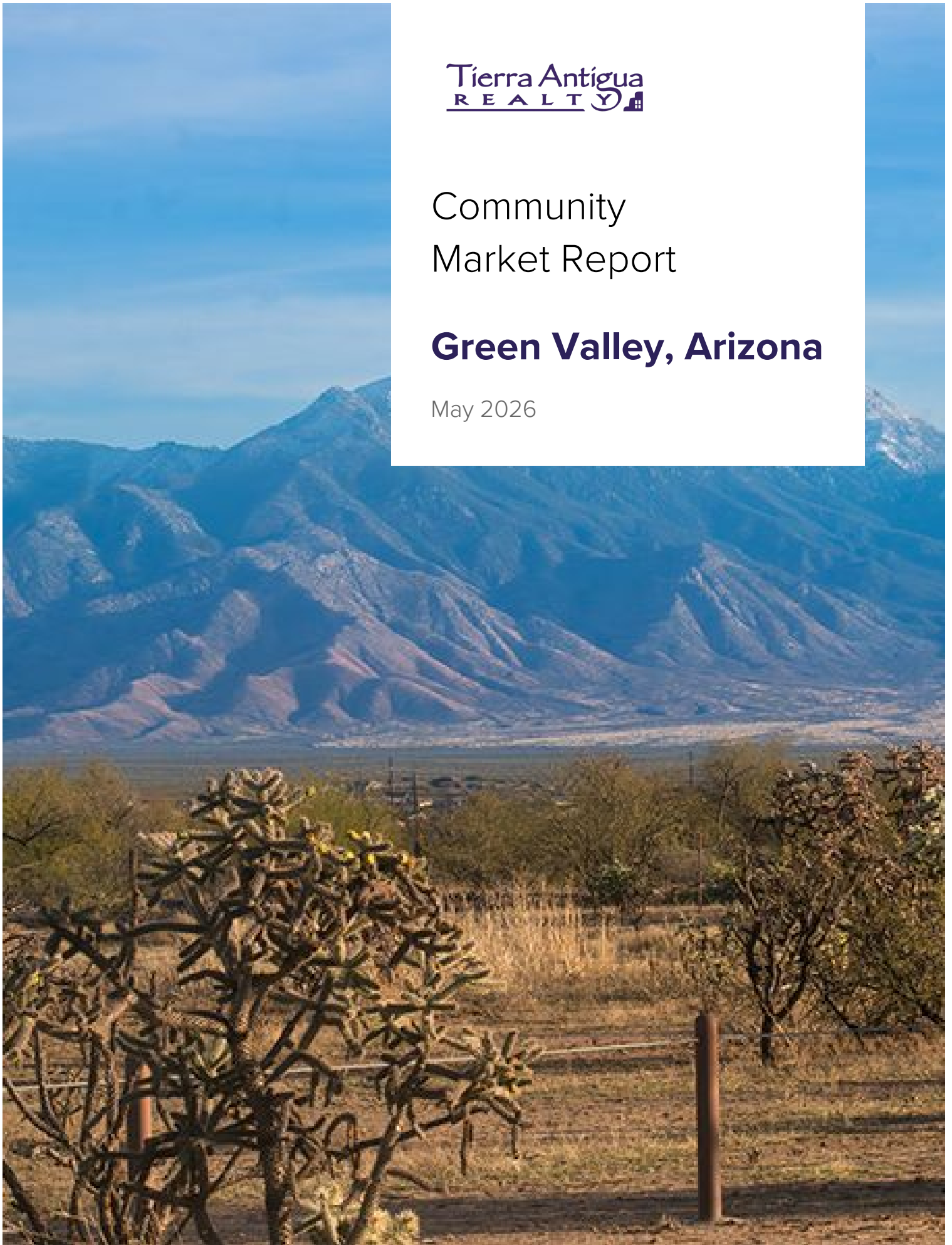




Community Market Report

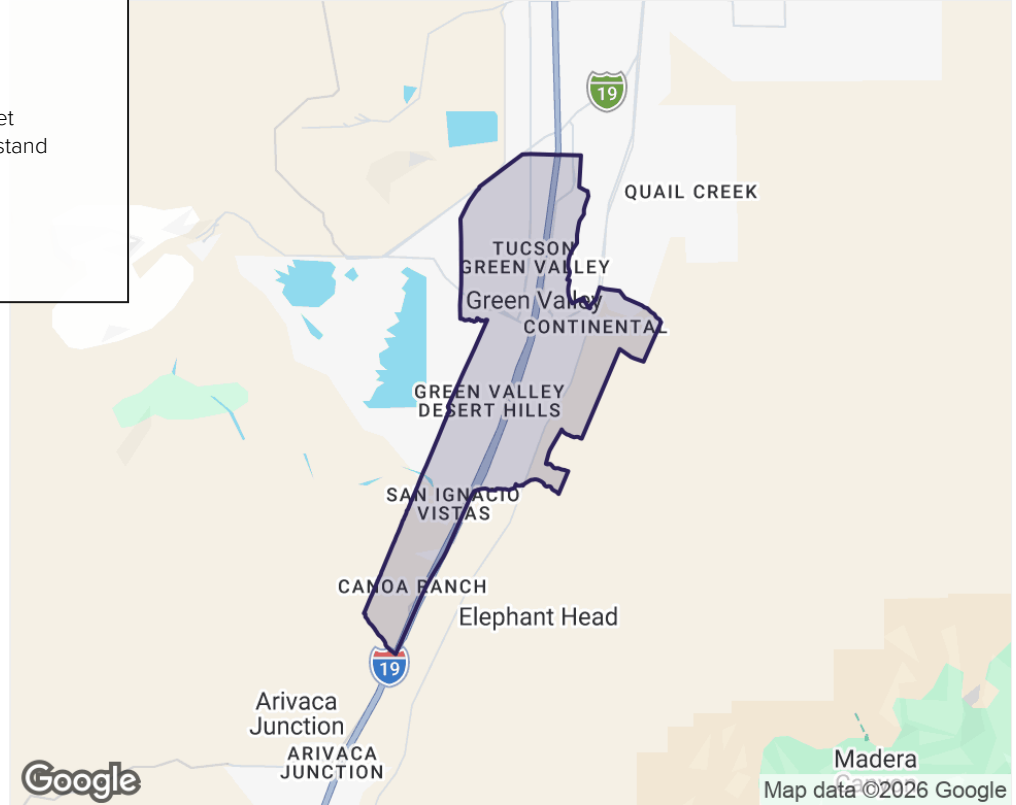
Green Valley, Arizona

May 2026



About Green Valley

Welcome to your personalized market report for Green Valley in Arizona. Dive into the latest market trends, insights, and key statistics to better understand the real estate landscape in this area.



Scan to view the full digital market report for Green Valley.



Market Summary - All Property Types

Recent Sales Trends

The statistics below highlight key market indicators for Green Valley, Arizona. The data in the Sold Listings table is based on homes sold within the month of April 2026.

	Current Period Apr 2026	Last Month Mar 2026	Change From Last Month	Last Year Apr 2025	Change From Last Year
Homes Sold	92	92	0%	121	▼ 24%
Median Sale Price	\$272,000	\$282,500	▼ 4%	\$288,000	▼ 6%
Median List Price	\$276,000	\$289,950	▼ 5%	\$295,000	▼ 6%
Sale to List Price Ratio	98%	97%	▲ 1%	98%	0%
Sales Volume	\$26,190,295	\$27,771,900	▼ 6%	\$37,818,580	▼ 31%
Median Days on Market	53 days	45 days	▲ 8 days	40 days	▲ 13 days
Homes Sold Year to Date	332	240	▲ 38%	384	▼ 14%

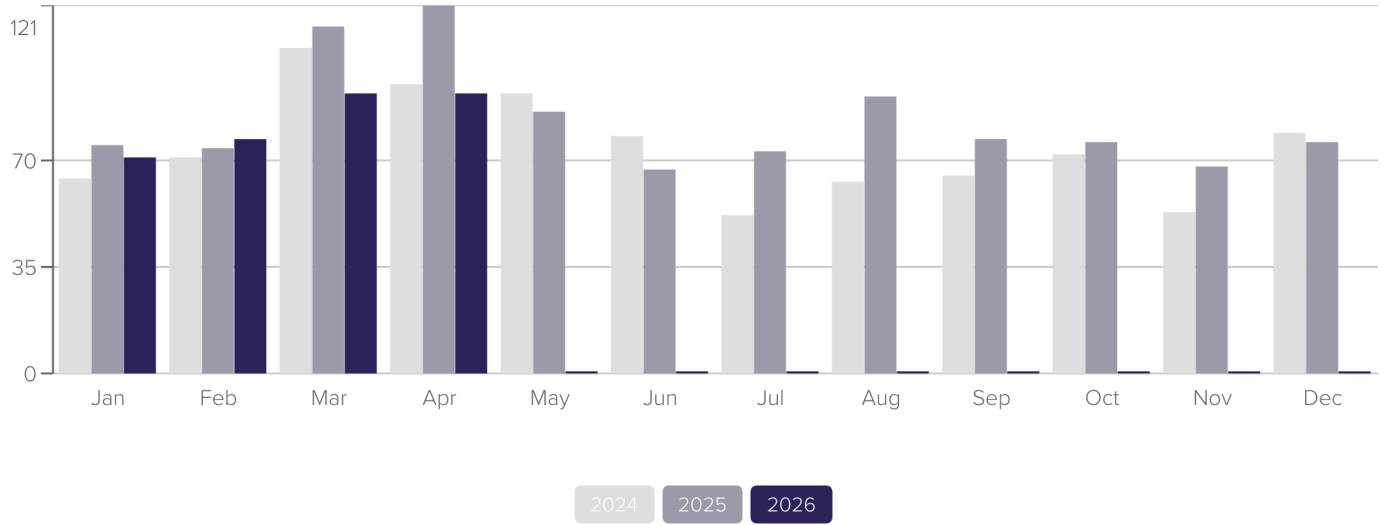
Current Market

The statistics below provide an up-to-date snapshot of the listed inventory as of May 1, 2026. Median days on market is a good indicator of the average length of time the current inventory has been on the market. The high price, low price, and median price provide context for the prices buyers and sellers can expect to encounter in this area.

332 Homes for Sale	\$290,000 Median List Price	58 Median Days on Market
99 Homes Under Contract	\$1,350,000 High Price	\$80,000 Low Price

Values pulled on 5/1/2026

Homes Sold



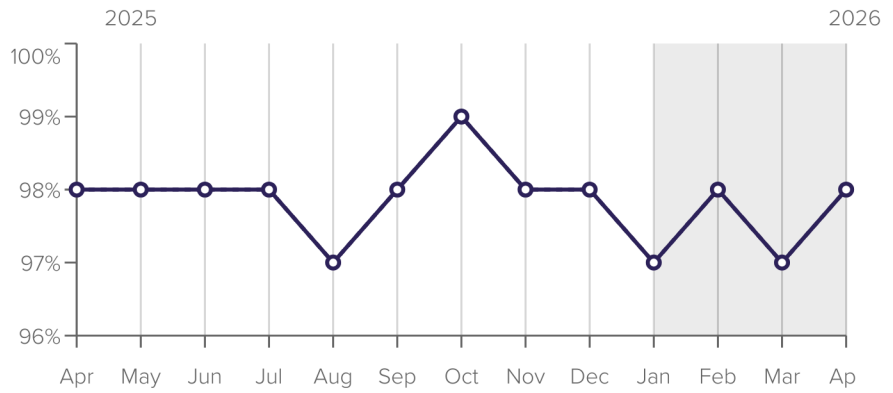
Sale to List Price Ratio



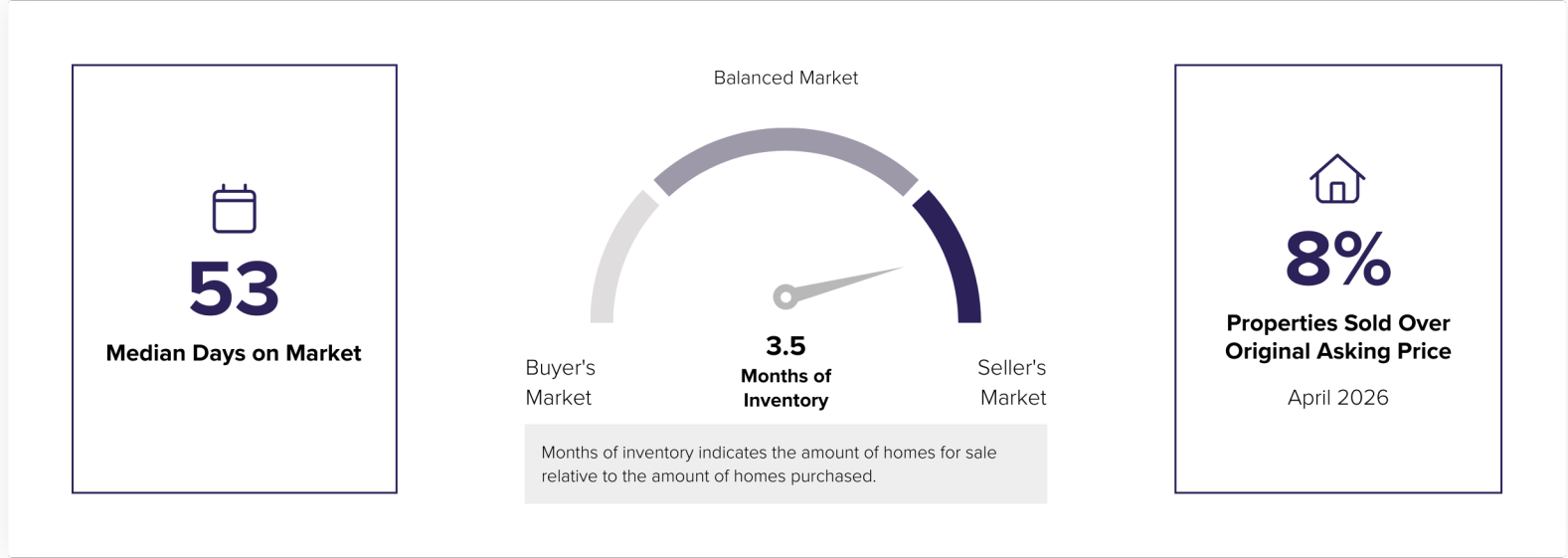
98%

Average Sale to List Price Ratio

April 2026

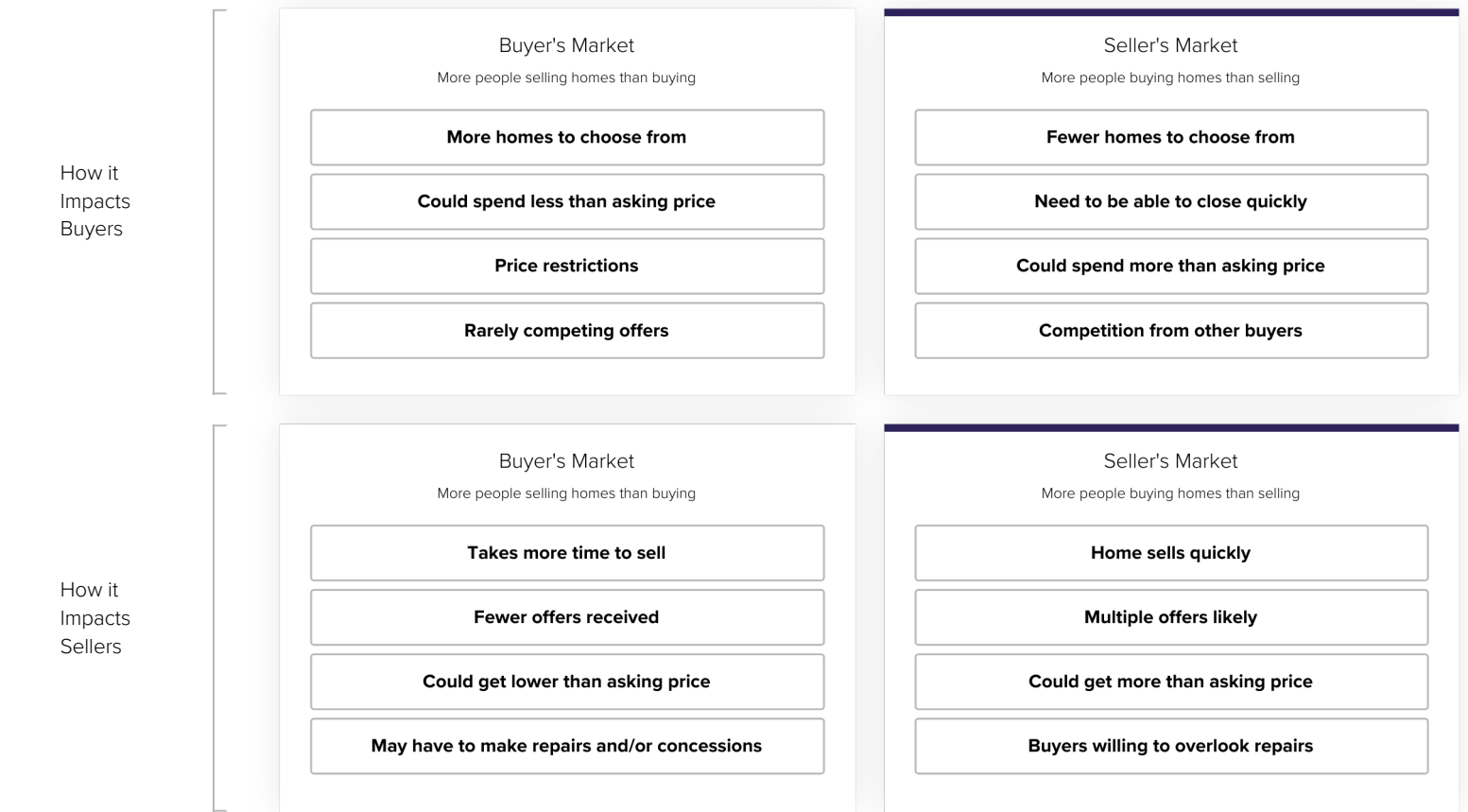


Market Conditions



Buyer's vs. Seller's Market

This graphic explains the key similarities and differences between a buyer's and seller's market; and how these market factors impact each group.



Market Conditions by Price Range

This table provides insight into key market indicators at specific price breakpoints. This information is valuable as the market conditions can vary by price category.

Price Range	Active Listings As of 5/1/26	Months of Inventory			Sales		Market Climate
		Current Period Apr 2026	3 Month Trend	Current Period Apr 2026	6 Month Avg		
All Price Ranges	332	3.5	1.3	94	80	Seller's	
< \$150,000	45	4.5	1.7	10	8	● Balanced	
\$150,000 - \$200,000	32	5.3	2.7	6	5	● Balanced	
\$200,000 - \$250,000	45	2.5	0.8	18	13	● Seller's	
\$250,000 - \$300,000	66	2.6	1.0	25	17	● Seller's	
\$300,000 - \$350,000	47	2.9	1.2	16	11	● Seller's	
\$350,000 - \$400,000	34	3.4	1.3	10	9	● Seller's	
\$400,000 - \$450,000	17	4.3	1.1	4	5	● Balanced	
\$450,000 - \$500,000	16	—	2.0	0	2	—	
\$500,000 - \$550,000	11	11.0	2.2	1	1	● Buyer's	
\$550,000 - \$600,000	5	—	1.0	0	1	—	
> \$600,000	14	3.5	1.8	4	3	● Seller's	

Seller's Market

Less than 4 months of inventory

Balanced Market

Between 4-6 months of inventory

Buyer's Market

More than 6 months of inventory

Statistics

Days on Market by Price Range

The bar graph below indicates the median days on the market value for each price range breakpoint in Green Valley, Arizona. The values are based on closed transactions in April 2026.

