



Paradise West – 120

East of West Mesa, South of Sandoval County Line, West of Unser Blvd NW, North of Paseo del Norte Blvd NE

Single-Family Detached	January			Year to Date		
Key Metrics	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
New Listings	43	38	- 11.6%	43	38	- 11.6%
Pending Sales	36	29	- 19.4%	36	29	- 19.4%
Closed Sales	19	36	+ 89.5%	19	36	+ 89.5%
Days on Market Until Sale	41	44	+ 7.3%	41	44	+ 7.3%
Median Sales Price*	\$365,000	\$357,000	- 2.2%	\$365,000	\$357,000	- 2.2%
Average Sales Price*	\$344,421	\$351,340	+ 2.0%	\$344,421	\$351,340	+ 2.0%
Percent of List Price Received*	98.5%	98.2%	- 0.3%	98.5%	98.2%	- 0.3%
Inventory of Homes for Sale	33	48	+ 45.5%	—	—	—
Months Supply of Inventory	1.1	1.5	+ 36.4%	—	—	—

Single-Family Attached	January			Year to Date		
Key Metrics	2024	2025	% Change	Thru 1-2024	Thru 1-2025	% Change
New Listings	0	1	—	0	1	—
Pending Sales	0	1	—	0	1	—
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

