



BROKERS • COLONIAL • DONAHOE

Market Report | April 2025

HURRICANE VALLEY

Highlights:

- Median Sales Price is up 6.5% over a 12 month rolling average but down 8.0% from the same month last year.
- Inventory of Homes for Sale is up 22.9% over a 12 month rolling average and up 36.1% from the same month last year.
- Closed Sales are up 1.8% over a 12 month rolling average and up 15.6% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-6.3%	32.1%	-2.7%
Same Month Last Year	-18.3%	15.6%	36.1%



	April 2024		April 2025	+ / -	12 Month Avg	+ / -
New Listings	109		89	-18.3%	92	10.6%
Pending Sales	83		52	-37.3%	53	-5.2%
Closed Sales	64		74	15.6%	51	1.8%
Median Sales Price	\$542,588		\$499,000	-8.0%	\$522,162	6.5%
Average Sales Price	\$626,025		\$654,297	4.5%	\$572,944	1.0%
List to Sale Price Ratio	95.7%		95.7%	0.0%	96.0%	-4.2%
Days on Market	86		82	-4.7%	91	3.7%
Inventory of Homes for Sale	269		366	36.1%	314	22.9%
Months Supply of Inventory	5.4		4.9	-9.3%	6.1	18.1%
Single Family Permits	23		11	-52.2%	33	9.1%

% Change in Median Price

