

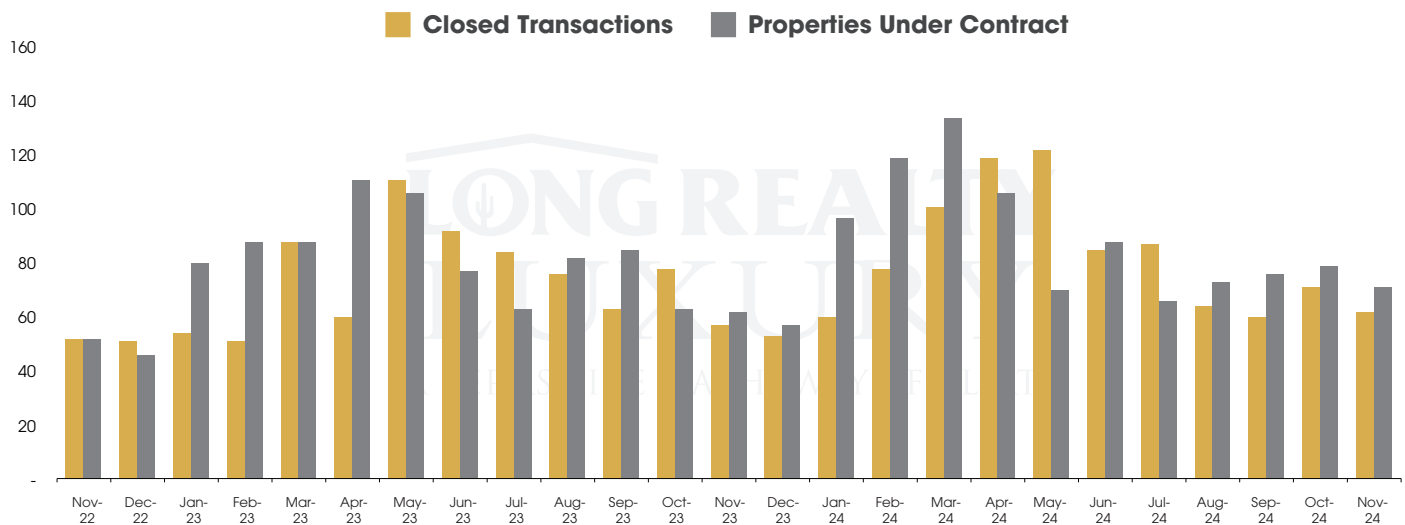
THE LUXURY HOUSING REPORT

TUCSON | DECEMBER 2024

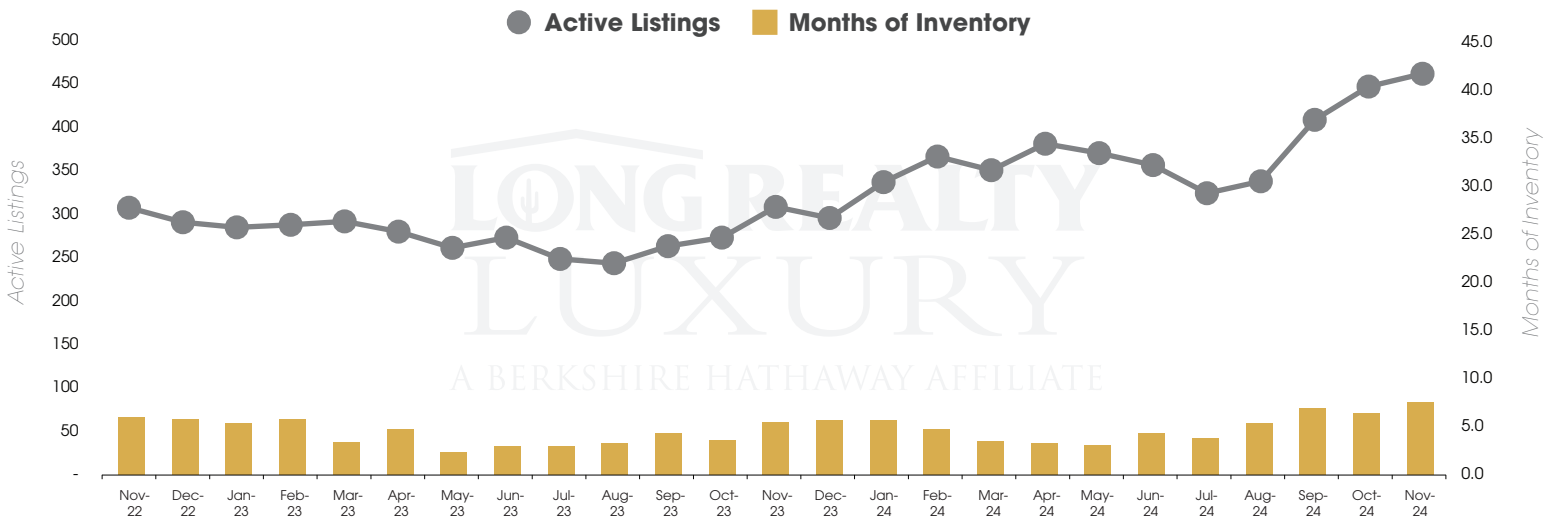


In the Tucson Luxury market, November 2024 active inventory was 471, a 50% increase from November 2023. There were 62 closings in November 2024, a 9% increase from November 2023. Year-to-date 2024 there were 909 closings, a 12% increase from year-to-date 2023. Months of Inventory was 7.6, up from 5.5 in November 2023. Median price of sold homes was \$1,002,269 for the month of November 2024, down 9% from November 2023. The Tucson Luxury area had 71 new properties under contract in November 2024, up 15% from November 2023.

CLOSED SALES AND NEW PROPERTIES UNDER CONTRACT Tucson Luxury



ACTIVE LISTINGS AND MONTHS OF INVENTORY Tucson Luxury



Stephen Woodall - Team Woodall
 (520) 818-4504 | Stephen@TeamWoodall.com

Long Realty Company

Properties under contract and Home Sales data is based on information obtained from the MLSSAZ for all residential properties priced \$800,000 and above. All data obtained 12/06/2024 is believed to be reliable, but not guaranteed.

THE LUXURY HOUSING REPORT

TUCSON | DECEMBER 2024



MEDIAN
SOLD PRICE
Tucson Luxury



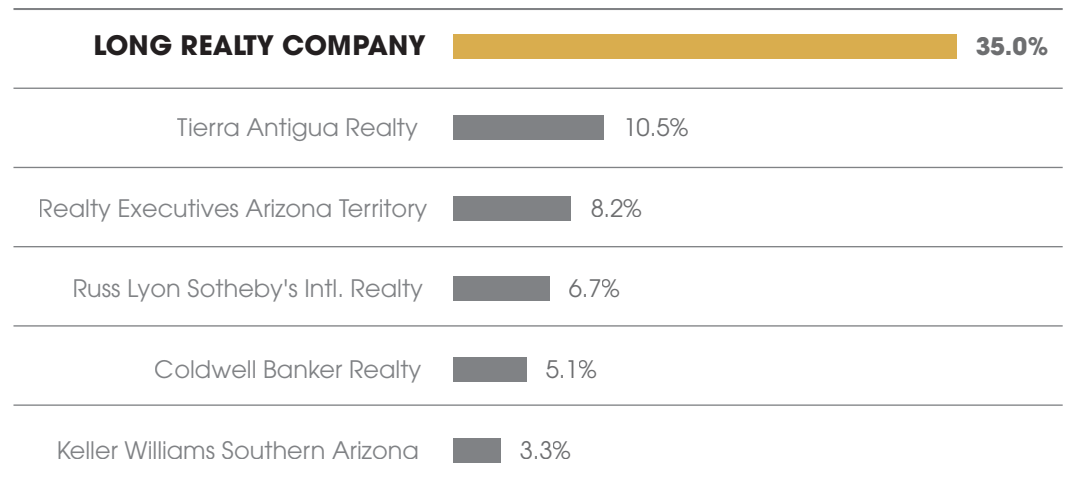
On average, homes sold this % of original list price.

Nov 2023	Nov 2024
95.0%	95.1%

MARKET SHARE
Tucson Luxury

Long Realty leads the market in successful real estate sales.

Data Obtained 12/06/2024 from MLSSAZ using TrendGraphix software for all closed residential sales volume priced \$800,000 and above between 12/01/2023 - 11/30/2024 rounded to the nearest tenth of one percent and deemed to be correct.



Stephen Woodall - Team Woodall
(520) 818-4504 | Stephen@TeamWoodall.com

Long Realty Company

Statistics based on information obtained from MLSSAZ and using TrendGraphix software on 12/06/2024 for all residential properties priced \$800,000 and above. Information is believed to be reliable, but not guaranteed.

THE LUXURY HOUSING REPORT

TUCSON | DECEMBER 2024



MARKET CONDITIONS BY PRICE BAND Tucson Luxury

	Active Listings	Last 6 Months Closed Sales						Current Months of Inventory	Last 3 Month Trend Months of Inventory	Market Conditions
		Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24			
\$800,000 - \$899,999	104	22	22	23	24	18	19	5.5	5.1	Balanced
\$900,000 - \$999,999	62	12	15	9	12	8	10	6.2	6.2	Balanced
\$1,000,000 - \$1,249,999	86	26	21	16	11	21	19	4.5	4.8	Slightly Seller
\$1,250,000 - \$1,499,999	69	12	14	5	4	11	8	8.6	8.1	Slightly Buyer
\$1,500,000 - \$1,749,999	44	5	6	3	5	4	3	14.7	9.9	Buyer
\$1,750,000 - \$1,999,999	26	3	3	3	1	2	2	13.0	13.6	Buyer
\$2,000,000 - and over	80	5	6	5	3	7	1	80.0	20.4	Buyer
TOTAL	471	85	87	64	60	71	62	7.6	7.0	Slightly Buyer

				
Seller's Market	Slight Seller's Market	Balanced Market	Slight Buyer's Market	Buyer's Market



Stephen Woodall - Team Woodall
 (520) 818-4504 | Stephen@TeamWoodall.com

Long Realty Company

Statistics based on information obtained from MLSSAZ and using TrendGraphix software on 12/06/2024 for all residential properties priced \$800,000 and above. 3 month trend in months of inventory is the average of closed sales and active listing data from 09/01/2024-11/30/2024. Information is believed to be reliable, but not guaranteed.