

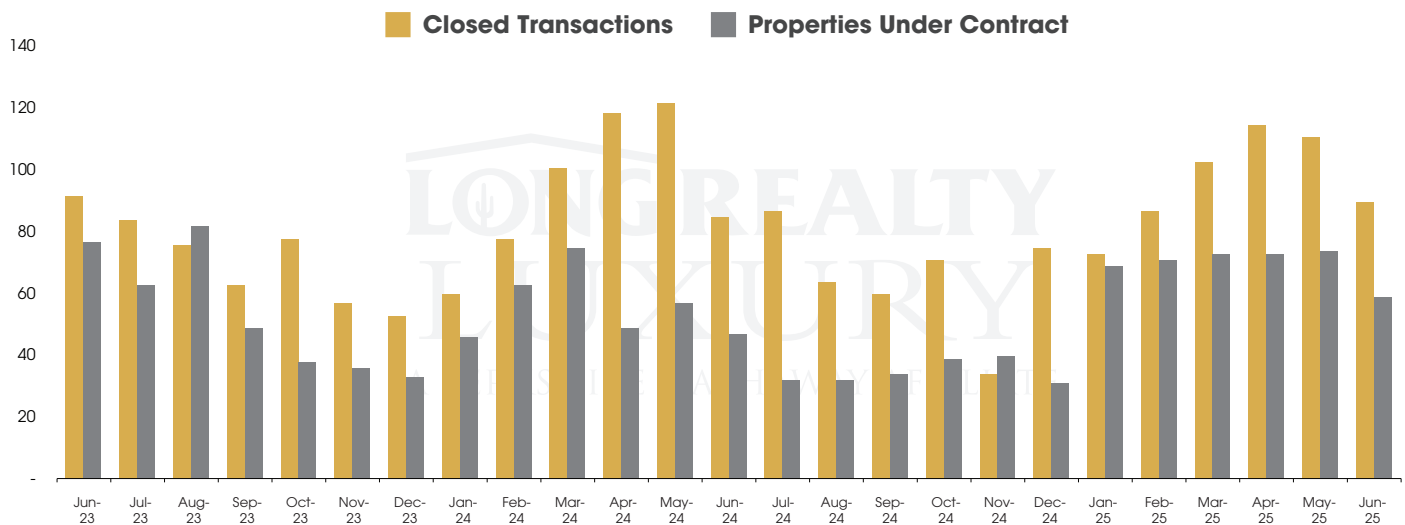
# THE LUXURY HOUSING REPORT

TUCSON | JULY 2025

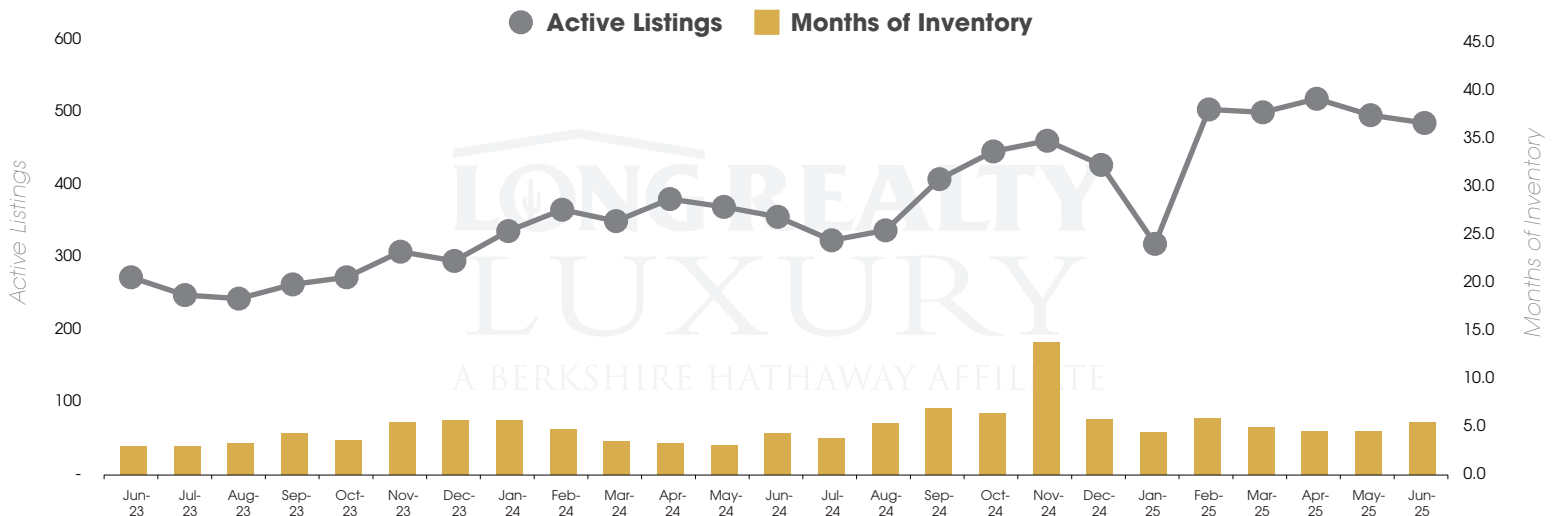
**LONG REALTY**  
**LUXURY**  
A BERKSHIRE HATHAWAY AFFILIATE

In the Tucson Luxury market, June 2025 active inventory was 496, a 36% increase from June 2024. There were 90 closings in June 2025, a 6% increase from June 2024. Year-to-date 2025 there were 579 closings, a 2% increase from year-to-date 2024. Months of Inventory was 5.5, up from 4.3 in June 2024. Median price of sold homes was \$1,312,546 for the month of June 2025, up 24% from June 2024. The Tucson Luxury area had 59 new properties under contract in June 2025, up 26% from June 2024.

## CLOSED SALES AND NEW PROPERTIES UNDER CONTRACT Tucson Luxury



## ACTIVE LISTINGS AND MONTHS OF INVENTORY Tucson Luxury



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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 07/08/2025 is believed to be reliable, but not guaranteed.

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MEDIAN  
SOLD PRICE  
Tucson Luxury

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

Jun 2024	Jun 2025
<b>93.2%</b>	<b>93.9%</b>



MARKET SHARE  
Tucson Luxury

**Long Realty leads the  
market in successful  
real estate sales.**

*Data Obtained 07/08/2025  
from MLSSAZ using  
TrendGraphix software for  
all closed residential sales  
volume priced \$800,000 and  
above between 07/01/2024  
– 06/30/2025 rounded to the  
nearest tenth of one percent  
and deemed to be correct.*

**LONG REALTY COMPANY** 37.5%

Russ Lyon Sothebys Int. Realty 8.9%

Tierra Antigua Realty 8.2%

Realty Executives Arizona Territory 7.4%

Coldwell Banker Realty 4.7%

Omni Homes International 3.7%



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## 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
		Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25			
\$1,000,000 - \$1,249,999	88	13	23	24	26	31	26	3.4	3.2	Seller
\$1,250,000 - \$1,499,999	65	8	6	20	18	16	11	5.9	4.8	Slightly Seller
\$1,500,000 - \$1,749,999	37	4	10	7	8	12	7	5.3	4.3	Slightly Seller
\$1,750,000 - \$1,999,999	23	3	2	5	4	4	3	7.7	7.5	Slightly Buyer
\$2,000,000 - and over	89	11	8	10	9	7	7	12.7	12.2	Buyer
TOTAL	496	73	87	103	115	111	90	5.5	4.9	Slightly Seller



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Statistics based on information obtained from MLSSAZ and using TrendGraphix software on 07/08/2025 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 04/01/2025-06/30/2025. Information is believed to be reliable, but not guaranteed.