

**MARICOPA COUNTY
PRELIMINARY
Tax Year 2018 & 2019 Comparison
SINGLE FAMILY RESIDENTIAL (Includes Condos)
By City**

CITY	MEDIAN VALUES				FCV % Change	LPV % Change
	FCV 2019	FCV 2018	LPV 2019	LPV 2018		
0 NO CITY/TOWN	244,500	230,000	188,497	179,568	6.30%	4.97%
1 AVONDALE	167,000	154,800	108,242	103,088	7.88%	5.00%
2 BUCKEYE	168,200	153,600	114,214	108,784	9.51%	4.99%
3 CHANDLER	234,100	220,000	182,649	174,061	6.41%	4.93%
4 EL MIRAGE	141,100	128,200	75,390	71,800	10.06%	5.00%
5 GILA BEND	41,000	48,450	35,678	34,630	-15.38%	3.02%
6 GILBERT	248,200	233,300	196,292	186,945	6.39%	5.00%
7 GLENDALE	173,150	160,800	106,839	101,751	7.68%	5.00%
8 GOODYEAR	218,200	207,700	173,958	165,674	5.06%	5.00%
9 GUADALUPE	75,000	80,500	45,947	43,759	-6.83%	5.00%
10 MESA	187,200	172,600	132,389	126,085	8.46%	5.00%
11 PARADISE VALLEY	1,199,100	1,207,050	1,073,300	1,033,338	-0.66%	3.87%
12 PEORIA	206,800	195,200	160,748	153,093	5.94%	5.00%
13 PHOENIX	174,200	160,100	107,494	102,380	8.81%	5.00%
14 SCOTTSDALE	345,500	328,700	298,752	284,928	5.11%	4.85%
15 SURPRISE	181,800	170,100	130,844	124,613	6.88%	5.00%
16 TEMPE	217,200	200,000	149,657	142,530	8.60%	5.00%
17 TOLLESON	122,100	117,800	53,771	51,210	3.65%	5.00%
18 WICKENBURG	192,700	173,850	147,632	140,602	10.84%	5.00%
19 YOUNGTOWN	116,400	98,800	53,348	50,808	17.81%	5.00%
21 CAREFREE	543,500	528,300	502,854	484,550	2.88%	3.78%
22 CAVE CREEK	440,400	415,900	387,358	369,338	5.89%	4.88%
23 LITCHFIELD PARK	281,950	266,350	213,924	203,737	5.86%	5.00%
24 FOUNTAIN HILLS	303,500	293,300	274,656	261,577	3.48%	5.00%
25 QUEEN CREEK	276,700	257,300	210,728	200,693	7.54%	5.00%
30 SUN CITY	126,600	113,700	91,509	87,151	11.35%	5.00%
31 SUN CITY WEST	171,800	161,100	156,801	149,507	6.64%	4.88%
32 SUN CITY GRAND	236,000	229,300	235,500	226,953	2.92%	3.77%
33 SUN LAKES	232,800	220,200	215,202	204,954	5.72%	5.00%
34 AHWATUKEE	247,700	236,100	217,186	206,844	4.91%	5.00%
TOTAL	202,600	188,600	148,599	141,606	7.42%	4.94%

All exempt property, new construction, additions, alterations or any change in use have been removed from this analysis.

Data used in the calculation of median values from 2018 to 2019 has changed and reflects situations such as parcel consolidation, splits, and the creation of economic units. This is an ongoing process which reflects market conditions.

Does not include parcels in the supplemental notice of valuation.