



Foothills South – 51

East of Tramway Blvd to mountains, South of Montgomery Blvd NE, North of I-40

Single-Family Detached	May			Year to Date		
Key Metrics	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% Change
New Listings	23	21	- 8.7%	82	88	+ 7.3%
Pending Sales	17	17	0.0%	66	65	- 1.5%
Closed Sales	13	13	0.0%	58	62	+ 6.9%
Days on Market Until Sale	18	52	+ 188.9%	27	42	+ 55.6%
Median Sales Price*	\$440,000	\$466,000	+ 5.9%	\$445,000	\$453,500	+ 1.9%
Average Sales Price*	\$454,423	\$483,769	+ 6.5%	\$461,990	\$490,095	+ 6.1%
Percent of List Price Received*	98.7%	98.6%	- 0.1%	98.6%	98.8%	+ 0.2%
Inventory of Homes for Sale	25	27	+ 8.0%	—	—	—
Months Supply of Inventory	2.0	2.0	0.0%	—	—	—

Single-Family Attached	May			Year to Date		
Key Metrics	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% Change
New Listings	2	8	+ 300.0%	12	24	+ 100.0%
Pending Sales	0	5	—	11	18	+ 63.6%
Closed Sales	2	2	0.0%	11	18	+ 63.6%
Days on Market Until Sale	5	8	+ 60.0%	7	13	+ 85.7%
Median Sales Price*	\$264,000	\$307,200	+ 16.4%	\$290,000	\$287,000	- 1.0%
Average Sales Price*	\$264,000	\$307,200	+ 16.4%	\$284,827	\$287,106	+ 0.8%
Percent of List Price Received*	102.6%	102.4%	- 0.2%	99.3%	98.9%	- 0.4%
Inventory of Homes for Sale	3	6	+ 100.0%	—	—	—
Months Supply of Inventory	0.9	1.6	+ 77.8%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

