



17215 N 72nd Dr. Bldg. B #115
Glendale, AZ 85308

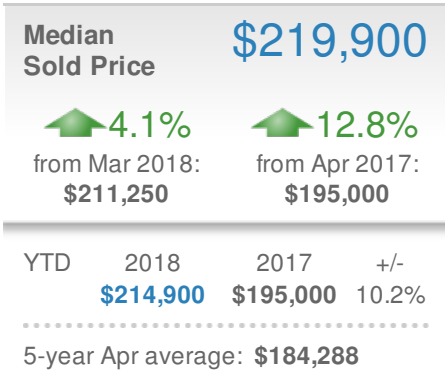
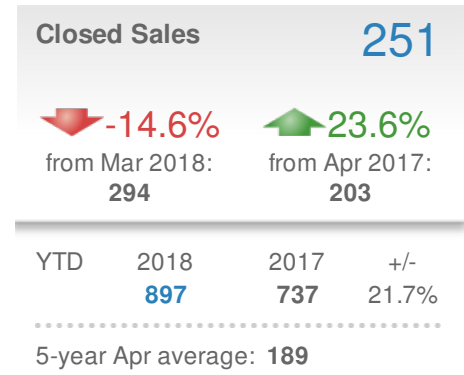
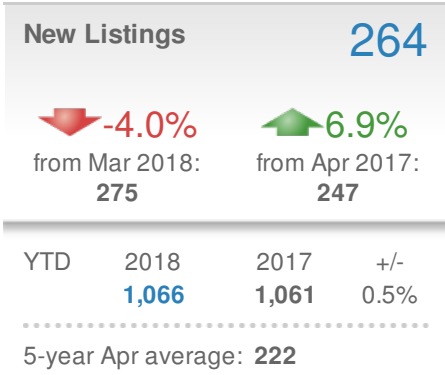
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April 2018

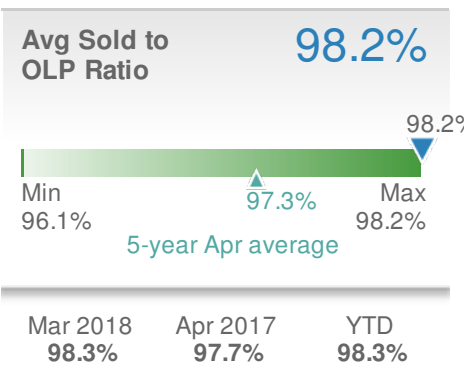
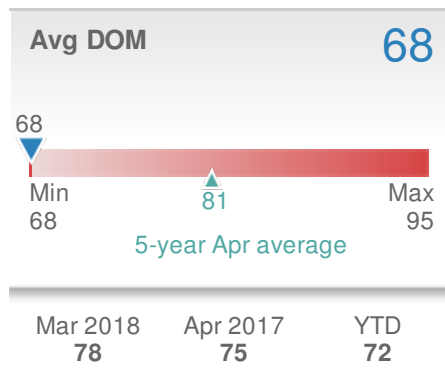
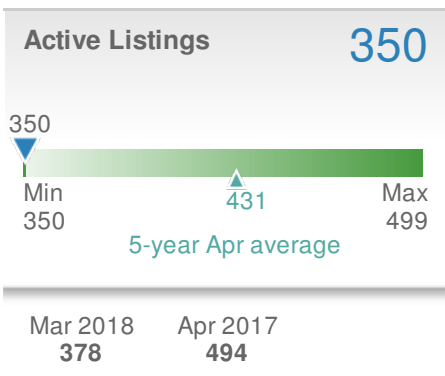
Buckeye - Single Family Detached



Summary

In Buckeye, the median sold price for Single Family Detached properties for April was \$219,900, representing an increase of 4.1% compared to last month and an increase of 12.8% from Apr 2017. The average days on market for units sold in April was 68 days, 16% below the 5-year April average of 81 days. There was a 10.3% month over month decrease in new contract activity with 306 New Contracts; a 0.2% MoM decrease in All Pendlings (new contracts + contracts carried over from March) to 424; and a 7.4% decrease in supply to 350 active units.

This activity resulted in a Contract Ratio of 1.21 pendlings per active listing, up from 1.12 in March and an increase from 0.67 in April 2017. The Contract Ratio is 49% higher than the 5-year April average of 0.81. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.



• When calculating the Contract Ratio, the number of Contracts (Pending and AWC) are divided by the number of Active listings