5%
6-2022	101.0%	- 0.7%	101.2%	- 0.9%
7-2022	99.8%	- 1.9%	100.2%	- 1.2%
8-2022	98.9%	- 2.0%	99.0%	- 2.1%
9-2022	98.5%	- 1.9%	98.2%	- 2.8%
10-2022	98.3%	- 1.7%	98.4%	- 1.6%
11-2022	98.2%	- 1.6%	98.4%	- 1.9%
12-2022	97.9%	- 1.6%	97.6%	- 2.7%
1-2023	97.6%	- 2.0%	98.1%	- 1.5%
2-2023	98.0%	- 2.1%	98.0%	- 3.1%
3-2023	98.5%	- 2.3%	98.2%	- 3.3%
<b>4-2023</b>	<b>98.6%</b>	<b>- 2.9%</b>	<b>99.2%</b>	<b>- 2.7%</b>
12-Month Avg*	99.1%	- 1.5%	99.4%	- 1.7%

\* Pct. of List Price Received for all properties from May 2022 through April 2023. This is not the average of the individual figures above.

## Historical Percent of List Price Received by Month

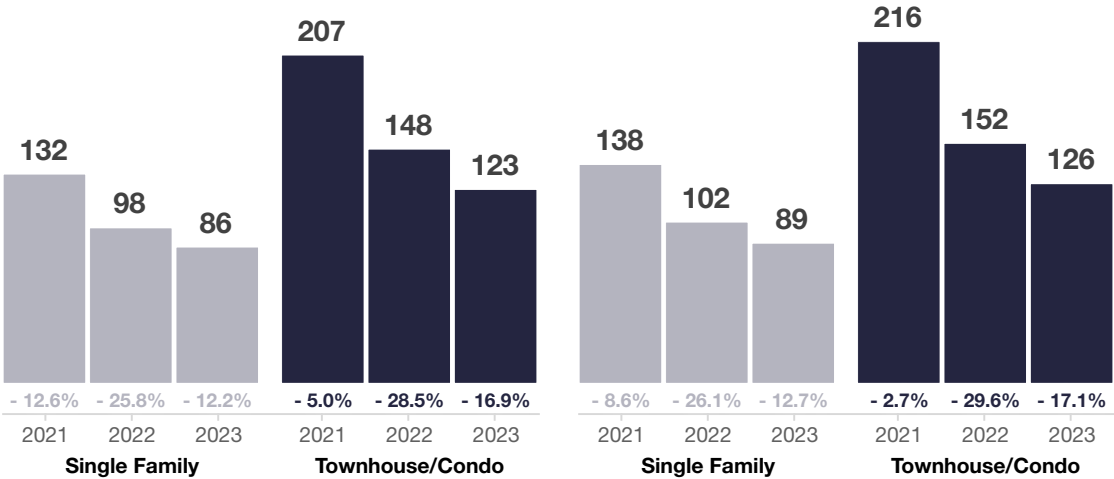


# Housing Affordability Index

This index measures housing affordability for the region. For example, an index of 120 means the median household income is 120% of what is necessary to qualify for the median-priced home under prevailing interest rates. A higher number means greater affordability.

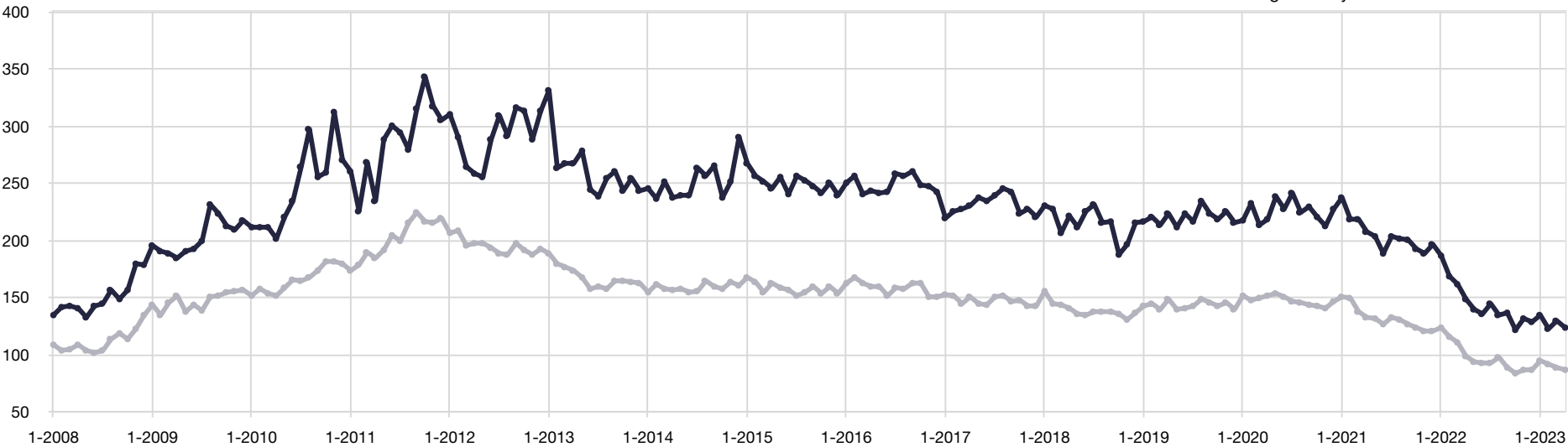
April

Year to Date



Affordability Index	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	93	- 29.0%	139	- 31.5%
6-2022	92	- 27.0%	135	- 28.2%
7-2022	92	- 30.3%	144	- 29.1%
8-2022	97	- 25.4%	134	- 33.3%
9-2022	88	- 30.2%	136	- 32.0%
10-2022	83	- 32.5%	121	- 37.0%
11-2022	86	- 28.3%	131	- 30.3%
12-2022	86	- 28.3%	128	- 34.7%
1-2023	94	- 23.6%	134	- 28.0%
2-2023	91	- 20.9%	122	- 27.4%
3-2023	88	- 20.0%	129	- 19.9%
4-2023	86	- 12.2%	123	- 16.9%
12-Month Avg	90	- 25.6%	131	- 29.6%

## Historical Housing Affordability Index by Month



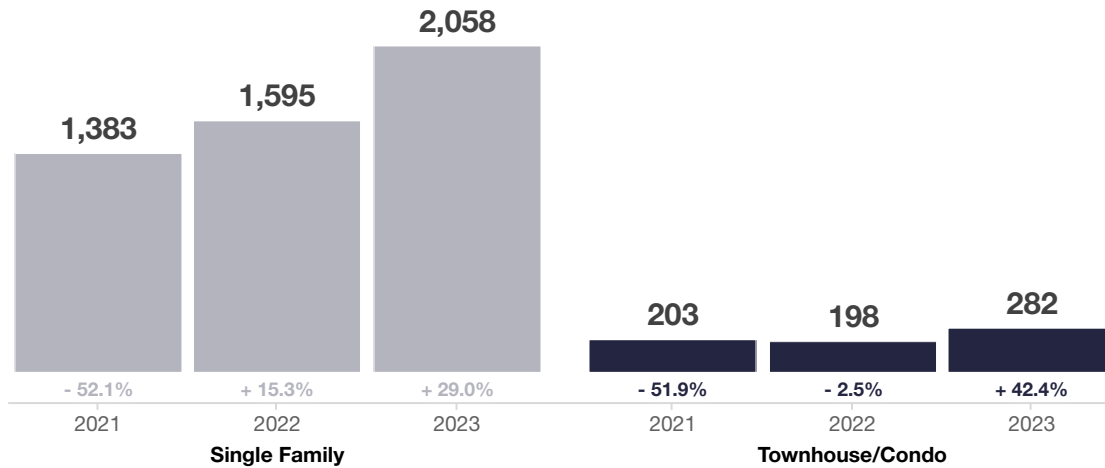
# Inventory of Homes for Sale

The number of properties available for sale in active status at the end of a given month.



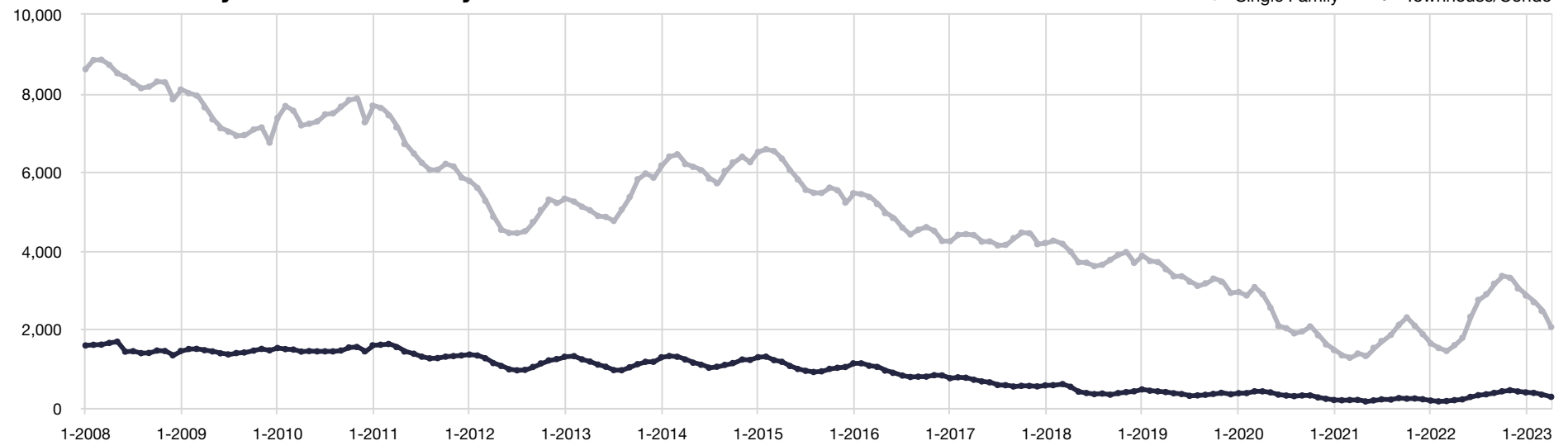
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SOUTHERN ARIZONA**

## April



Homes for Sale	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	1,785	+ 35.2%	218	+ 32.1%
6-2022	2,318	+ 51.8%	280	+ 45.8%
7-2022	2,748	+ 61.5%	324	+ 48.6%
8-2022	2,891	+ 55.5%	347	+ 63.7%
9-2022	3,159	+ 49.6%	382	+ 52.2%
10-2022	3,356	+ 45.8%	423	+ 79.2%
11-2022	3,307	+ 58.3%	449	+ 86.3%
12-2022	3,037	+ 61.9%	419	+ 89.6%
1-2023	2,858	+ 74.3%	395	+ 111.2%
2-2023	2,688	+ 76.4%	382	+ 128.7%
3-2023	2,467	+ 70.3%	337	+ 92.6%
<b>4-2023</b>	<b>2,058</b>	<b>+ 29.0%</b>	<b>282</b>	<b>+ 42.4%</b>
12-Month Avg	2,723	+ 55.6%	353	+ 72.2%

## Historical Inventory of Homes for Sale by Month



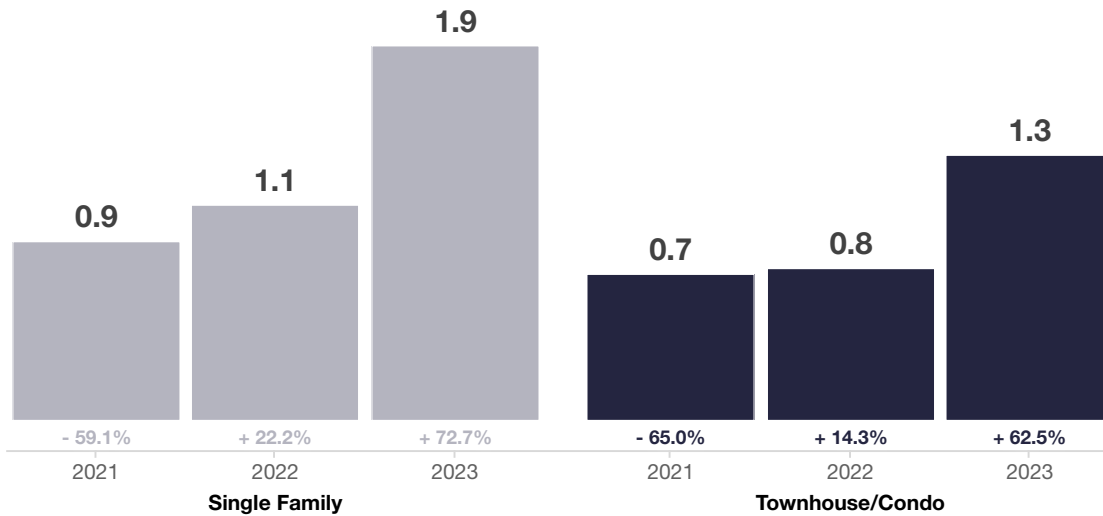
# Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.



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**SOUTHERN ARIZONA**

April



Months Supply	Single Family	Year-Over-Year Change	Townhouse / Condo	Year-Over-Year Change
5-2022	1.2	+ 33.3%	0.9	+ 50.0%
6-2022	1.6	+ 60.0%	1.1	+ 57.1%
7-2022	2.0	+ 81.8%	1.3	+ 62.5%
8-2022	2.1	+ 61.5%	1.4	+ 75.0%
9-2022	2.3	+ 64.3%	1.6	+ 77.8%
10-2022	2.6	+ 62.5%	1.8	+ 100.0%
11-2022	2.7	+ 92.9%	1.9	+ 111.1%
12-2022	2.5	+ 92.3%	1.9	+ 137.5%
1-2023	2.5	+ 127.3%	1.8	+ 157.1%
2-2023	2.4	+ 140.0%	1.8	+ 200.0%
3-2023	2.2	+ 120.0%	1.6	+ 128.6%
<b>4-2023</b>	<b>1.9</b>	<b>+ 72.7%</b>	<b>1.3</b>	<b>+ 62.5%</b>
12-Month Avg*	2.2	+ 84.0%	1.5	+ 98.1%

\* Months Supply for all properties from May 2022 through April 2023. This is not the average of the individual figures above.

## Historical Months Supply of Inventory by Month



# All Residential Properties Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year. Includes all Single Family and Townhome/Condo listings in the MLS.



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SOUTHERN ARIZONA**

Key Metrics	Historical Sparkbars	4-2022	4-2023	% Change	YTD 2022	YTD 2023	% Change
New Listings		2,141	1,478	- 31.0%	7,808	6,365	- 18.5%
Pending Sales		1,818	1,627	- 10.5%	7,362	5,927	- 19.5%
Closed Sales		1,825	1,375	- 24.7%	6,873	4,901	- 28.7%
Days on Market Until Sale		17	41	+ 141.2%	22	46	+ 109.1%
Median Sales Price		\$355,000	\$350,000	- 1.4%	\$340,000	\$345,000	+ 1.5%
Average Sales Price		\$413,346	\$410,129	- 0.8%	\$402,801	\$406,182	+ 0.8%
Percent of List Price Received		101.6%	98.7%	- 2.9%	100.7%	98.3%	- 2.4%
Housing Affordability Index		102	91	- 10.8%	107	92	- 14.0%
Inventory of Homes for Sale		1,793	2,340	+ 30.5%	—	—	—
Months Supply of Inventory		1.0	1.8	+ 80.0%	—	—	—

# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Green Valley - North

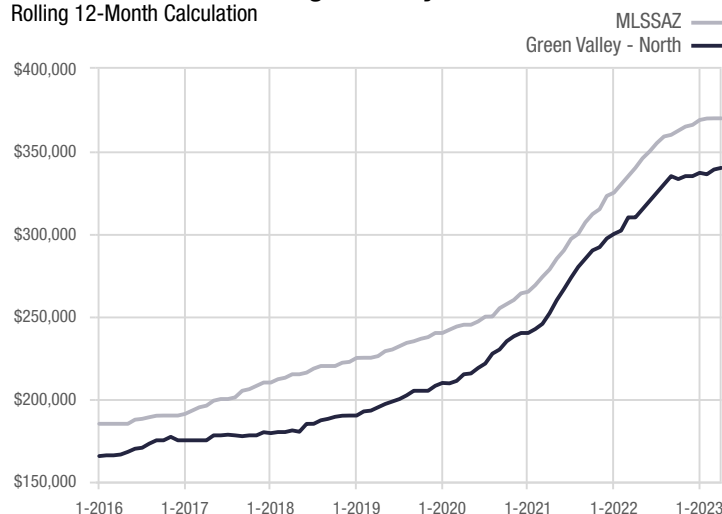
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	59	55	- 6.8%	259	229	- 11.6%
Pending Sales	58	47	- 19.0%	274	208	- 24.1%
Closed Sales	72	49	- 31.9%	259	164	- 36.7%
Days on Market Until Sale	19	62	+ 226.3%	22	62	+ 181.8%
Median Sales Price*	\$323,250	<b>\$340,400</b>	+ 5.3%	\$320,000	<b>\$326,179</b>	+ 1.9%
Average Sales Price*	\$342,807	<b>\$355,661</b>	+ 3.7%	\$343,090	<b>\$344,436</b>	+ 0.4%
Percent of List Price Received*	101.0%	<b>98.4%</b>	- 2.6%	100.4%	<b>98.7%</b>	- 1.7%
Inventory of Homes for Sale	53	123	+ 132.1%	—	—	—
Months Supply of Inventory	0.8	2.6	+ 225.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	2	1	- 50.0%	3	3	0.0%
Pending Sales	0	0	0.0%	2	1	- 50.0%
Closed Sales	0	0	0.0%	2	2	0.0%
Days on Market Until Sale	—	—	—	43	22	- 48.8%
Median Sales Price*	—	—	—	\$256,500	<b>\$238,500</b>	- 7.0%
Average Sales Price*	—	—	—	\$256,500	<b>\$238,500</b>	- 7.0%
Percent of List Price Received*	—	—	—	99.0%	<b>98.6%</b>	- 0.4%
Inventory of Homes for Sale	2	2	0.0%	—	—	—
Months Supply of Inventory	1.5	1.1	- 26.7%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

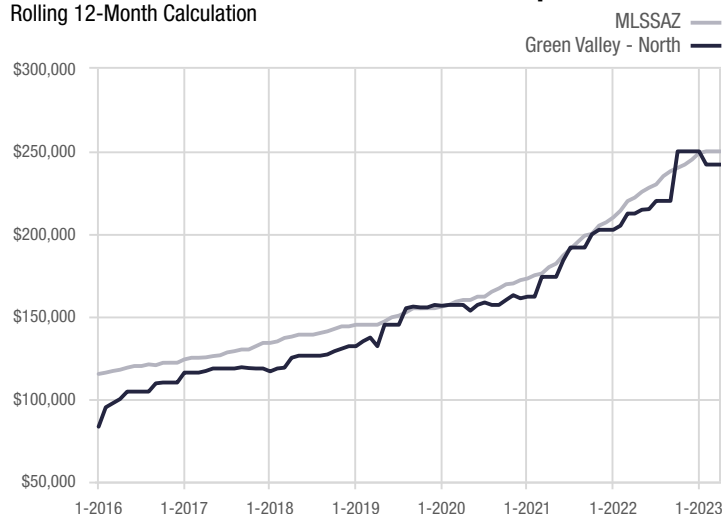
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Green Valley - Northeast

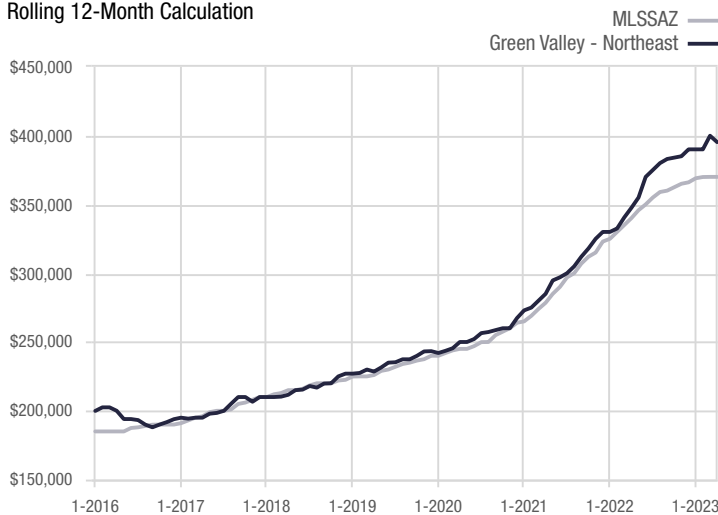
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	45	26	- 42.2%	158	147	- 7.0%
Pending Sales	49	35	- 28.6%	177	129	- 27.1%
Closed Sales	40	40	0.0%	144	121	- 16.0%
Days on Market Until Sale	10	21	+ 110.0%	19	44	+ 131.6%
Median Sales Price*	\$417,000	<b>\$374,950</b>	- 10.1%	\$381,000	<b>\$385,000</b>	+ 1.0%
Average Sales Price*	\$422,215	<b>\$390,848</b>	- 7.4%	\$394,755	<b>\$424,579</b>	+ 7.6%
Percent of List Price Received*	101.7%	<b>98.6%</b>	- 3.0%	99.9%	<b>98.3%</b>	- 1.6%
Inventory of Homes for Sale	29	50	+ 72.4%	—	—	—
Months Supply of Inventory	0.8	1.9	+ 137.5%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	7	8	+ 14.3%	22	25	+ 13.6%
Pending Sales	5	6	+ 20.0%	21	19	- 9.5%
Closed Sales	4	7	+ 75.0%	20	16	- 20.0%
Days on Market Until Sale	77	40	- 48.1%	33	28	- 15.2%
Median Sales Price*	\$333,000	<b>\$335,000</b>	+ 0.6%	\$293,000	<b>\$360,450</b>	+ 23.0%
Average Sales Price*	\$330,225	<b>\$334,714</b>	+ 1.4%	\$287,246	<b>\$336,650</b>	+ 17.2%
Percent of List Price Received*	99.8%	<b>99.3%</b>	- 0.5%	99.2%	<b>99.7%</b>	+ 0.5%
Inventory of Homes for Sale	6	10	+ 66.7%	—	—	—
Months Supply of Inventory	1.6	2.3	+ 43.8%	—	—	—

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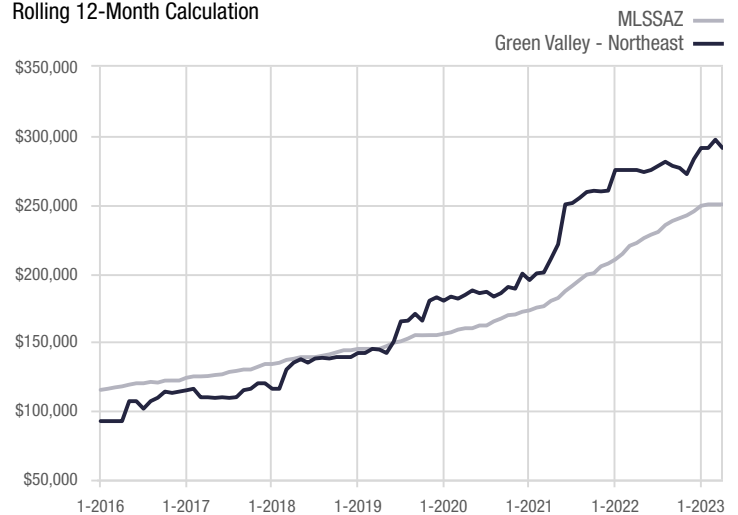
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Green Valley - Northwest

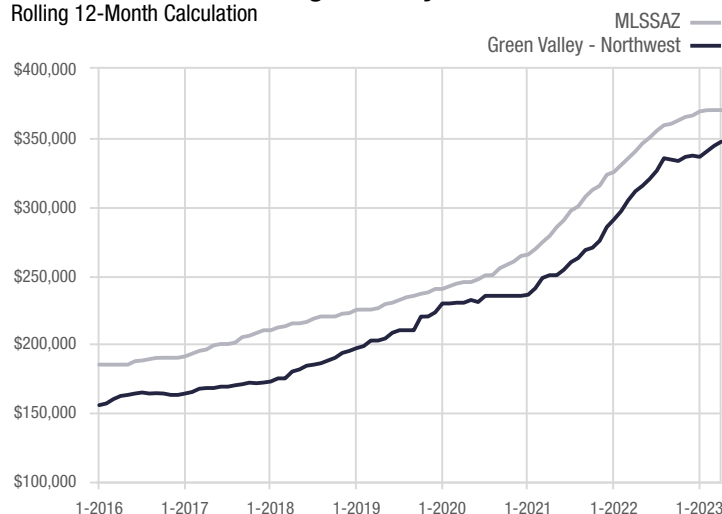
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	27	16	- 40.7%	115	93	- 19.1%
Pending Sales	22	17	- 22.7%	108	72	- 33.3%
Closed Sales	29	20	- 31.0%	99	63	- 36.4%
Days on Market Until Sale	14	39	+ 178.6%	16	53	+ 231.3%
Median Sales Price*	\$340,500	<b>\$377,500</b>	+ 10.9%	\$325,000	<b>\$350,000</b>	+ 7.7%
Average Sales Price*	\$348,605	<b>\$363,780</b>	+ 4.4%	\$339,821	<b>\$355,657</b>	+ 4.7%
Percent of List Price Received*	100.0%	<b>98.6%</b>	- 1.4%	100.0%	<b>98.4%</b>	- 1.6%
Inventory of Homes for Sale	29	40	+ 37.9%	—	—	—
Months Supply of Inventory	1.4	2.5	+ 78.6%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	22	37	+ 68.2%	126	143	+ 13.5%
Pending Sales	24	34	+ 41.7%	125	126	+ 0.8%
Closed Sales	37	38	+ 2.7%	132	112	- 15.2%
Days on Market Until Sale	15	23	+ 53.3%	14	26	+ 85.7%
Median Sales Price*	\$198,000	<b>\$197,000</b>	- 0.5%	\$196,100	<b>\$209,450</b>	+ 6.8%
Average Sales Price*	\$193,343	<b>\$189,713</b>	- 1.9%	\$193,368	<b>\$203,661</b>	+ 5.3%
Percent of List Price Received*	100.5%	<b>98.8%</b>	- 1.7%	100.5%	<b>98.2%</b>	- 2.3%
Inventory of Homes for Sale	15	42	+ 180.0%	—	—	—
Months Supply of Inventory	0.6	1.9	+ 216.7%	—	—	—

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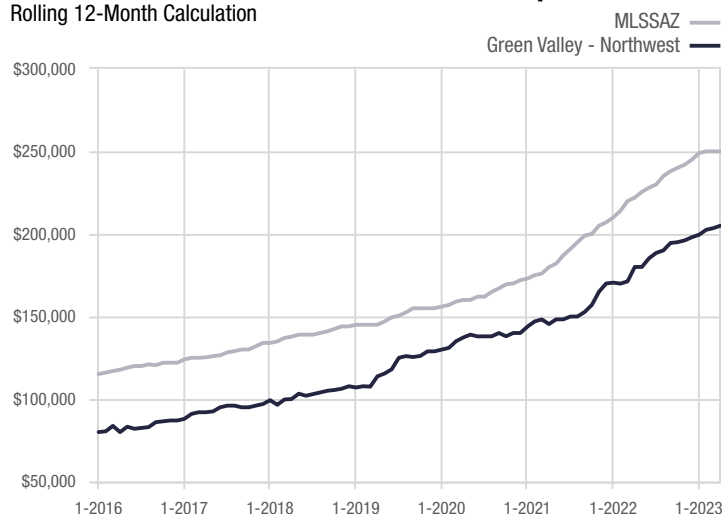
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Green Valley - Southeast

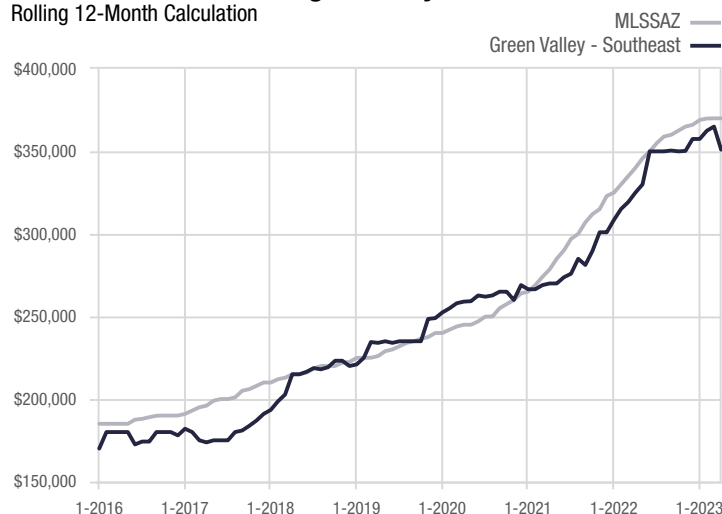
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	15	15	0.0%	60	51	- 15.0%
Pending Sales	13	18	+ 38.5%	48	41	- 14.6%
Closed Sales	16	17	+ 6.3%	47	29	- 38.3%
Days on Market Until Sale	11	29	+ 163.6%	11	35	+ 218.2%
Median Sales Price*	\$377,000	\$339,000	- 10.1%	\$344,000	\$324,500	- 5.7%
Average Sales Price*	\$383,338	\$363,647	- 5.1%	\$380,015	\$354,666	- 6.7%
Percent of List Price Received*	100.6%	98.9%	- 1.7%	100.2%	98.8%	- 1.4%
Inventory of Homes for Sale	12	19	+ 58.3%	—	—	—
Months Supply of Inventory	1.3	2.9	+ 123.1%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	7	5	- 28.6%	21	22	+ 4.8%
Pending Sales	5	3	- 40.0%	21	17	- 19.0%
Closed Sales	3	4	+ 33.3%	14	14	0.0%
Days on Market Until Sale	3	21	+ 600.0%	12	39	+ 225.0%
Median Sales Price*	\$245,000	\$310,000	+ 26.5%	\$225,000	\$285,250	+ 26.8%
Average Sales Price*	\$241,667	\$307,738	+ 27.3%	\$234,257	\$277,948	+ 18.7%
Percent of List Price Received*	98.2%	99.6%	+ 1.4%	99.9%	99.2%	- 0.7%
Inventory of Homes for Sale	3	8	+ 166.7%	—	—	—
Months Supply of Inventory	0.7	2.4	+ 242.9%	—	—	—

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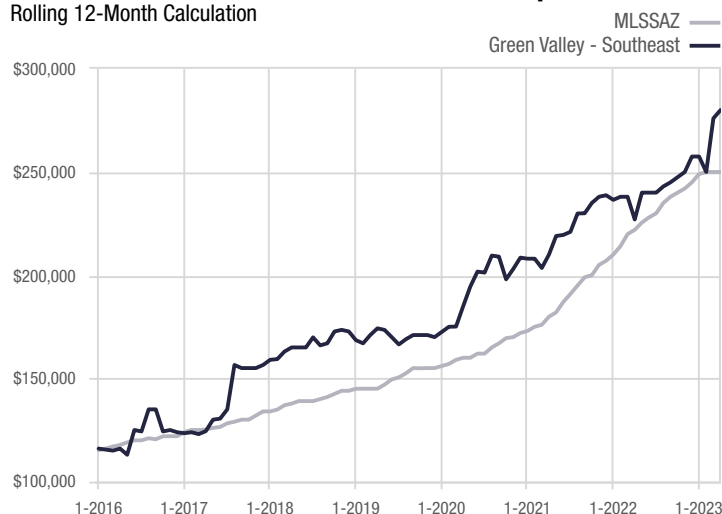
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Green Valley - Southwest

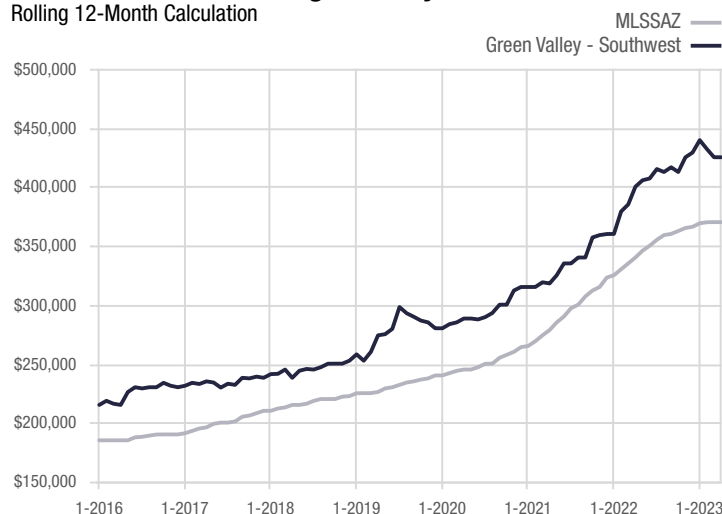
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	16	18	+ 12.5%	84	68	- 19.0%
Pending Sales	13	19	+ 46.2%	77	65	- 15.6%
Closed Sales	24	13	- 45.8%	82	58	- 29.3%
Days on Market Until Sale	36	34	- 5.6%	41	52	+ 26.8%
Median Sales Price*	\$427,500	<b>\$496,000</b>	+ 16.0%	\$406,000	<b>\$420,000</b>	+ 3.4%
Average Sales Price*	\$480,438	<b>\$474,108</b>	- 1.3%	\$455,167	<b>\$427,784</b>	- 6.0%
Percent of List Price Received*	101.1%	<b>98.8%</b>	- 2.3%	100.3%	<b>97.1%</b>	- 3.2%
Inventory of Homes for Sale	17	25	+ 47.1%	—	—	—
Months Supply of Inventory	1.1	2.3	+ 109.1%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	15	10	- 33.3%	72	58	- 19.4%
Pending Sales	15	14	- 6.7%	70	62	- 11.4%
Closed Sales	20	18	- 10.0%	65	57	- 12.3%
Days on Market Until Sale	13	33	+ 153.8%	13	40	+ 207.7%
Median Sales Price*	\$252,500	<b>\$296,000</b>	+ 17.2%	\$255,000	<b>\$270,000</b>	+ 5.9%
Average Sales Price*	\$276,120	<b>\$314,356</b>	+ 13.8%	\$275,687	<b>\$283,581</b>	+ 2.9%
Percent of List Price Received*	100.6%	<b>99.3%</b>	- 1.3%	100.6%	<b>98.6%</b>	- 2.0%
Inventory of Homes for Sale	9	16	+ 77.8%	—	—	—
Months Supply of Inventory	0.6	1.3	+ 116.7%	—	—	—

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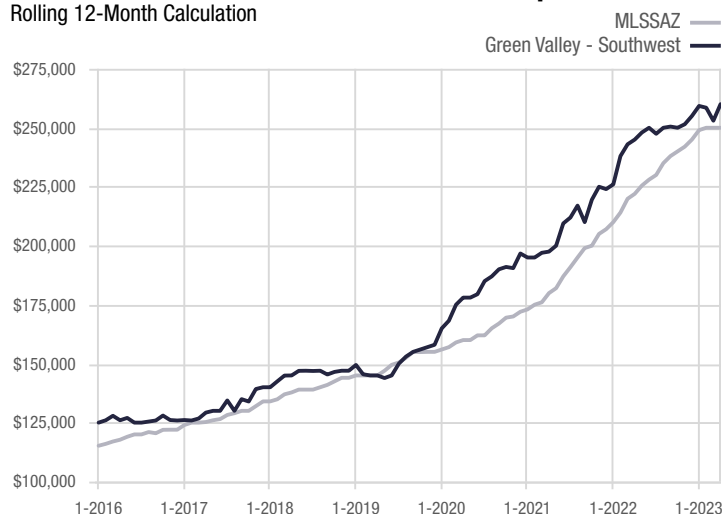
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



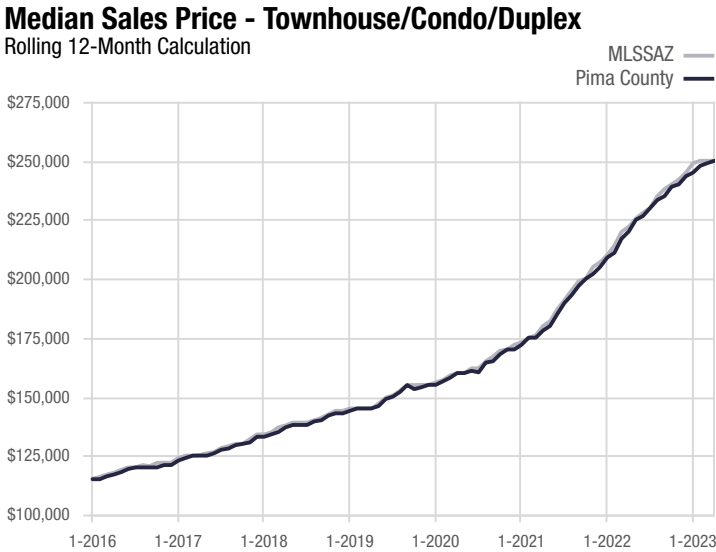
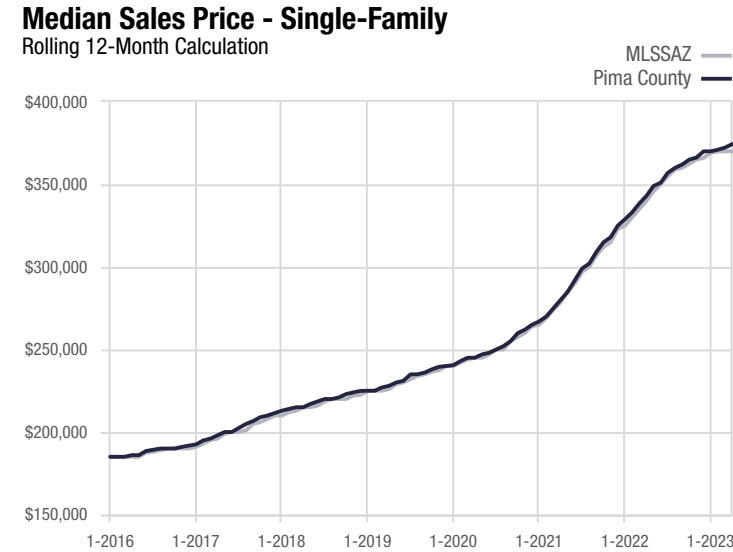
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Pima County

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	1,601	1,065	- 33.5%	5,791	4,557	- 21.3%
Pending Sales	1,372	1,195	- 12.9%	5,547	4,339	- 21.8%
Closed Sales	1,388	991	- 28.6%	5,185	3,574	- 31.1%
Days on Market Until Sale	17	41	+ 141.2%	22	48	+ 118.2%
Median Sales Price*	\$369,000	\$375,000	+ 1.6%	\$356,000	\$365,000	+ 2.5%
Average Sales Price*	\$440,180	\$447,080	+ 1.6%	\$432,734	\$441,773	+ 2.1%
Percent of List Price Received*	101.7%	98.8%	- 2.9%	100.8%	98.4%	- 2.4%
Inventory of Homes for Sale	1,291	1,615	+ 25.1%	—	—	—
Months Supply of Inventory	1.0	1.7	+ 70.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	328	234	- 28.7%	1,183	990	- 16.3%
Pending Sales	285	247	- 13.3%	1,125	950	- 15.6%
Closed Sales	271	250	- 7.7%	1,037	822	- 20.7%
Days on Market Until Sale	12	32	+ 166.7%	15	35	+ 133.3%
Median Sales Price*	\$240,000	\$257,500	+ 7.3%	\$235,000	\$250,000	+ 6.4%
Average Sales Price*	\$274,227	\$282,308	+ 2.9%	\$260,530	\$273,988	+ 5.2%
Percent of List Price Received*	102.0%	99.2%	- 2.7%	101.2%	98.4%	- 2.8%
Inventory of Homes for Sale	183	245	+ 33.9%	—	—	—
Months Supply of Inventory	0.7	1.2	+ 71.4%	—	—	—

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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Santa Cruz County

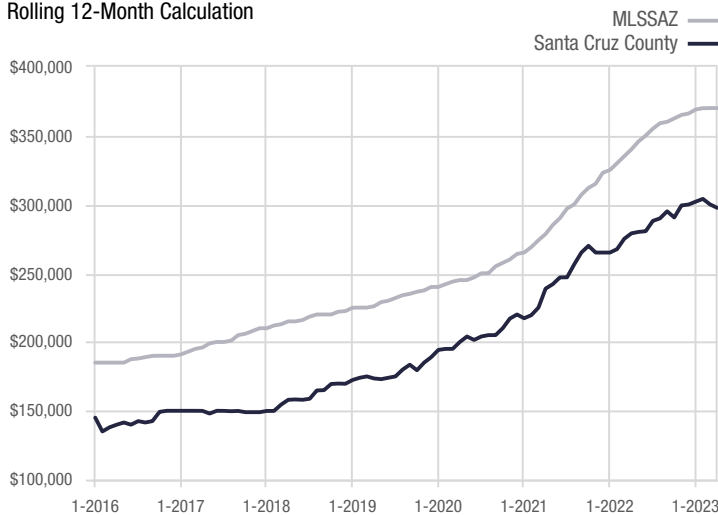
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	59	46	- 22.0%	237	222	- 6.3%
Pending Sales	51	55	+ 7.8%	210	156	- 25.7%
Closed Sales	37	32	- 13.5%	196	119	- 39.3%
Days on Market Until Sale	49	64	+ 30.6%	44	56	+ 27.3%
Median Sales Price*	\$410,000	<b>\$293,000</b>	- 28.5%	\$319,950	<b>\$299,000</b>	- 6.5%
Average Sales Price*	\$462,900	<b>\$359,788</b>	- 22.3%	\$410,871	<b>\$381,408</b>	- 7.2%
Percent of List Price Received*	98.1%	<b>99.1%</b>	+ 1.0%	98.4%	<b>97.4%</b>	- 1.0%
Inventory of Homes for Sale	94	138	+ 46.8%	—	—	—
Months Supply of Inventory	2.0	4.1	+ 105.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	3	2	- 33.3%	23	15	- 34.8%
Pending Sales	8	1	- 87.5%	24	12	- 50.0%
Closed Sales	6	2	- 66.7%	24	13	- 45.8%
Days on Market Until Sale	7	229	+ 3,171.4%	34	82	+ 141.2%
Median Sales Price*	\$250,000	<b>\$367,500</b>	+ 47.0%	\$262,500	<b>\$297,000</b>	+ 13.1%
Average Sales Price*	\$254,417	<b>\$367,500</b>	+ 44.4%	\$268,059	<b>\$292,346</b>	+ 9.1%
Percent of List Price Received*	101.2%	<b>99.5%</b>	- 1.7%	100.0%	<b>97.4%</b>	- 2.6%
Inventory of Homes for Sale	7	23	+ 228.6%	—	—	—
Months Supply of Inventory	1.5	8.2	+ 446.7%	—	—	—

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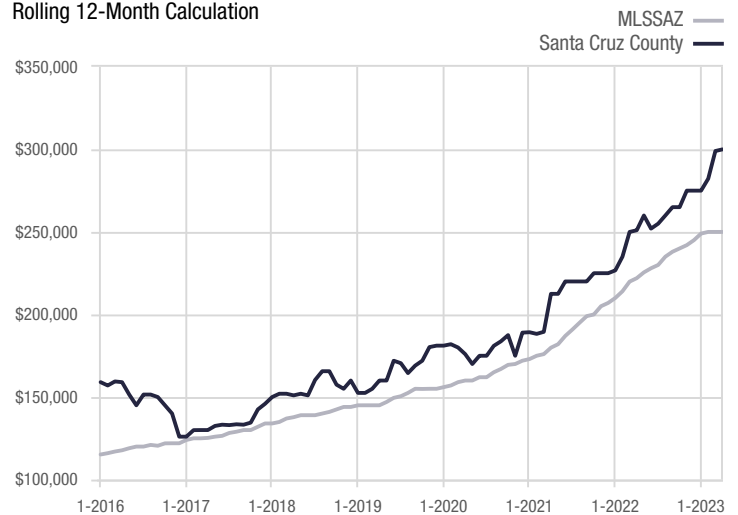
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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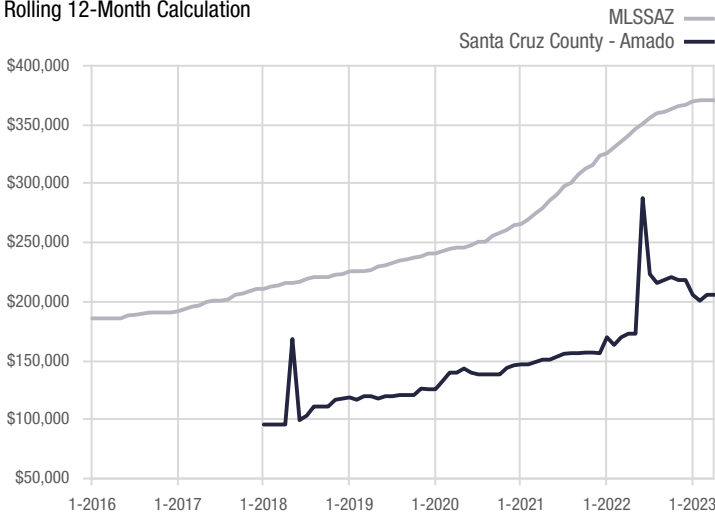
Santa Cruz County - Amado

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	2	1	- 50.0%	4	6	+ 50.0%
Pending Sales	3	1	- 66.7%	5	2	- 60.0%
Closed Sales	0	0	0.0%	2	5	+ 150.0%
Days on Market Until Sale	—	—	—	11	37	+ 236.4%
Median Sales Price*	—	—	—	\$321,500	\$190,000	- 40.9%
Average Sales Price*	—	—	—	\$321,500	\$252,000	- 21.6%
Percent of List Price Received*	—	—	—	103.2%	97.2%	- 5.8%
Inventory of Homes for Sale	0	6	—	—	—	—
Months Supply of Inventory	—	3.0	—	—	—	—

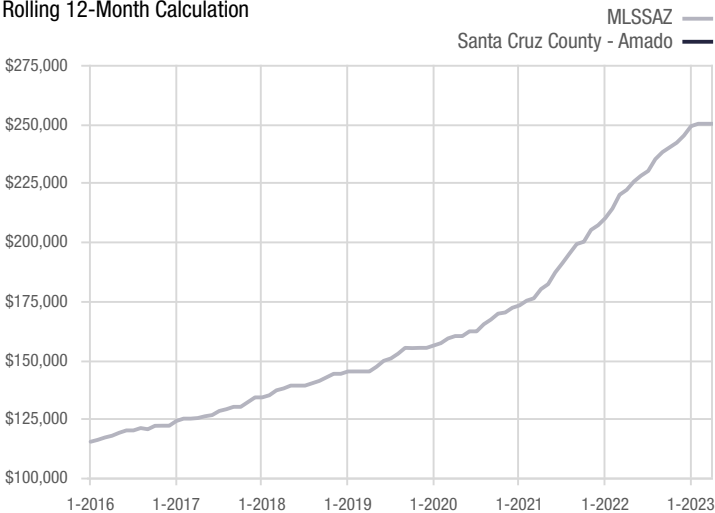
Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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Median Sales Price - Single-Family  
Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo/Duplex  
Rolling 12-Month Calculation



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Santa Cruz County - Elgin

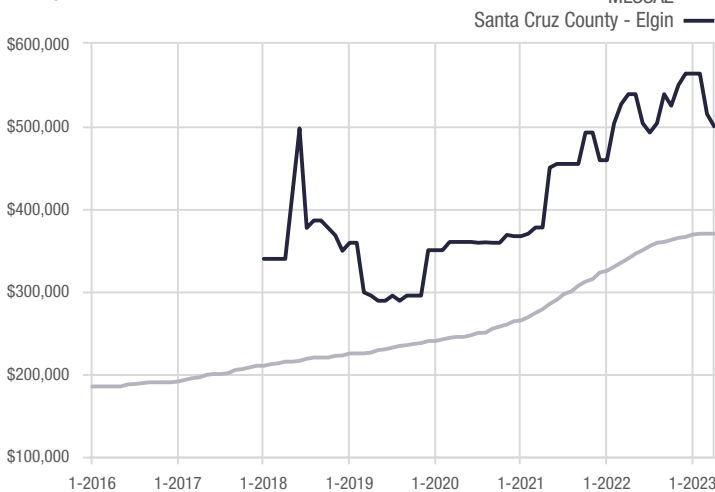
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	2	2	0.0%	6	9	+ 50.0%
Pending Sales	1	1	0.0%	8	4	- 50.0%
Closed Sales	1	1	0.0%	8	3	- 62.5%
Days on Market Until Sale	62	11	- 82.3%	47	95	+ 102.1%
Median Sales Price*	\$795,000	\$435,900	- 45.2%	\$631,000	\$515,000	- 18.4%
Average Sales Price*	\$795,000	\$435,900	- 45.2%	\$624,347	\$1,050,300	+ 68.2%
Percent of List Price Received*	100.0%	96.9%	- 3.1%	98.4%	97.5%	- 0.9%
Inventory of Homes for Sale	2	5	+ 150.0%	—	—	—
Months Supply of Inventory	1.0	4.0	+ 300.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

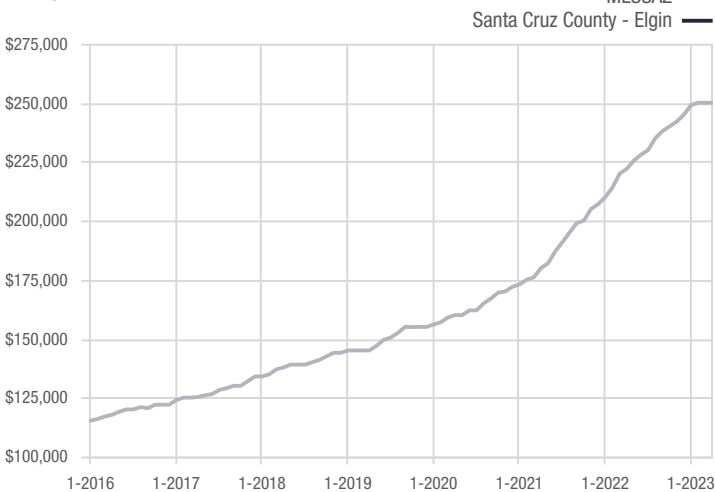
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Santa Cruz County - Nogales East

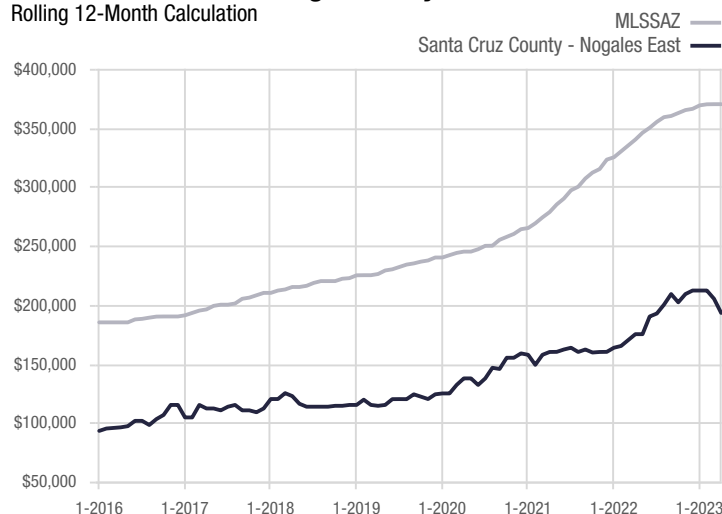
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	9	4	- 55.6%	33	16	- 51.5%
Pending Sales	5	2	- 60.0%	27	12	- 55.6%
Closed Sales	3	2	- 33.3%	21	13	- 38.1%
Days on Market Until Sale	188	73	- 61.2%	55	41	- 25.5%
Median Sales Price*	\$330,000	<b>\$162,450</b>	- 50.8%	\$202,000	<b>\$174,900</b>	- 13.4%
Average Sales Price*	\$577,333	<b>\$162,450</b>	- 71.9%	\$297,252	<b>\$212,792</b>	- 28.4%
Percent of List Price Received*	97.1%	<b>103.6%</b>	+ 6.7%	101.3%	<b>95.4%</b>	- 5.8%
Inventory of Homes for Sale	18	9	- 50.0%	—	—	—
Months Supply of Inventory	3.2	2.3	- 28.1%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	2	—	10	4	- 60.0%
Pending Sales	2	0	- 100.0%	6	2	- 66.7%
Closed Sales	1	1	0.0%	2	5	+ 150.0%
Days on Market Until Sale	8	419	+ 5,137.5%	71	126	+ 77.5%
Median Sales Price*	\$145,000	<b>\$300,000</b>	+ 106.9%	\$147,500	<b>\$282,500</b>	+ 91.5%
Average Sales Price*	\$145,000	<b>\$300,000</b>	+ 106.9%	\$147,500	<b>\$252,900</b>	+ 71.5%
Percent of List Price Received*	104.3%	<b>99.0%</b>	- 5.1%	101.3%	<b>97.7%</b>	- 3.6%
Inventory of Homes for Sale	5	8	+ 60.0%	—	—	—
Months Supply of Inventory	3.1	8.0	+ 158.1%	—	—	—

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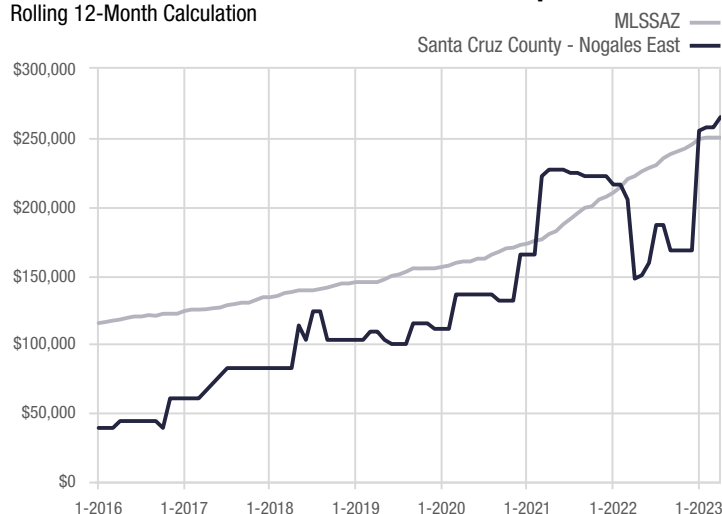
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Santa Cruz County - Nogales West

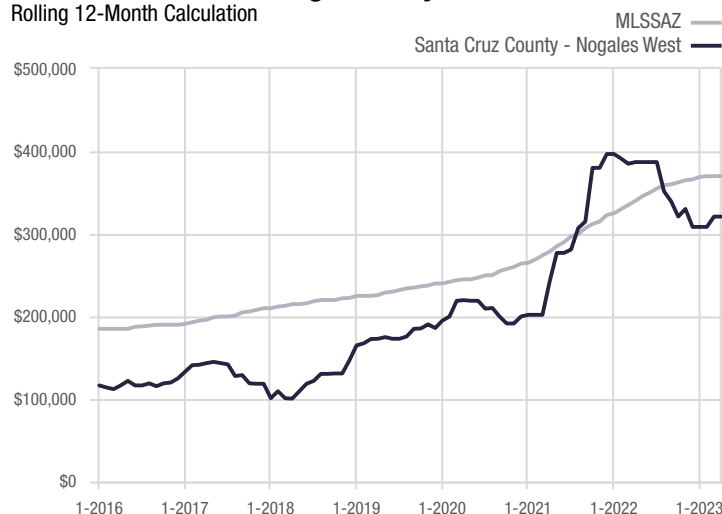
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	1	1	0.0%	5	6	+ 20.0%
Pending Sales	1	2	+ 100.0%	7	3	- 57.1%
Closed Sales	1	1	0.0%	11	2	- 81.8%
Days on Market Until Sale	108	182	+ 68.5%	71	147	+ 107.0%
Median Sales Price*	\$460,000	<b>\$416,000</b>	- 9.6%	\$281,000	<b>\$293,000</b>	+ 4.3%
Average Sales Price*	\$460,000	<b>\$416,000</b>	- 9.6%	\$271,864	<b>\$293,000</b>	+ 7.8%
Percent of List Price Received*	92.9%	<b>91.4%</b>	- 1.6%	96.0%	<b>92.2%</b>	- 4.0%
Inventory of Homes for Sale	2	7	+ 250.0%	—	—	—
Months Supply of Inventory	0.9	4.5	+ 400.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	1	—
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	37	16	- 56.8%
Median Sales Price*	—	—	—	\$252,000	<b>\$338,000</b>	+ 34.1%
Average Sales Price*	—	—	—	\$252,000	<b>\$338,000</b>	+ 34.1%
Percent of List Price Received*	—	—	—	97.3%	<b>93.9%</b>	- 3.5%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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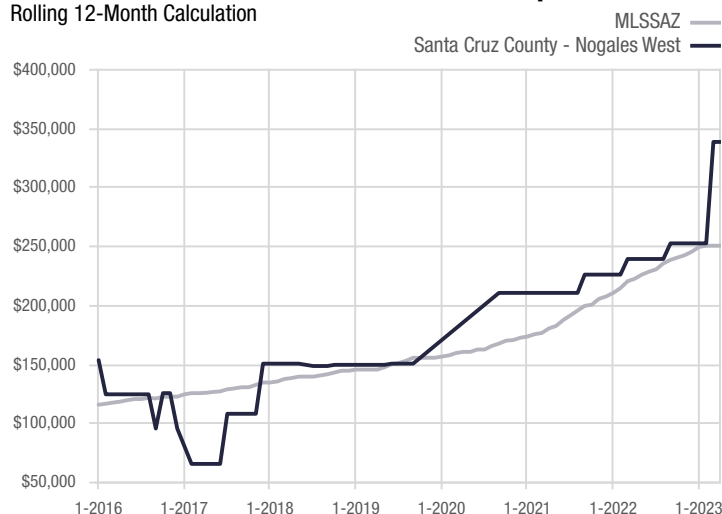
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



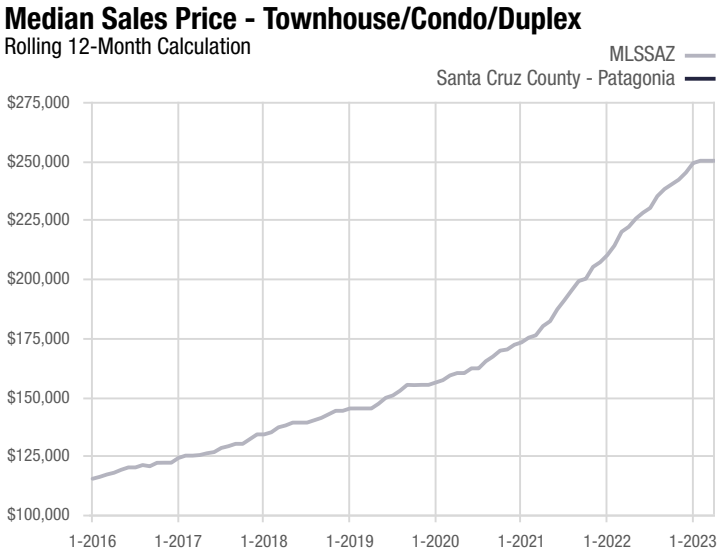
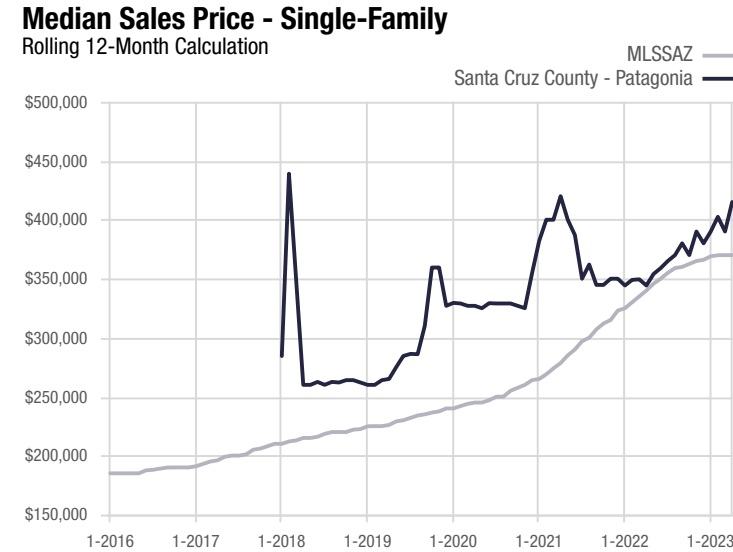
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Santa Cruz County - Patagonia

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	4	4	0.0%	11	11	0.0%
Pending Sales	1	5	+ 400.0%	8	8	0.0%
Closed Sales	2	2	0.0%	11	2	- 81.8%
Days on Market Until Sale	79	96	+ 21.5%	56	96	+ 71.4%
Median Sales Price*	\$375,000	\$495,500	+ 32.1%	\$359,000	\$495,500	+ 38.0%
Average Sales Price*	\$375,000	\$495,500	+ 32.1%	\$360,875	\$495,500	+ 37.3%
Percent of List Price Received*	95.3%	98.9%	+ 3.8%	94.5%	98.9%	+ 4.7%
Inventory of Homes for Sale	8	6	- 25.0%	—	—	—
Months Supply of Inventory	3.1	2.6	- 16.1%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Santa Cruz County - Rio Rico East

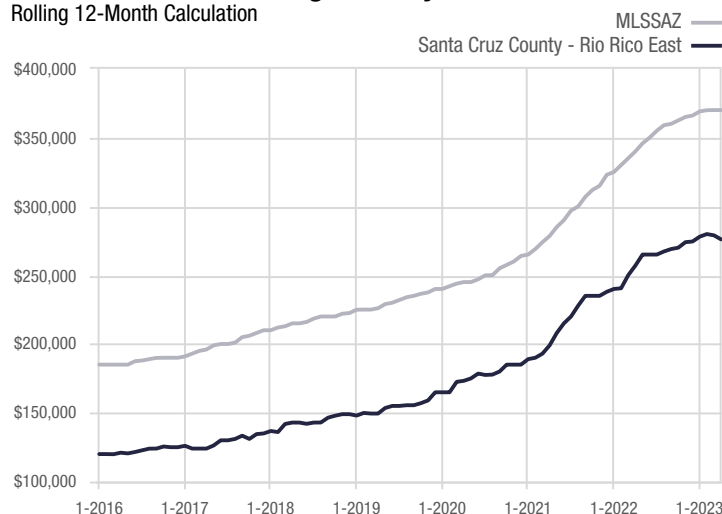
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	29	21	- 27.6%	94	103	+ 9.6%
Pending Sales	20	29	+ 45.0%	70	71	+ 1.4%
Closed Sales	14	16	+ 14.3%	67	53	- 20.9%
Days on Market Until Sale	18	70	+ 288.9%	28	60	+ 114.3%
Median Sales Price*	\$282,450	<b>\$275,000</b>	- 2.6%	\$271,000	<b>\$280,000</b>	+ 3.3%
Average Sales Price*	\$336,671	<b>\$263,069</b>	- 21.9%	\$290,425	<b>\$286,130</b>	- 1.5%
Percent of List Price Received*	99.0%	<b>98.4%</b>	- 0.6%	99.2%	<b>98.1%</b>	- 1.1%
Inventory of Homes for Sale	36	64	+ 77.8%	—	—	—
Months Supply of Inventory	2.4	4.1	+ 70.8%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	1	2	+ 100.0%
Closed Sales	0	0	0.0%	1	2	+ 100.0%
Days on Market Until Sale	—	—	—	5	57	+ 1,040.0%
Median Sales Price*	—	—	—	\$227,000	<b>\$192,500</b>	- 15.2%
Average Sales Price*	—	—	—	\$227,000	<b>\$192,500</b>	- 15.2%
Percent of List Price Received*	—	—	—	100.0%	<b>100.2%</b>	+ 0.2%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

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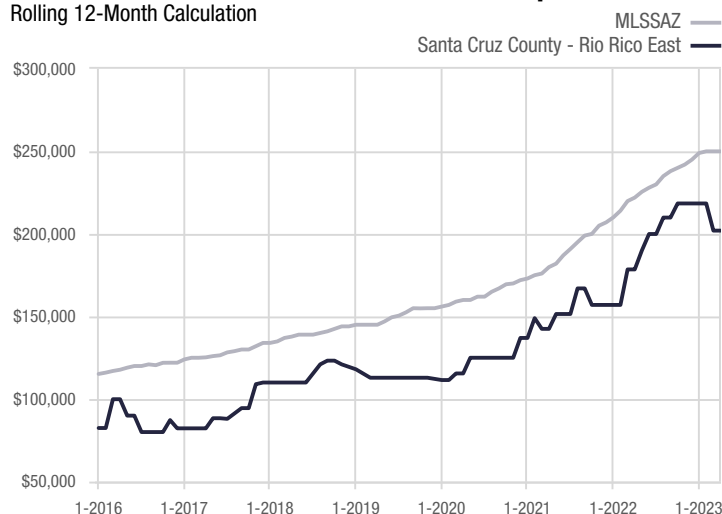
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.



## Santa Cruz County - Rio Rico West

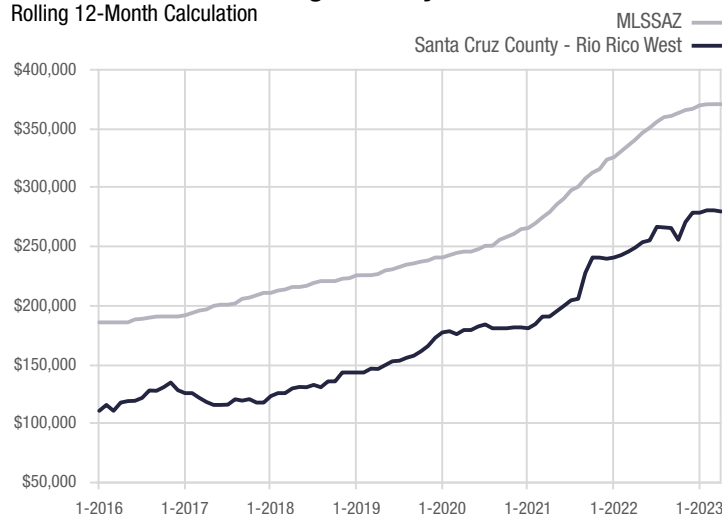
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	8	5	- 37.5%	32	31	- 3.1%
Pending Sales	9	7	- 22.2%	30	24	- 20.0%
Closed Sales	5	3	- 40.0%	30	18	- 40.0%
Days on Market Until Sale	38	8	- 78.9%	26	31	+ 19.2%
Median Sales Price*	\$380,000	<b>\$359,900</b>	- 5.3%	\$260,000	<b>\$269,000</b>	+ 3.5%
Average Sales Price*	\$368,400	<b>\$324,467</b>	- 11.9%	\$289,013	<b>\$284,350</b>	- 1.6%
Percent of List Price Received*	99.8%	<b>98.4%</b>	- 1.4%	99.8%	<b>97.7%</b>	- 2.1%
Inventory of Homes for Sale	8	14	+ 75.0%	—	—	—
Months Supply of Inventory	1.0	2.9	+ 190.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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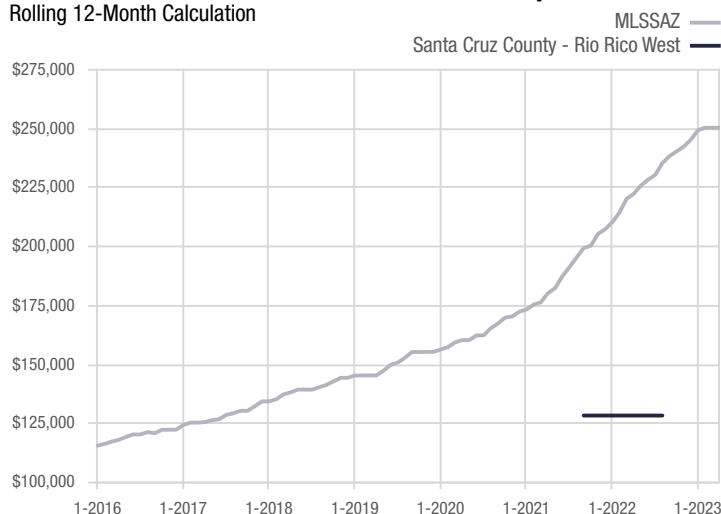
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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Santa Cruz County - Santa Cruz County

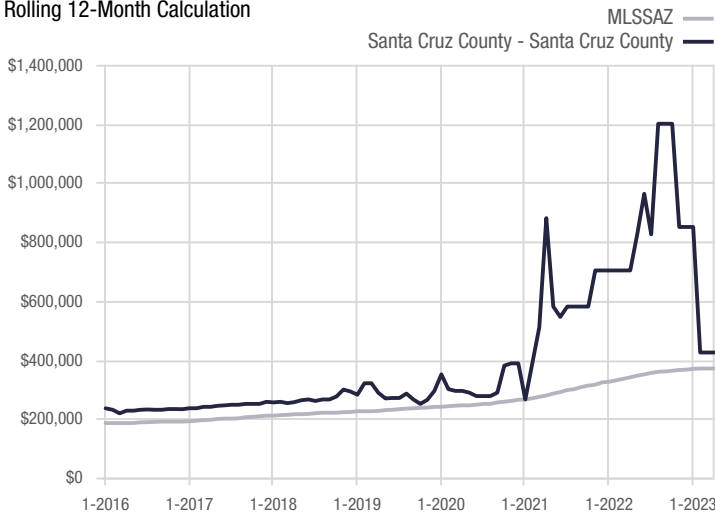
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	1	3	+ 200.0%
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	3	1	- 66.7%
Days on Market Until Sale	—	—	—	140	2	- 98.6%
Median Sales Price*	—	—	—	\$1,200,000	\$348,500	- 71.0%
Average Sales Price*	—	—	—	\$975,000	\$348,500	- 64.3%
Percent of List Price Received*	—	—	—	93.8%	99.6%	+ 6.2%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	1.0	1.0	0.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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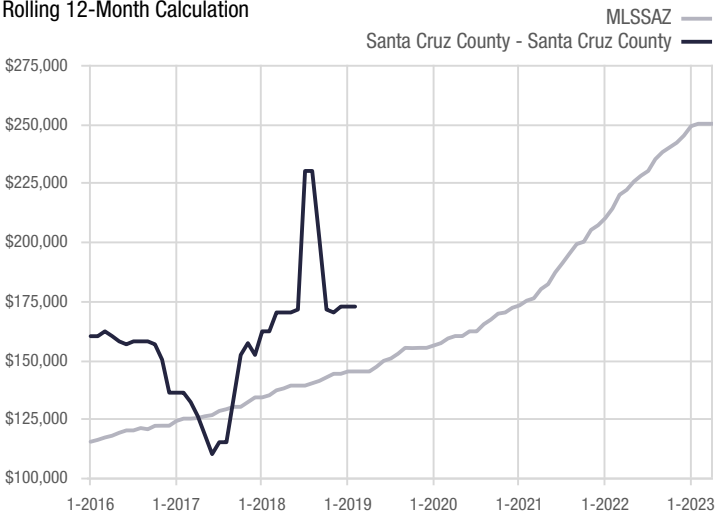
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Santa Cruz County - Sonoita

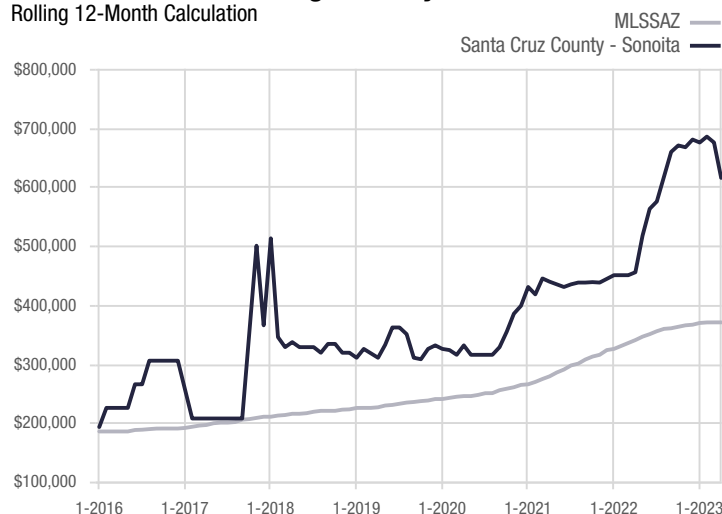
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	3	—	7	8	+ 14.3%
Pending Sales	1	3	+ 200.0%	6	8	+ 33.3%
Closed Sales	1	3	+ 200.0%	6	5	- 16.7%
Days on Market Until Sale	12	74	+ 516.7%	25	61	+ 144.0%
Median Sales Price*	\$700,000	<b>\$460,000</b>	- 34.3%	\$637,500	<b>\$525,000</b>	- 17.6%
Average Sales Price*	\$700,000	<b>\$524,000</b>	- 25.1%	\$855,000	<b>\$542,400</b>	- 36.6%
Percent of List Price Received*	91.0%	<b>98.7%</b>	+ 8.5%	97.5%	<b>95.7%</b>	- 1.8%
Inventory of Homes for Sale	4	3	- 25.0%	—	—	—
Months Supply of Inventory	1.9	<b>1.7</b>	- 10.5%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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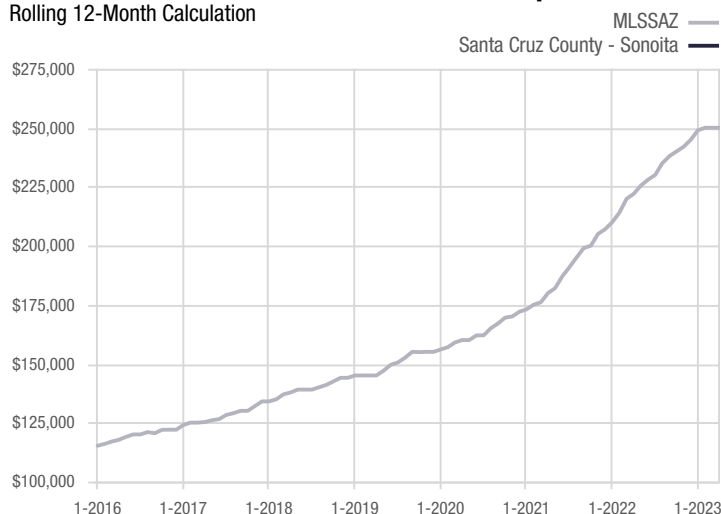
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Santa Cruz County - Tubac East

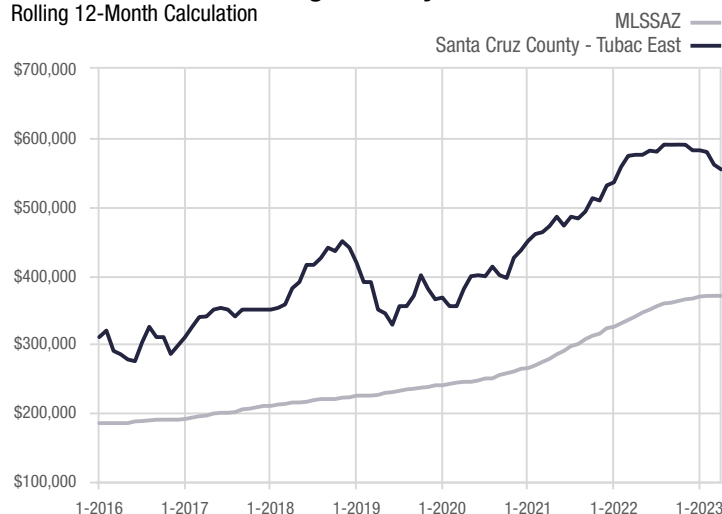
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	3	5	+ 66.7%	33	26	- 21.2%
Pending Sales	8	4	- 50.0%	37	20	- 45.9%
Closed Sales	7	4	- 42.9%	29	19	- 34.5%
Days on Market Until Sale	50	34	- 32.0%	55	58	+ 5.5%
Median Sales Price*	\$617,000	\$538,735	- 12.7%	\$617,000	\$560,711	- 9.1%
Average Sales Price*	\$588,571	\$576,478	- 2.1%	\$641,575	\$637,799	- 0.6%
Percent of List Price Received*	97.4%	103.8%	+ 6.6%	97.1%	97.0%	- 0.1%
Inventory of Homes for Sale	11	20	+ 81.8%	—	—	—
Months Supply of Inventory	1.4	5.2	+ 271.4%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	3	0	- 100.0%	12	10	- 16.7%
Pending Sales	6	1	- 83.3%	16	7	- 56.3%
Closed Sales	5	1	- 80.0%	20	5	- 75.0%
Days on Market Until Sale	7	39	+ 457.1%	31	61	+ 96.8%
Median Sales Price*	\$275,000	\$435,000	+ 58.2%	\$265,000	\$375,000	+ 41.5%
Average Sales Price*	\$276,300	\$435,000	+ 57.4%	\$282,971	\$362,600	+ 28.1%
Percent of List Price Received*	100.6%	100.0%	- 0.6%	100.0%	96.7%	- 3.3%
Inventory of Homes for Sale	1	15	+ 1,400.0%	—	—	—
Months Supply of Inventory	0.3	6.0	+ 1,900.0%	—	—	—

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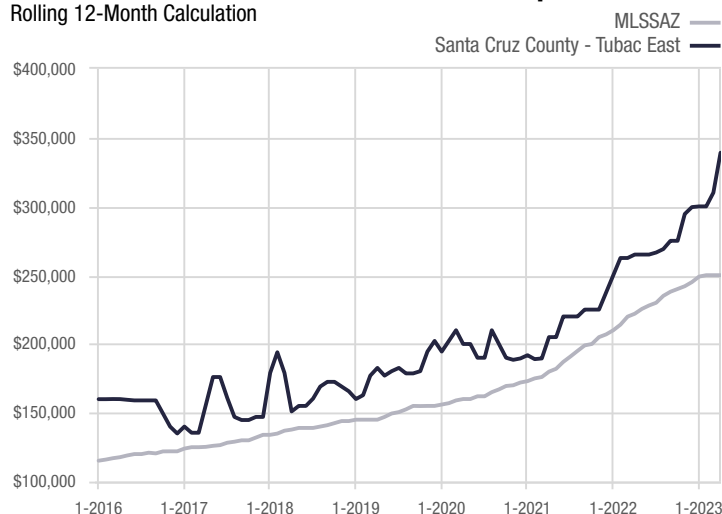
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Santa Cruz County - Tubac West

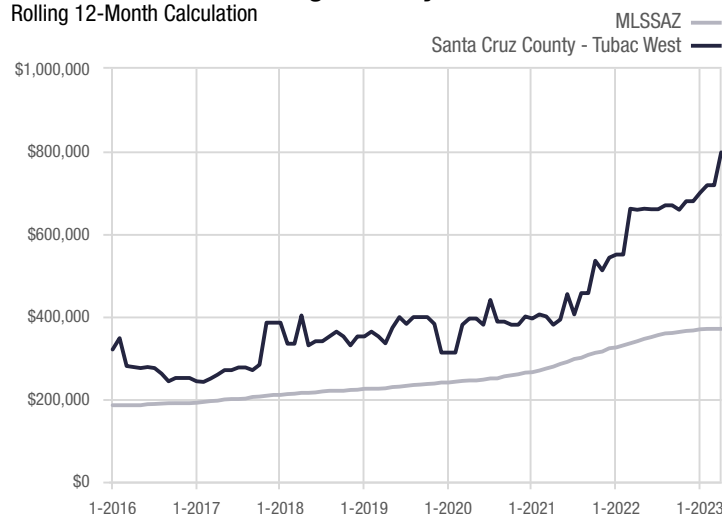
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	3	0	- 100.0%	13	2	- 84.6%
Pending Sales	4	1	- 75.0%	14	3	- 78.6%
Closed Sales	2	1	- 50.0%	9	3	- 66.7%
Days on Market Until Sale	30	10	- 66.7%	102	55	- 46.1%
Median Sales Price*	\$542,450	<b>\$745,000</b>	+ 37.3%	\$600,000	<b>\$745,000</b>	+ 24.2%
Average Sales Price*	\$542,450	<b>\$745,000</b>	+ 37.3%	\$734,886	<b>\$798,818</b>	+ 8.7%
Percent of List Price Received*	100.0%	<b>97.5%</b>	- 2.5%	95.6%	<b>100.5%</b>	+ 5.1%
Inventory of Homes for Sale	2	2	0.0%	—	—	—
Months Supply of Inventory	0.8	1.3	+ 62.5%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

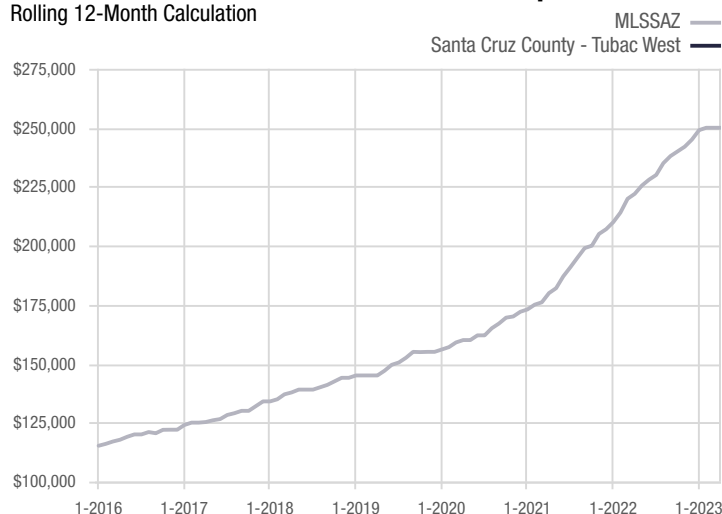
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

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MULTIPLE LISTING SERVICE OF  
**SOUTHERN ARIZONA**

## Santa Cruz County - Tumacacori - Carmen

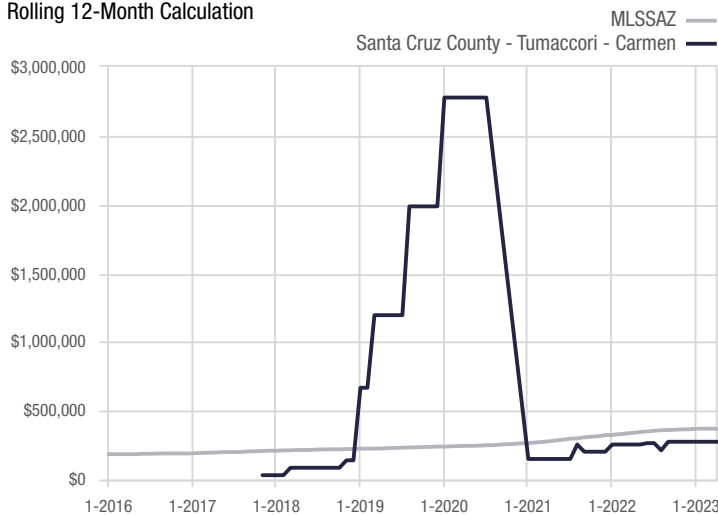
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	1	3	+ 200.0%
Pending Sales	0	1	—	0	2	—
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	2	2	0.0%	—	—	—
Months Supply of Inventory	1.3	2.0	+ 53.8%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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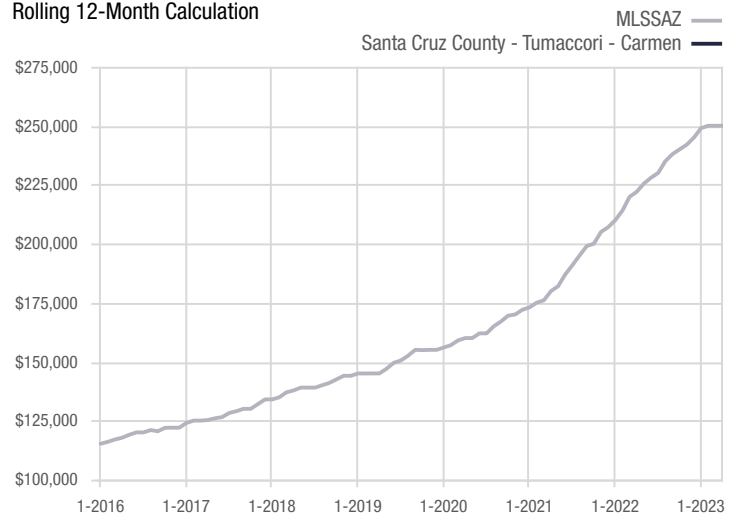
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

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## Tucson - Benson / St. David

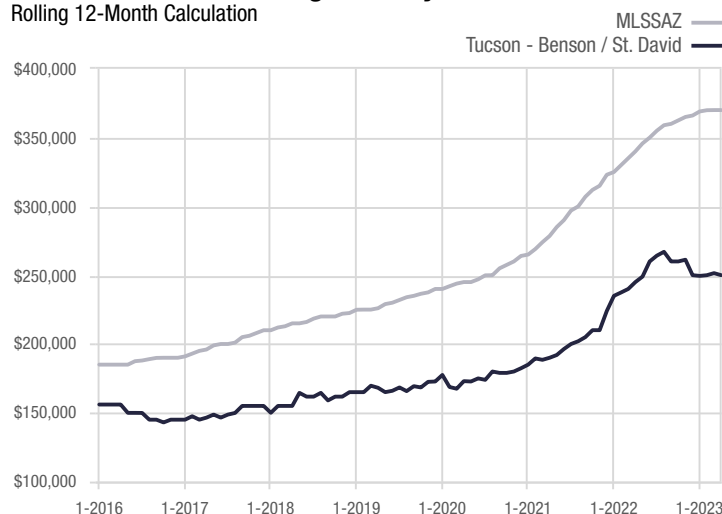
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	15	14	- 6.7%	56	77	+ 37.5%
Pending Sales	9	15	+ 66.7%	42	59	+ 40.5%
Closed Sales	14	11	- 21.4%	40	40	0.0%
Days on Market Until Sale	24	39	+ 62.5%	31	59	+ 90.3%
Median Sales Price*	\$266,250	<b>\$275,900</b>	+ 3.6%	\$248,750	<b>\$240,495</b>	- 3.3%
Average Sales Price*	\$310,893	<b>\$314,891</b>	+ 1.3%	\$286,248	<b>\$277,163</b>	- 3.2%
Percent of List Price Received*	99.8%	<b>98.3%</b>	- 1.5%	98.0%	<b>96.6%</b>	- 1.4%
Inventory of Homes for Sale	32	45	+ 40.6%	—	—	—
Months Supply of Inventory	2.8	3.3	+ 17.9%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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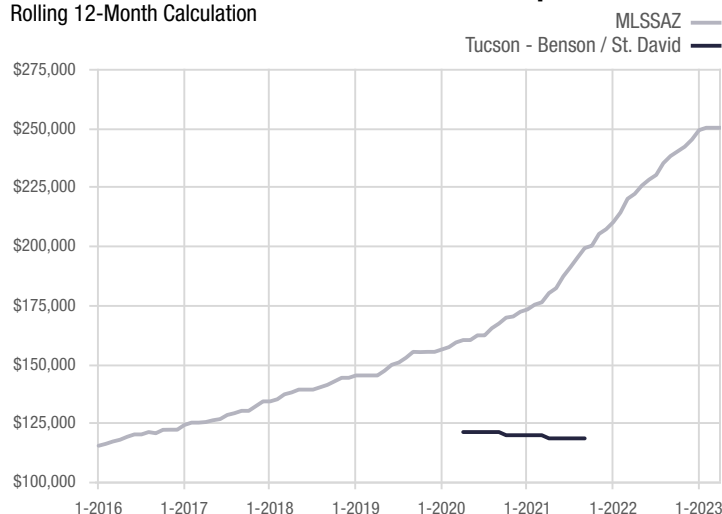
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

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## Tucson - Central

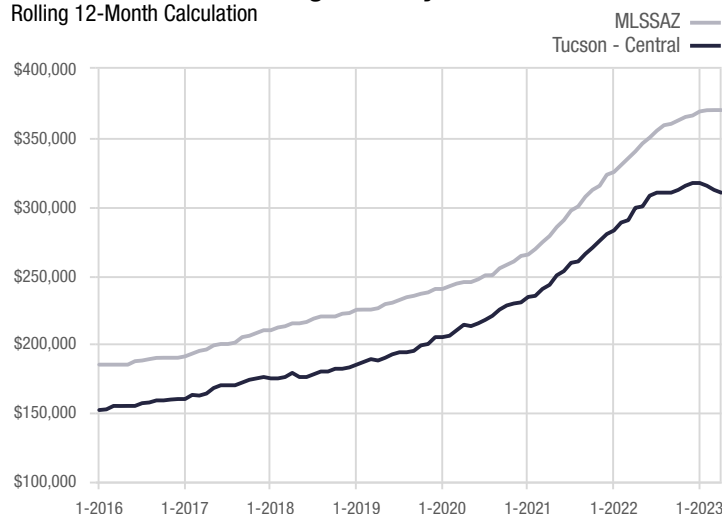
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	228	135	- 40.8%	825	552	- 33.1%
Pending Sales	186	153	- 17.7%	760	483	- 36.4%
Closed Sales	180	90	- 50.0%	747	397	- 46.9%
Days on Market Until Sale	17	31	+ 82.4%	23	39	+ 69.6%
Median Sales Price*	\$325,500	\$297,450	- 8.6%	\$319,000	\$296,500	- 7.1%
Average Sales Price*	\$371,001	\$356,901	- 3.8%	\$360,286	\$345,093	- 4.2%
Percent of List Price Received*	102.1%	98.4%	- 3.6%	101.0%	98.1%	- 2.9%
Inventory of Homes for Sale	187	168	- 10.2%	—	—	—
Months Supply of Inventory	1.0	1.4	+ 40.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	62	39	- 37.1%	219	134	- 38.8%
Pending Sales	58	43	- 25.9%	212	138	- 34.9%
Closed Sales	43	34	- 20.9%	181	114	- 37.0%
Days on Market Until Sale	14	26	+ 85.7%	18	38	+ 111.1%
Median Sales Price*	\$190,000	\$220,000	+ 15.8%	\$195,000	\$203,000	+ 4.1%
Average Sales Price*	\$199,970	\$215,638	+ 7.8%	\$211,750	\$214,441	+ 1.3%
Percent of List Price Received*	101.4%	99.1%	- 2.3%	101.0%	98.2%	- 2.8%
Inventory of Homes for Sale	36	25	- 30.6%	—	—	—
Months Supply of Inventory	0.7	0.7	0.0%	—	—	—

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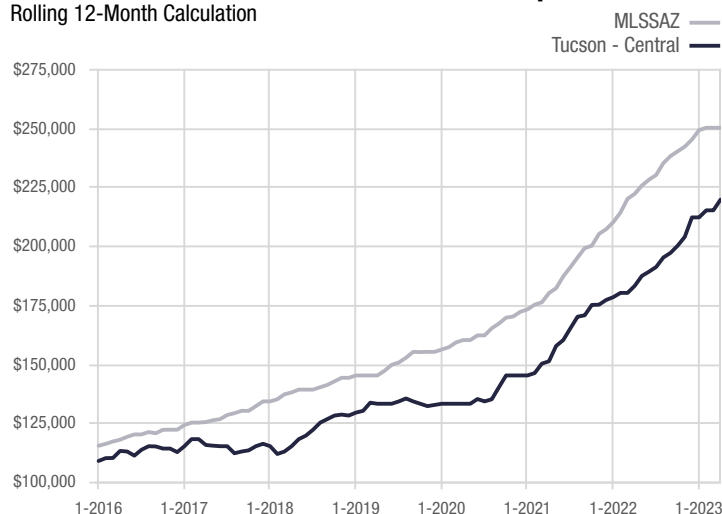
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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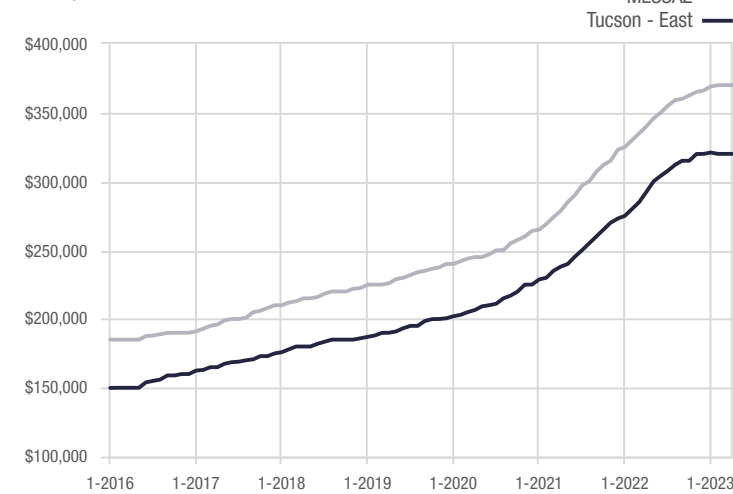
## Tucson - East

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	168	89	- 47.0%	574	407	- 29.1%
Pending Sales	149	109	- 26.8%	585	443	- 24.3%
Closed Sales	161	103	- 36.0%	572	396	- 30.8%
Days on Market Until Sale	13	33	+ 153.8%	22	46	+ 109.1%
Median Sales Price*	\$330,000	\$306,000	- 7.3%	\$315,000	\$310,000	- 1.6%
Average Sales Price*	\$349,052	\$339,463	- 2.7%	\$335,828	\$336,440	+ 0.2%
Percent of List Price Received*	101.6%	99.0%	- 2.6%	100.6%	98.8%	- 1.8%
Inventory of Homes for Sale	94	93	- 1.1%	—	—	—
Months Supply of Inventory	0.7	1.0	+ 42.9%	—	—	—

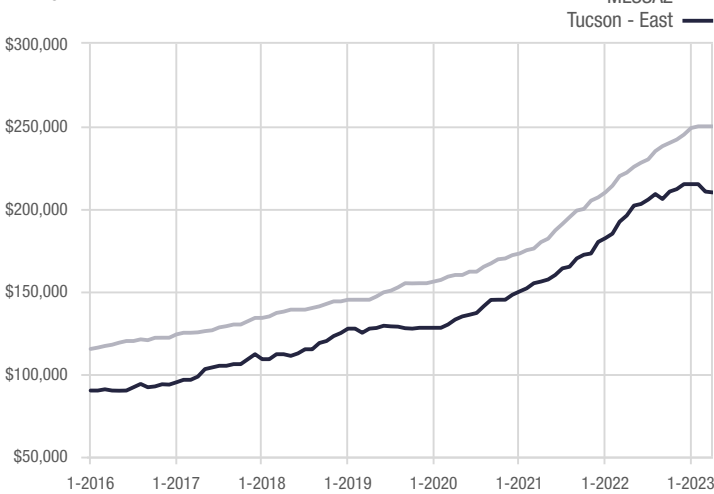
Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	40	27	- 32.5%	138	105	- 23.9%
Pending Sales	34	24	- 29.4%	127	100	- 21.3%
Closed Sales	32	19	- 40.6%	122	91	- 25.4%
Days on Market Until Sale	7	36	+ 414.3%	16	33	+ 106.3%
Median Sales Price*	\$207,000	\$210,000	+ 1.4%	\$215,750	\$210,000	- 2.7%
Average Sales Price*	\$200,156	\$203,911	+ 1.9%	\$201,054	\$206,261	+ 2.6%
Percent of List Price Received*	102.4%	99.6%	- 2.7%	101.0%	98.7%	- 2.3%
Inventory of Homes for Sale	27	27	0.0%	—	—	—
Months Supply of Inventory	0.8	1.1	+ 37.5%	—	—	—

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### Median Sales Price - Single-Family



### Median Sales Price - Townhouse/Condo/Duplex



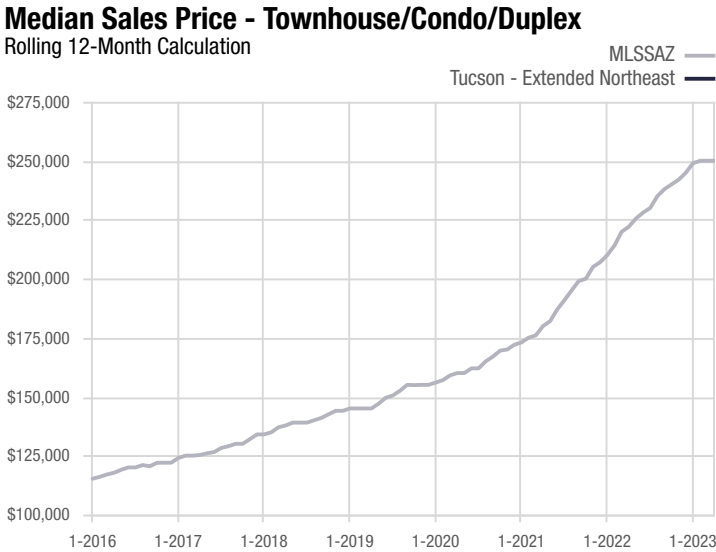
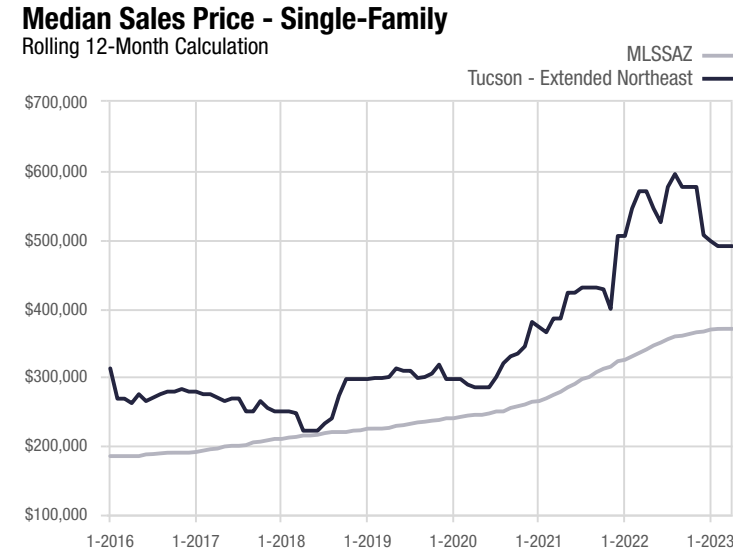
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Tucson - Extended Northeast

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	6	2	- 66.7%	10	4	- 60.0%
Pending Sales	2	1	- 50.0%	5	1	- 80.0%
Closed Sales	0	0	0.0%	4	0	- 100.0%
Days on Market Until Sale	—	—	—	13	—	—
Median Sales Price*	—	—	—	\$720,000	—	—
Average Sales Price*	—	—	—	\$622,500	—	—
Percent of List Price Received*	—	—	—	100.3%	—	—
Inventory of Homes for Sale	6	7	+ 16.7%	—	—	—
Months Supply of Inventory	2.5	4.3	+ 72.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - Extended Northwest

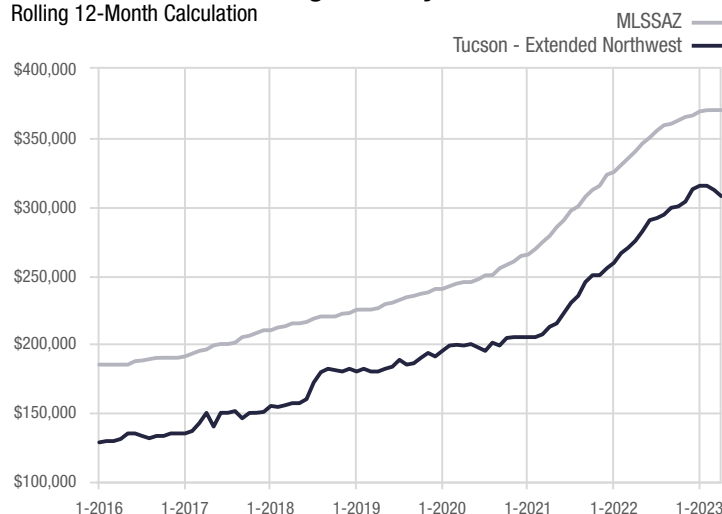
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	9	7	- 22.2%	28	51	+ 82.1%
Pending Sales	5	10	+ 100.0%	23	36	+ 56.5%
Closed Sales	5	8	+ 60.0%	20	21	+ 5.0%
Days on Market Until Sale	42	63	+ 50.0%	24	56	+ 133.3%
Median Sales Price*	\$320,000	<b>\$292,500</b>	- 8.6%	\$305,000	<b>\$285,000</b>	- 6.6%
Average Sales Price*	\$333,998	<b>\$298,805</b>	- 10.5%	\$328,154	<b>\$296,230</b>	- 9.7%
Percent of List Price Received*	100.2%	<b>99.1%</b>	- 1.1%	100.0%	<b>98.0%</b>	- 2.0%
Inventory of Homes for Sale	6	36	+ 500.0%	—	—	—
Months Supply of Inventory	0.8	5.7	+ 612.5%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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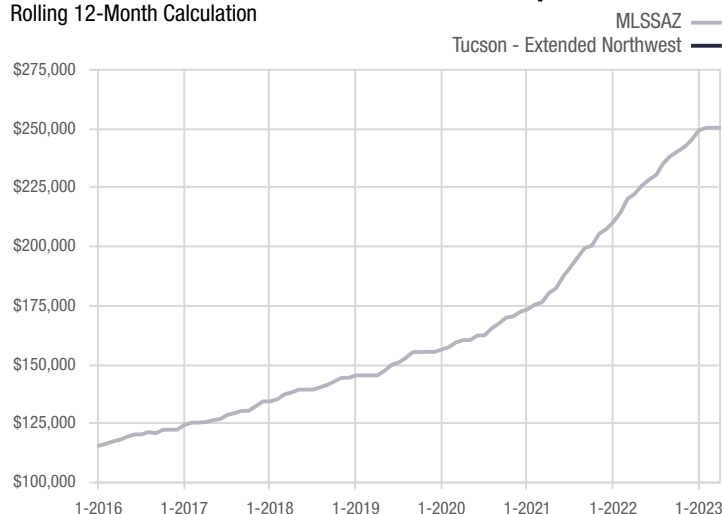
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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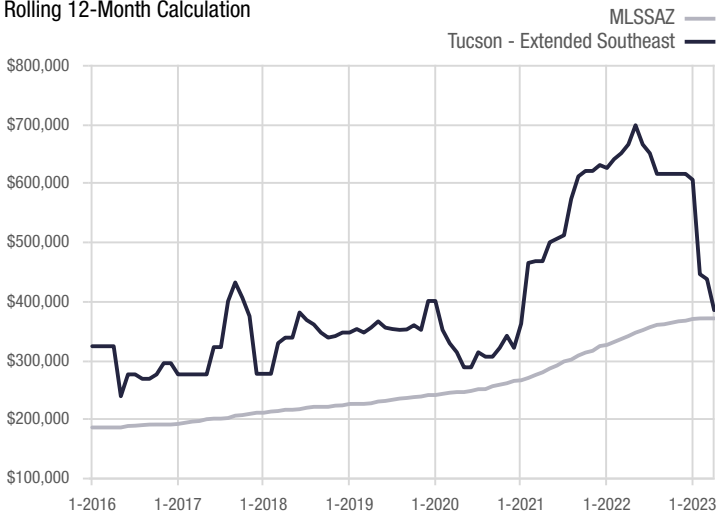
Tucson - Extended Southeast

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	4	0	- 100.0%	8	0	- 100.0%
Pending Sales	0	0	0.0%	6	2	- 66.7%
Closed Sales	2	0	- 100.0%	7	2	- 71.4%
Days on Market Until Sale	27	—	—	20	61	+ 205.0%
Median Sales Price*	\$911,750	—	—	\$750,000	\$383,950	- 48.8%
Average Sales Price*	\$911,750	—	—	\$714,786	\$383,950	- 46.3%
Percent of List Price Received*	97.5%	—	—	98.3%	99.2%	+ 0.9%
Inventory of Homes for Sale	5	2	- 60.0%	—	—	—
Months Supply of Inventory	3.1	1.0	- 67.7%	—	—	—

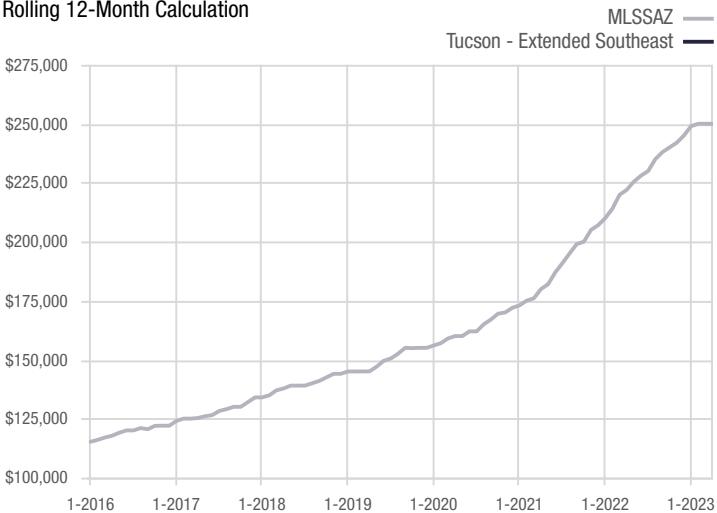
Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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Median Sales Price - Single-Family  
Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo/Duplex  
Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.



## Tucson - Extended Southwest

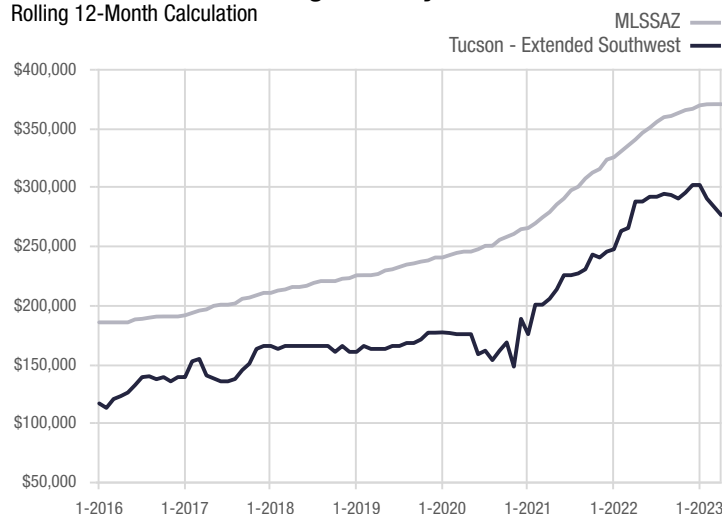
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	2	2	0.0%	9	9	0.0%
Pending Sales	1	3	+ 200.0%	5	8	+ 60.0%
Closed Sales	1	2	+ 100.0%	3	8	+ 166.7%
Days on Market Until Sale	39	21	- 46.2%	21	45	+ 114.3%
Median Sales Price*	\$290,000	<b>\$277,500</b>	- 4.3%	\$295,000	<b>\$268,000</b>	- 9.2%
Average Sales Price*	\$290,000	<b>\$277,500</b>	- 4.3%	\$316,667	<b>\$260,125</b>	- 17.9%
Percent of List Price Received*	96.7%	<b>98.0%</b>	+ 1.3%	97.9%	<b>99.2%</b>	+ 1.3%
Inventory of Homes for Sale	7	2	- 71.4%	—	—	—
Months Supply of Inventory	2.6	1.0	- 61.5%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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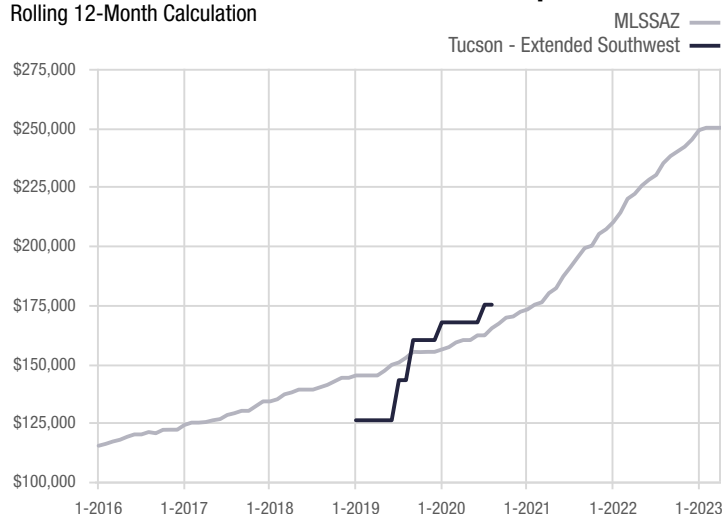
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

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## Tucson - Extended West

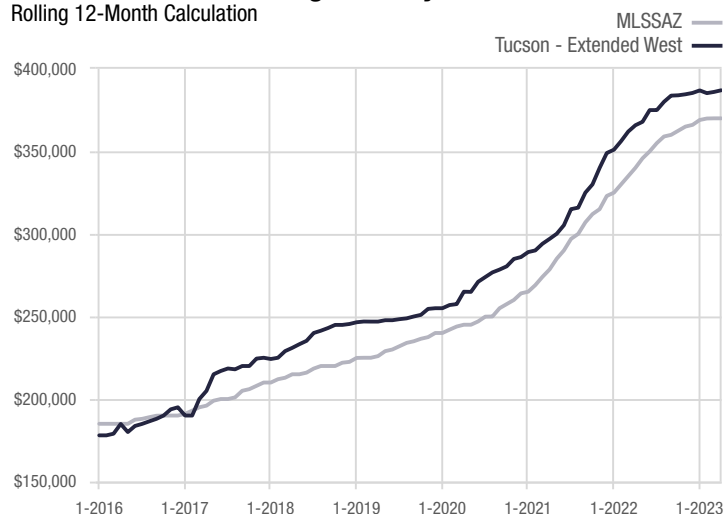
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	79	61	- 22.8%	243	237	- 2.5%
Pending Sales	75	62	- 17.3%	239	225	- 5.9%
Closed Sales	39	47	+ 20.5%	160	178	+ 11.3%
Days on Market Until Sale	22	83	+ 277.3%	31	70	+ 125.8%
Median Sales Price*	\$380,000	\$390,000	+ 2.6%	\$375,825	\$382,983	+ 1.9%
Average Sales Price*	\$383,798	\$410,516	+ 7.0%	\$384,566	\$390,049	+ 1.4%
Percent of List Price Received*	101.0%	98.2%	- 2.8%	100.0%	98.4%	- 1.6%
Inventory of Homes for Sale	76	109	+ 43.4%	—	—	—
Months Supply of Inventory	1.5	2.1	+ 40.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

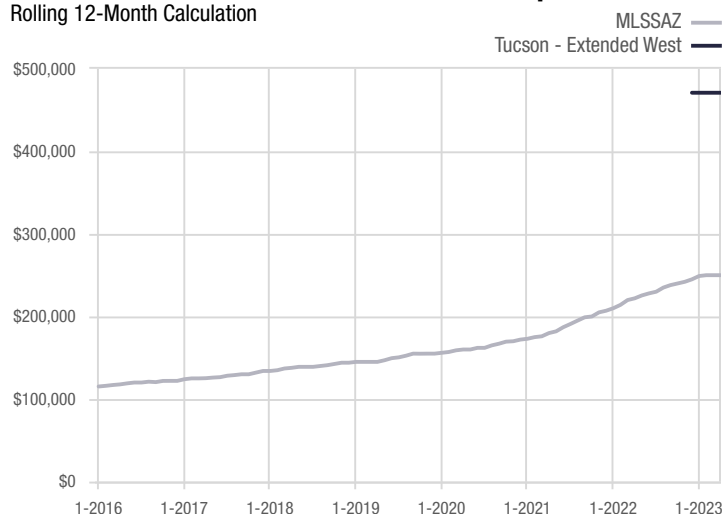
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - North

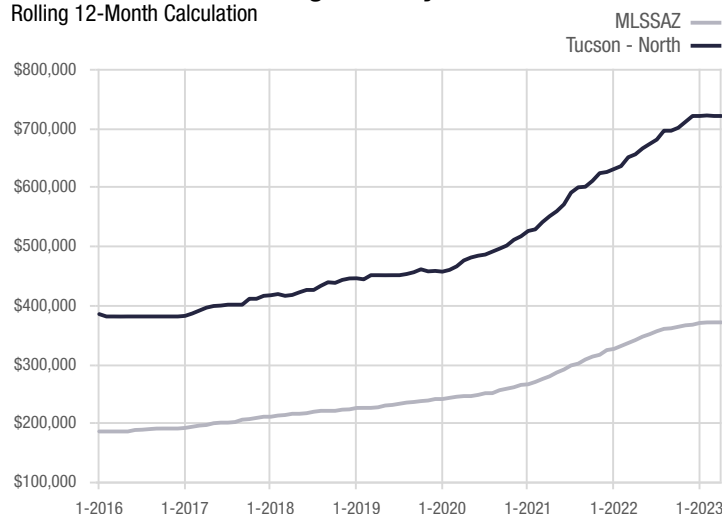
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	120	94	- 21.7%	390	332	- 14.9%
Pending Sales	95	94	- 1.1%	354	306	- 13.6%
Closed Sales	92	67	- 27.2%	344	240	- 30.2%
Days on Market Until Sale	16	31	+ 93.8%	25	38	+ 52.0%
Median Sales Price*	\$712,500	<b>\$735,000</b>	+ 3.2%	\$710,000	<b>\$700,000</b>	- 1.4%
Average Sales Price*	\$828,313	<b>\$829,196</b>	+ 0.1%	\$853,429	<b>\$827,045</b>	- 3.1%
Percent of List Price Received*	104.7%	<b>98.5%</b>	- 5.9%	102.0%	<b>97.6%</b>	- 4.3%
Inventory of Homes for Sale	99	<b>112</b>	+ 13.1%	—	—	—
Months Supply of Inventory	1.1	<b>1.7</b>	+ 54.5%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	89	44	- 50.6%	275	237	- 13.8%
Pending Sales	75	58	- 22.7%	255	230	- 9.8%
Closed Sales	59	63	+ 6.8%	221	183	- 17.2%
Days on Market Until Sale	12	37	+ 208.3%	14	39	+ 178.6%
Median Sales Price*	\$311,000	<b>\$325,000</b>	+ 4.5%	\$295,000	<b>\$330,000</b>	+ 11.9%
Average Sales Price*	\$380,782	<b>\$380,818</b>	+ 0.0%	\$356,367	<b>\$378,159</b>	+ 6.1%
Percent of List Price Received*	103.1%	<b>99.6%</b>	- 3.4%	102.0%	<b>98.8%</b>	- 3.1%
Inventory of Homes for Sale	40	<b>53</b>	+ 32.5%	—	—	—
Months Supply of Inventory	0.7	<b>1.2</b>	+ 71.4%	—	—	—

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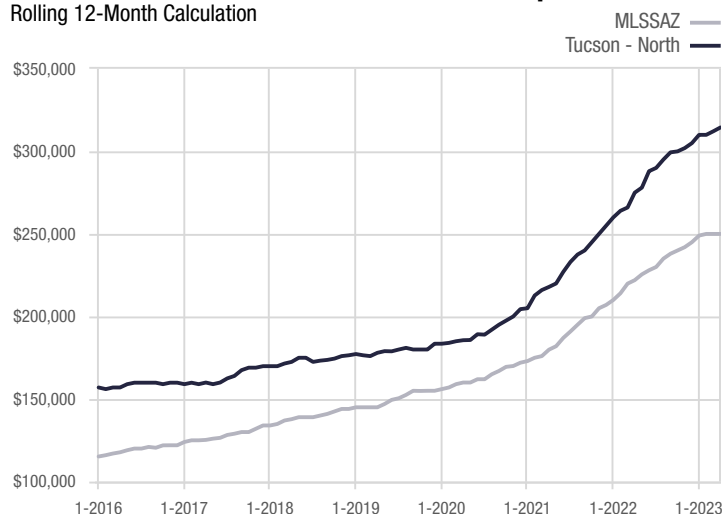
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - Northeast

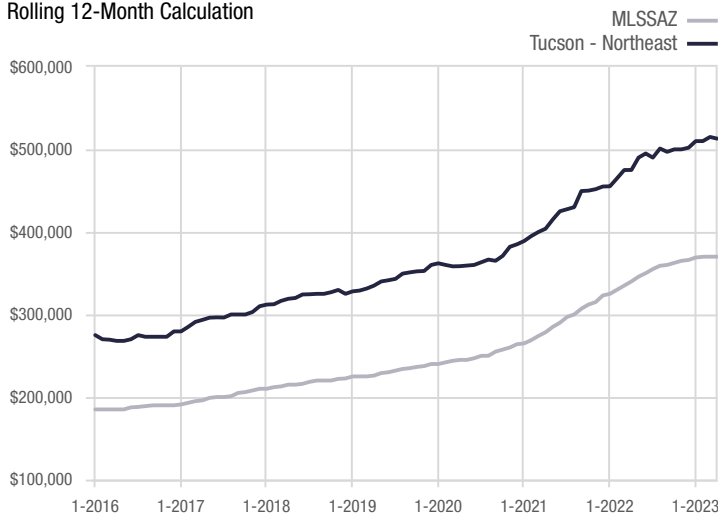
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	71	44	- 38.0%	247	194	- 21.5%
Pending Sales	47	64	+ 36.2%	213	206	- 3.3%
Closed Sales	50	43	- 14.0%	199	143	- 28.1%
Days on Market Until Sale	18	34	+ 88.9%	20	41	+ 105.0%
Median Sales Price*	\$484,000	<b>\$495,000</b>	+ 2.3%	\$500,000	<b>\$510,000</b>	+ 2.0%
Average Sales Price*	\$620,707	<b>\$622,057</b>	+ 0.2%	\$601,200	<b>\$596,970</b>	- 0.7%
Percent of List Price Received*	103.5%	<b>99.1%</b>	- 4.3%	101.7%	<b>98.0%</b>	- 3.6%
Inventory of Homes for Sale	58	45	- 22.4%	—	—	—
Months Supply of Inventory	1.1	1.1	0.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	19	20	+ 5.3%	84	60	- 28.6%
Pending Sales	16	13	- 18.8%	83	60	- 27.7%
Closed Sales	17	14	- 17.6%	83	55	- 33.7%
Days on Market Until Sale	13	40	+ 207.7%	17	48	+ 182.4%
Median Sales Price*	\$266,618	<b>\$160,750</b>	- 39.7%	\$255,000	<b>\$185,000</b>	- 27.5%
Average Sales Price*	\$258,230	<b>\$182,414</b>	- 29.4%	\$236,054	<b>\$216,511</b>	- 8.3%
Percent of List Price Received*	102.7%	<b>99.2%</b>	- 3.4%	101.2%	<b>96.8%</b>	- 4.3%
Inventory of Homes for Sale	17	21	+ 23.5%	—	—	—
Months Supply of Inventory	0.9	1.4	+ 55.6%	—	—	—

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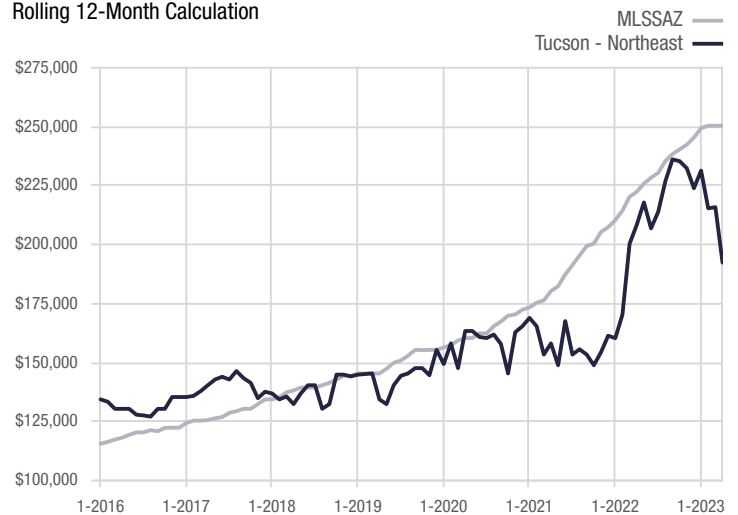
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - Northwest

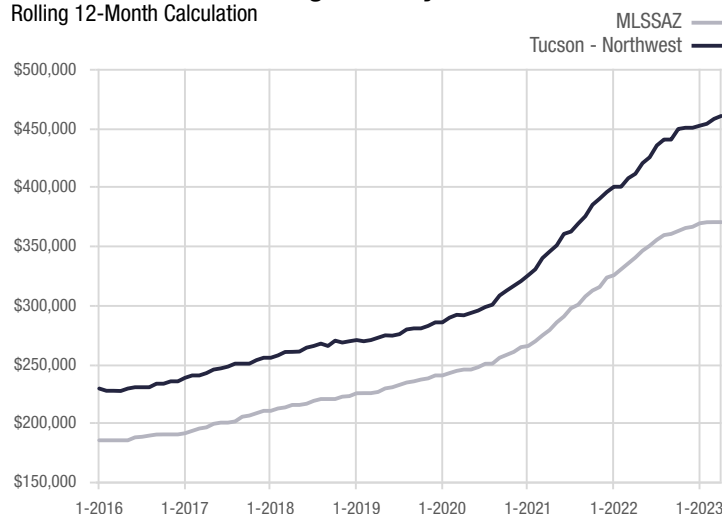
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	301	199	- 33.9%	1,086	887	- 18.3%
Pending Sales	265	227	- 14.3%	1,031	836	- 18.9%
Closed Sales	239	196	- 18.0%	943	707	- 25.0%
Days on Market Until Sale	17	42	+ 147.1%	19	44	+ 131.6%
Median Sales Price*	\$435,000	\$475,250	+ 9.3%	\$428,000	\$450,000	+ 5.1%
Average Sales Price*	\$530,752	\$555,372	+ 4.6%	\$517,611	\$550,562	+ 6.4%
Percent of List Price Received*	102.5%	98.9%	- 3.5%	101.4%	98.4%	- 3.0%
Inventory of Homes for Sale	232	325	+ 40.1%	—	—	—
Months Supply of Inventory	0.9	1.8	+ 100.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	34	28	- 17.6%	106	117	+ 10.4%
Pending Sales	27	26	- 3.7%	97	105	+ 8.2%
Closed Sales	30	28	- 6.7%	88	98	+ 11.4%
Days on Market Until Sale	6	29	+ 383.3%	8	27	+ 237.5%
Median Sales Price*	\$365,750	\$367,450	+ 0.5%	\$350,500	\$325,000	- 7.3%
Average Sales Price*	\$395,847	\$387,118	- 2.2%	\$365,356	\$351,660	- 3.7%
Percent of List Price Received*	104.7%	99.7%	- 4.8%	102.6%	98.5%	- 4.0%
Inventory of Homes for Sale	13	27	+ 107.7%	—	—	—
Months Supply of Inventory	0.6	1.3	+ 116.7%	—	—	—

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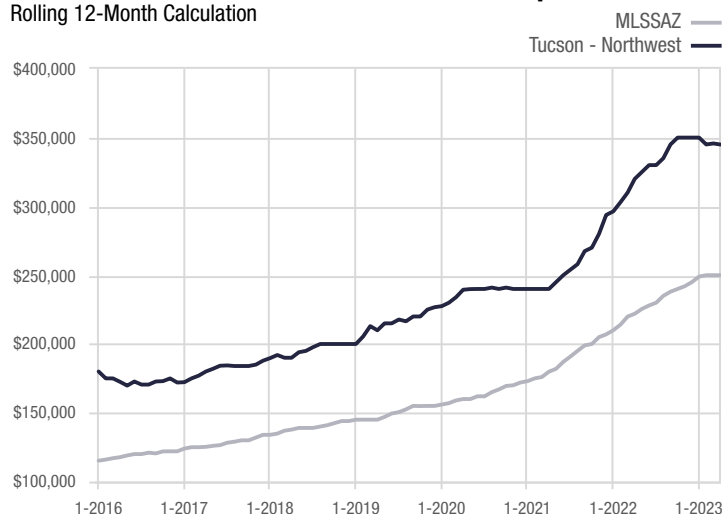
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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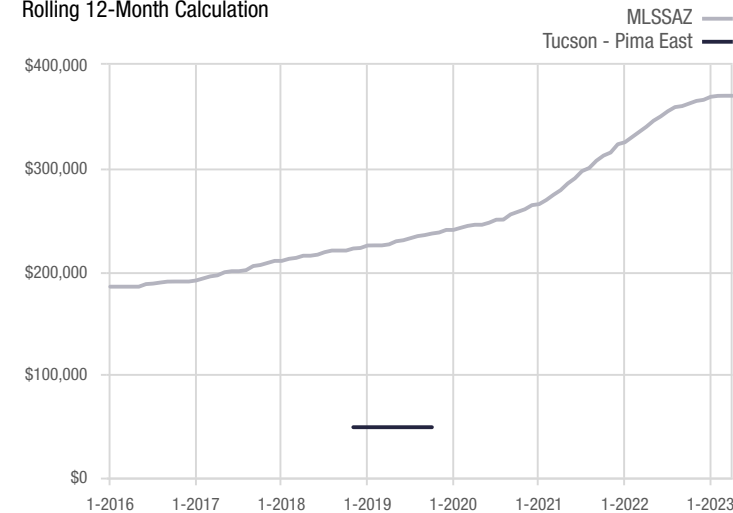
Tucson - Pima East

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

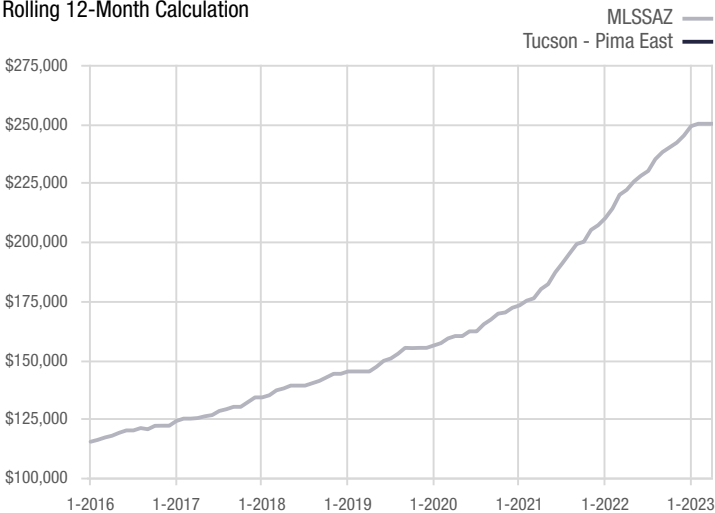
Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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Median Sales Price - Single-Family  
Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo/Duplex  
Rolling 12-Month Calculation



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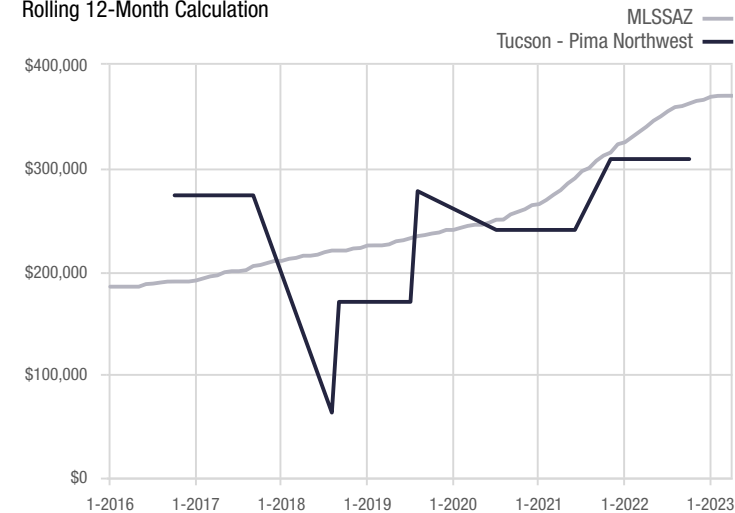
Tucson - Pima Northwest

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

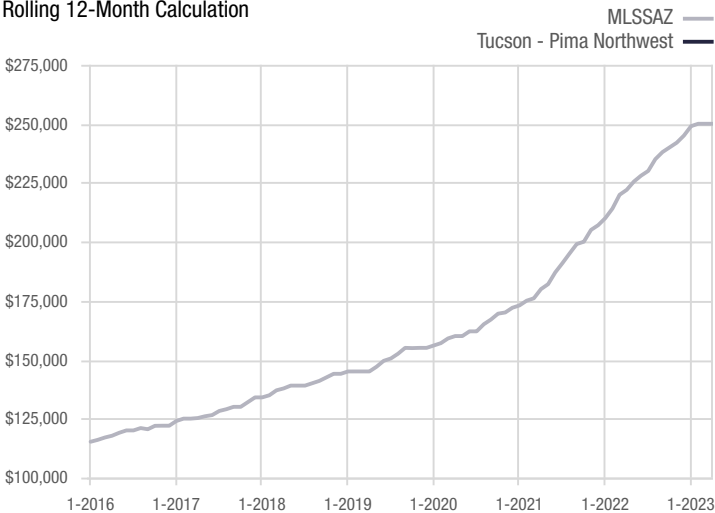
Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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Median Sales Price - Single-Family  
Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo/Duplex  
Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

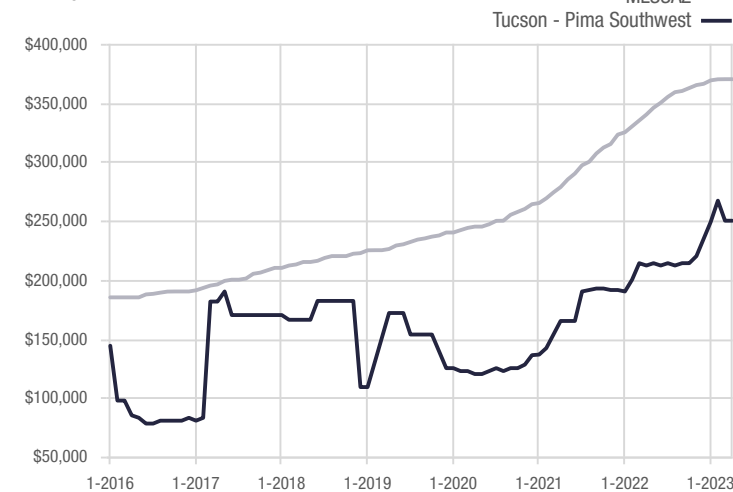
## Tucson - Pima Southwest

Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	1	1	0.0%	5	3	- 40.0%
Pending Sales	1	1	0.0%	9	2	- 77.8%
Closed Sales	2	0	- 100.0%	8	1	- 87.5%
Days on Market Until Sale	50	—	—	84	214	+ 154.8%
Median Sales Price*	\$396,000	—	—	\$215,000	\$250,000	+ 16.3%
Average Sales Price*	\$396,000	—	—	\$293,925	\$250,000	- 14.9%
Percent of List Price Received*	91.8%	—	—	95.3%	100.0%	+ 4.9%
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	1.1	3.0	+ 172.7%	—	—	—

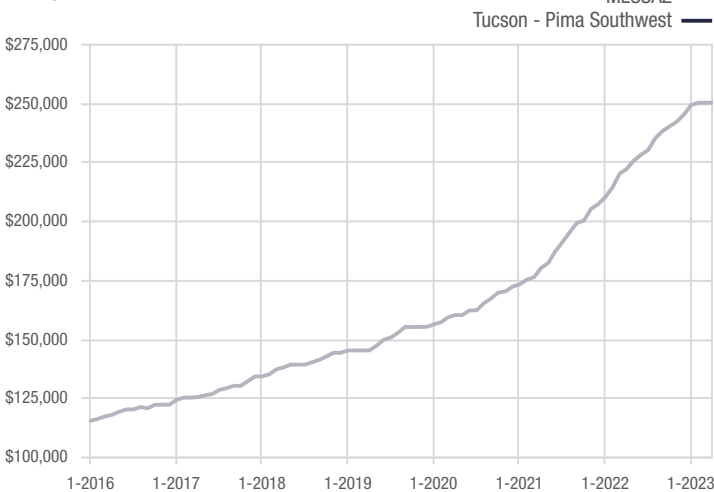
Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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### Median Sales Price - Single-Family



### Median Sales Price - Townhouse/Condo/Duplex



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - South

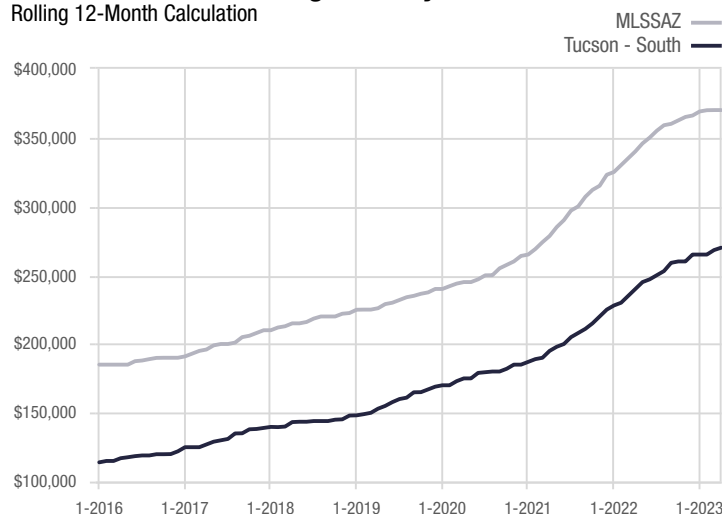
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	80	43	- 46.3%	308	224	- 27.3%
Pending Sales	74	59	- 20.3%	296	240	- 18.9%
Closed Sales	76	56	- 26.3%	301	194	- 35.5%
Days on Market Until Sale	16	34	+ 112.5%	19	42	+ 121.1%
Median Sales Price*	\$250,500	<b>\$256,750</b>	+ 2.5%	\$251,000	<b>\$265,500</b>	+ 5.8%
Average Sales Price*	\$256,547	<b>\$259,737</b>	+ 1.2%	\$252,373	<b>\$264,753</b>	+ 4.9%
Percent of List Price Received*	100.0%	<b>98.7%</b>	- 1.3%	99.8%	<b>98.5%</b>	- 1.3%
Inventory of Homes for Sale	63	44	- 30.2%	—	—	—
Months Supply of Inventory	0.9	0.8	- 11.1%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	11	8	- 27.3%	28	29	+ 3.6%
Pending Sales	6	7	+ 16.7%	21	27	+ 28.6%
Closed Sales	6	8	+ 33.3%	19	24	+ 26.3%
Days on Market Until Sale	15	18	+ 20.0%	21	21	0.0%
Median Sales Price*	\$206,250	<b>\$195,000</b>	- 5.5%	\$183,500	<b>\$190,000</b>	+ 3.5%
Average Sales Price*	\$189,250	<b>\$200,500</b>	+ 5.9%	\$187,095	<b>\$189,267</b>	+ 1.2%
Percent of List Price Received*	98.7%	<b>98.6%</b>	- 0.1%	99.6%	<b>99.0%</b>	- 0.6%
Inventory of Homes for Sale	8	6	- 25.0%	—	—	—
Months Supply of Inventory	1.5	1.1	- 26.7%	—	—	—

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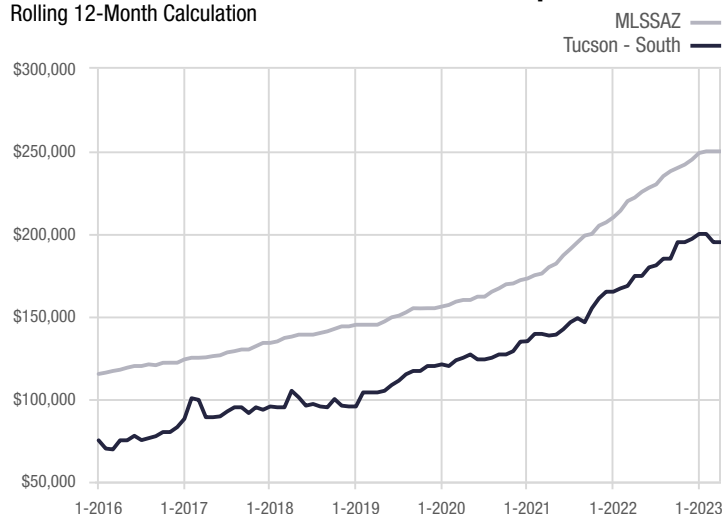
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.



## Tucson - Southeast

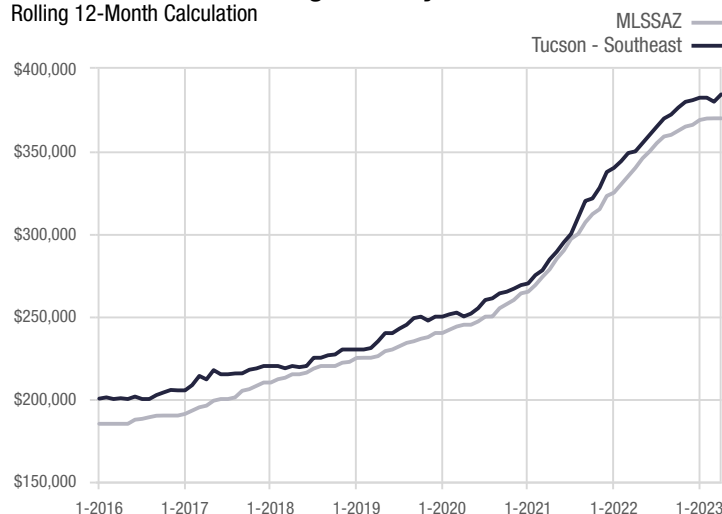
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	45	29	- 35.6%	154	134	- 13.0%
Pending Sales	35	37	+ 5.7%	152	138	- 9.2%
Closed Sales	45	24	- 46.7%	159	107	- 32.7%
Days on Market Until Sale	19	26	+ 36.8%	21	40	+ 90.5%
Median Sales Price*	\$360,000	<b>\$367,750</b>	+ 2.2%	\$360,000	<b>\$355,000</b>	- 1.4%
Average Sales Price*	\$405,591	<b>\$407,938</b>	+ 0.6%	\$390,919	<b>\$379,154</b>	- 3.0%
Percent of List Price Received*	101.6%	<b>99.5%</b>	- 2.1%	100.8%	<b>99.3%</b>	- 1.5%
Inventory of Homes for Sale	36	40	+ 11.1%	—	—	—
Months Supply of Inventory	0.9	1.4	+ 55.6%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	2	2	0.0%	5	8	+ 60.0%
Pending Sales	2	3	+ 50.0%	5	9	+ 80.0%
Closed Sales	1	2	+ 100.0%	5	8	+ 60.0%
Days on Market Until Sale	0	26	—	12	26	+ 116.7%
Median Sales Price*	\$290,000	<b>\$352,450</b>	+ 21.5%	\$285,000	<b>\$322,500</b>	+ 13.2%
Average Sales Price*	\$290,000	<b>\$352,450</b>	+ 21.5%	\$280,200	<b>\$318,554</b>	+ 13.7%
Percent of List Price Received*	97.3%	<b>97.9%</b>	+ 0.6%	103.6%	<b>98.5%</b>	- 4.9%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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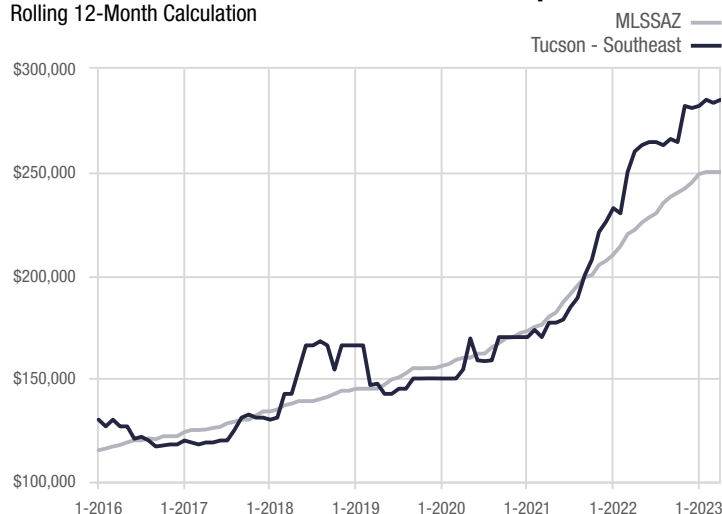
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.



## Tucson - Southwest

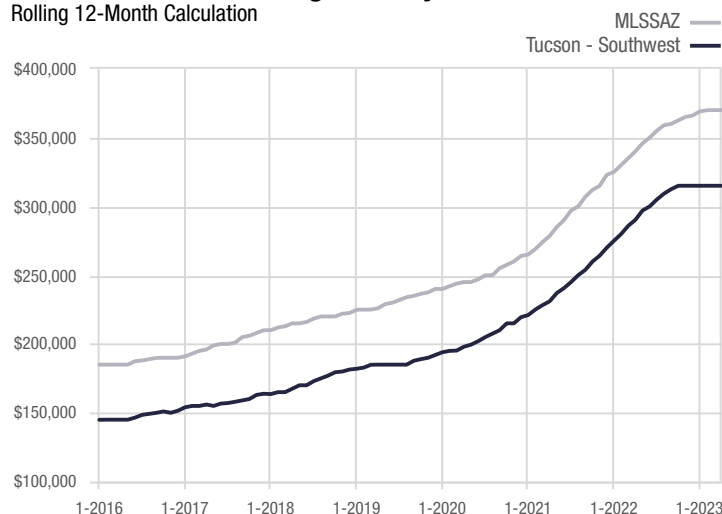
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	101	49	- 51.5%	338	222	- 34.3%
Pending Sales	80	64	- 20.0%	328	226	- 31.1%
Closed Sales	94	54	- 42.6%	304	183	- 39.8%
Days on Market Until Sale	19	52	+ 173.7%	23	56	+ 143.5%
Median Sales Price*	\$320,950	<b>\$329,235</b>	+ 2.6%	\$314,450	<b>\$315,000</b>	+ 0.2%
Average Sales Price*	\$324,805	<b>\$343,237</b>	+ 5.7%	\$318,662	<b>\$343,997</b>	+ 8.0%
Percent of List Price Received*	100.9%	<b>98.4%</b>	- 2.5%	100.2%	<b>98.3%</b>	- 1.9%
Inventory of Homes for Sale	82	89	+ 8.5%	—	—	—
Months Supply of Inventory	1.1	1.6	+ 45.5%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	4	0	- 100.0%	14	10	- 28.6%
Pending Sales	4	3	- 25.0%	19	11	- 42.1%
Closed Sales	3	4	+ 33.3%	17	8	- 52.9%
Days on Market Until Sale	9	64	+ 611.1%	15	36	+ 140.0%
Median Sales Price*	\$215,000	<b>\$203,750</b>	- 5.2%	\$203,000	<b>\$201,250</b>	- 0.9%
Average Sales Price*	\$213,333	<b>\$193,875</b>	- 9.1%	\$174,138	<b>\$192,688</b>	+ 10.7%
Percent of List Price Received*	100.5%	<b>98.0%</b>	- 2.5%	98.4%	<b>98.5%</b>	+ 0.1%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.2	—	—	—	—	—

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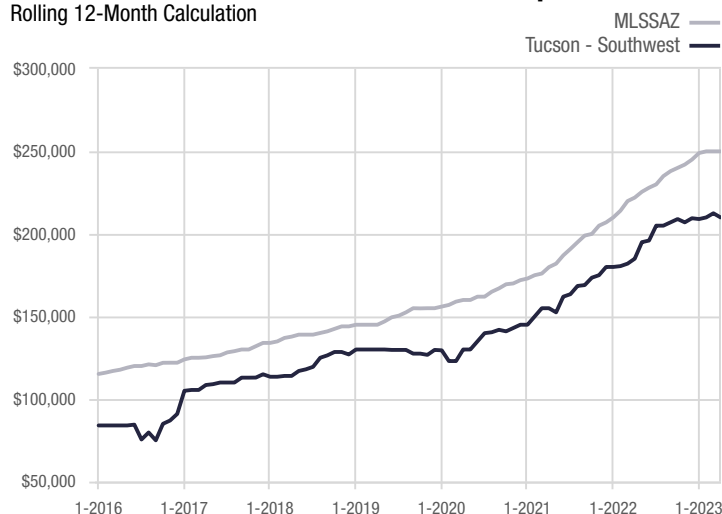
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - Upper Northwest

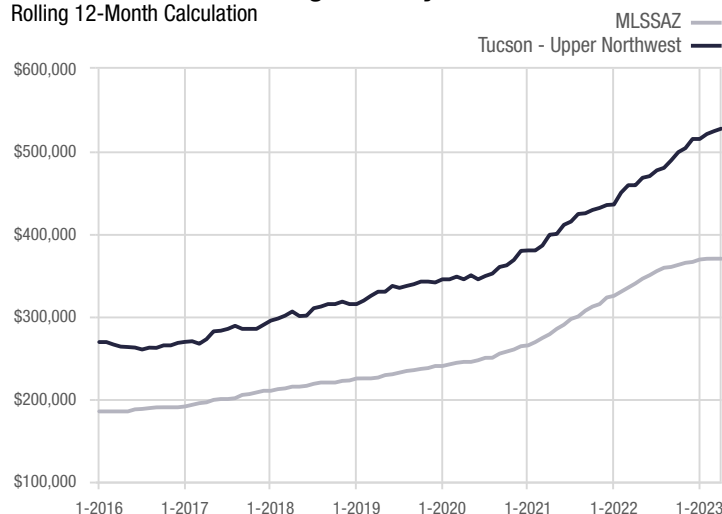
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	65	43	- 33.8%	234	186	- 20.5%
Pending Sales	48	32	- 33.3%	210	147	- 30.0%
Closed Sales	58	30	- 48.3%	200	125	- 37.5%
Days on Market Until Sale	16	36	+ 125.0%	24	48	+ 100.0%
Median Sales Price*	\$499,500	<b>\$525,000</b>	+ 5.1%	\$480,000	<b>\$520,000</b>	+ 8.3%
Average Sales Price*	\$554,730	<b>\$560,173</b>	+ 1.0%	\$534,534	<b>\$573,616</b>	+ 7.3%
Percent of List Price Received*	101.0%	<b>98.6%</b>	- 2.4%	99.8%	<b>97.6%</b>	- 2.2%
Inventory of Homes for Sale	60	89	+ 48.3%	—	—	—
Months Supply of Inventory	1.3	2.7	+ 107.7%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	6	3	- 50.0%	16	22	+ 37.5%
Pending Sales	2	5	+ 150.0%	13	24	+ 84.6%
Closed Sales	4	6	+ 50.0%	13	21	+ 61.5%
Days on Market Until Sale	6	71	+ 1,083.3%	8	66	+ 725.0%
Median Sales Price*	\$457,475	<b>\$404,750</b>	- 11.5%	\$435,000	<b>\$422,500</b>	- 2.9%
Average Sales Price*	\$456,863	<b>\$417,417</b>	- 8.6%	\$547,304	<b>\$418,990</b>	- 23.4%
Percent of List Price Received*	101.5%	<b>98.0%</b>	- 3.4%	100.8%	<b>98.4%</b>	- 2.4%
Inventory of Homes for Sale	5	5	0.0%	—	—	—
Months Supply of Inventory	1.6	1.3	- 18.8%	—	—	—

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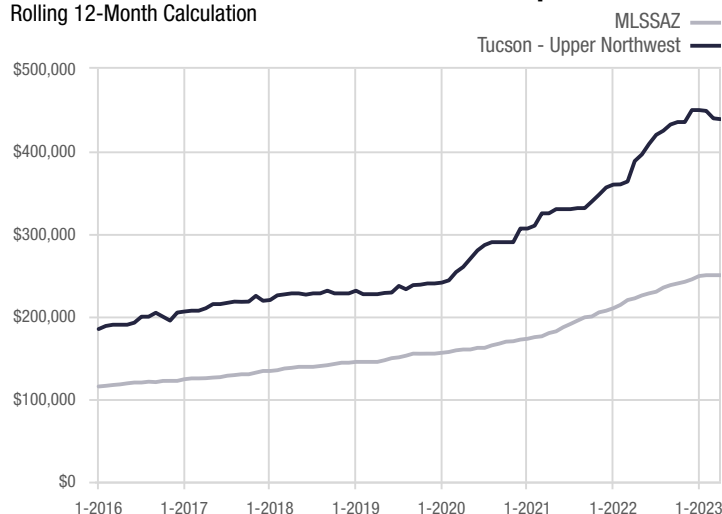
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - Upper Southeast

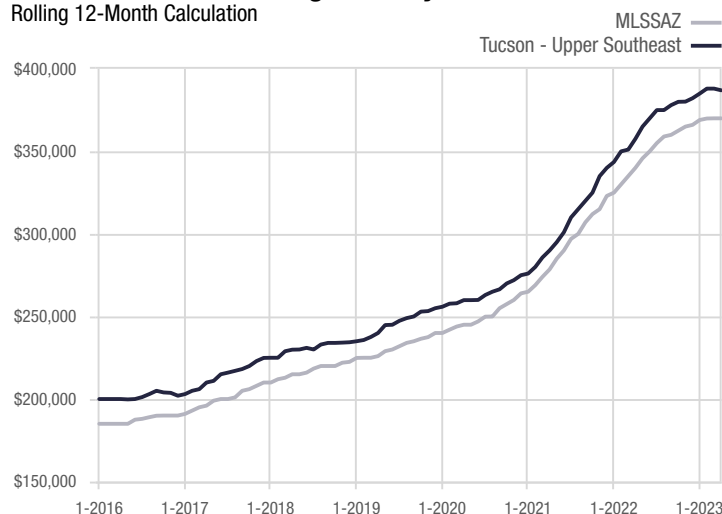
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	117	109	- 6.8%	501	447	- 10.8%
Pending Sales	111	114	+ 2.7%	488	434	- 11.1%
Closed Sales	131	106	- 19.1%	439	348	- 20.7%
Days on Market Until Sale	19	53	+ 178.9%	24	63	+ 162.5%
Median Sales Price*	\$392,500	\$400,000	+ 1.9%	\$375,000	\$383,025	+ 2.1%
Average Sales Price*	\$422,876	\$409,943	- 3.1%	\$411,028	\$410,734	- 0.1%
Percent of List Price Received*	101.1%	98.6%	- 2.5%	100.6%	98.6%	- 2.0%
Inventory of Homes for Sale	119	207	+ 73.9%	—	—	—
Months Supply of Inventory	1.1	2.3	+ 109.1%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	0	0	0.0%	2	3	+ 50.0%
Pending Sales	0	0	0.0%	2	3	+ 50.0%
Closed Sales	0	0	0.0%	2	3	+ 50.0%
Days on Market Until Sale	—	—	—	8	19	+ 137.5%
Median Sales Price*	—	—	—	\$294,750	\$305,000	+ 3.5%
Average Sales Price*	—	—	—	\$294,750	\$285,967	- 3.0%
Percent of List Price Received*	—	—	—	100.7%	99.5%	- 1.2%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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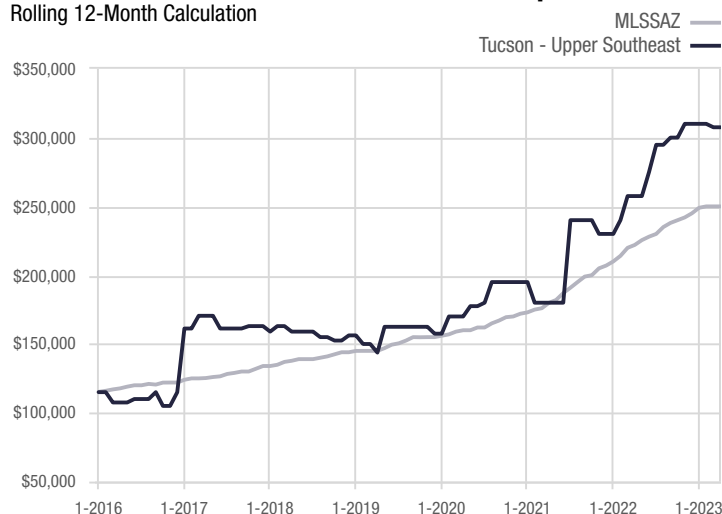
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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# Local Market Update – April 2023

A Research Tool Provided by Southern Arizona MLS.

## Tucson - West

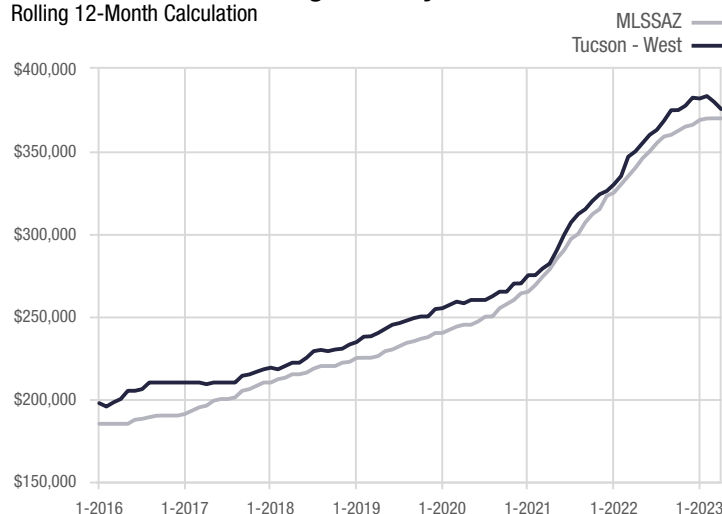
Single Family	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	105	72	- 31.4%	380	285	- 25.0%
Pending Sales	86	63	- 26.7%	352	253	- 28.1%
Closed Sales	88	57	- 35.2%	328	217	- 33.8%
Days on Market Until Sale	15	35	+ 133.3%	20	42	+ 110.0%
Median Sales Price*	\$383,500	<b>\$365,000</b>	- 4.8%	\$379,000	<b>\$367,000</b>	- 3.2%
Average Sales Price*	\$454,988	<b>\$404,628</b>	- 11.1%	\$433,842	<b>\$416,311</b>	- 4.0%
Percent of List Price Received*	101.0%	<b>99.7%</b>	- 1.3%	100.9%	<b>98.6%</b>	- 2.3%
Inventory of Homes for Sale	73	96	+ 31.5%	—	—	—
Months Supply of Inventory	0.8	1.6	+ 100.0%	—	—	—

Townhouse/Condo/Duplex	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	14	5	- 64.3%	67	36	- 46.3%
Pending Sales	14	13	- 7.1%	64	42	- 34.4%
Closed Sales	16	11	- 31.3%	65	37	- 43.1%
Days on Market Until Sale	6	35	+ 483.3%	12	37	+ 208.3%
Median Sales Price*	\$235,960	<b>\$240,000</b>	+ 1.7%	\$205,000	<b>\$222,000</b>	+ 8.3%
Average Sales Price*	\$237,047	<b>\$223,682</b>	- 5.6%	\$205,778	<b>\$221,865</b>	+ 7.8%
Percent of List Price Received*	101.1%	<b>98.5%</b>	- 2.6%	101.5%	<b>98.1%</b>	- 3.3%
Inventory of Homes for Sale	6	8	+ 33.3%	—	—	—
Months Supply of Inventory	0.5	0.9	+ 80.0%	—	—	—

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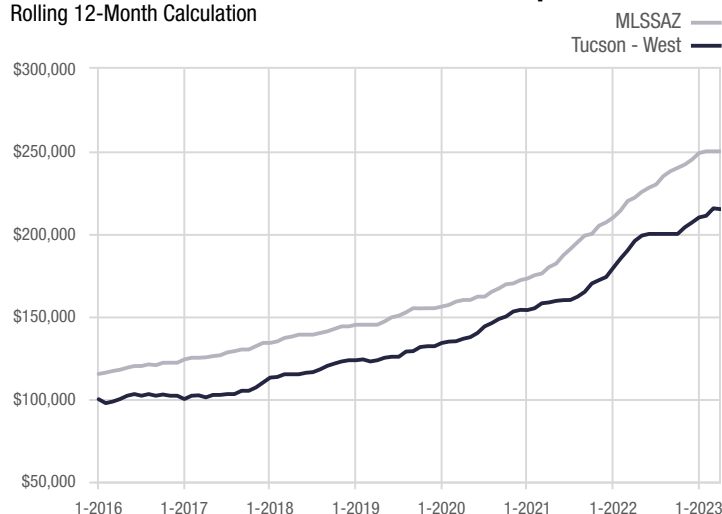
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo/Duplex

Rolling 12-Month Calculation



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