

MARICOPA COUNTY
Preliminary
Tax Year 2023
Median FCV By Property Type
County Wide

Property Type	Parcels	2022 Median Value	2023 Median Value	Median Value Change
Vacant Land	170,587	40,500	53,200	31.40%
Residential	1,150,371	269,700	352,000	30.50%
Apartments	29,644	338,500	474,000	40.00%
Hotel	231	8,923,000	10,011,300	12.20%
Motel	254	1,920,300	2,116,850	10.20%
Resort	503	35,853,800	38,302,700	6.80%
Condo/Townhome	187,450	180,000	225,700	25.40%
Mobile Units	37,545	74,200	92,300	24.40%
Associated/Misc Commercial	13,652	111,700	139,500	24.90%
General Retail/Conv Markets	6,797	811,400	896,600	10.50%
Store/Office	156	642,050	687,950	7.10%
Department Stores	11	9,164,000	11,204,900	22.30%
Shopping Centers	1,626	2,896,000	3,338,150	15.30%
Offices	9,950	328,700	379,800	15.50%
Banks	589	1,829,550	2,120,500	15.90%
Service Stations	1,816	507,500	578,700	14.00%
Auto Sales	1,474	572,850	675,950	18.00%
Nursing Homes	1,318	350,350	452,650	29.20%
Restaurants	2,806	997,250	1,112,200	11.50%
Medical	3,366	370,200	428,150	15.70%
Race Tracks	280	160,600	183,300	14.10%
Cemeteries	77	737,600	909,000	23.20%
Golf Courses	1,357	6,967	7,026	0.90%
Amusement Parks/Theaters	98	2,563,350	3,194,800	24.60%
Parking Facilities	1,341	280,100	353,400	26.20%
Clubs, Lodges, Rec	143	5,158,300	5,475,200	6.10%
Private School	522	1,144,650	1,319,100	15.20%
Industrial/Manu	2,377	800,600	1,000,800	25.00%
Warehouse	9,726	746,400	947,200	26.90%
Agricultural	11,771	606	936	54.50%
Utilities Railroads etc.	2,482	187,300	230,100	22.90%
Misc	2,040	1,990	2,621	31.70%
Exempt Govt Property	29,446	204,500	264,250	29.20%
* TOTAL	1,681,806	245,700	320,600	30.50%

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

The data included in this report was current as of the date of its posting. Property values may change over time due to many factors, including parcel consolidation, splits, appeals, audits, and the availability of additional information.

Data used in the calculation of resort median values have been blended to reflect the overall complex for the individual condo parcels. The total economic unit value will be used to calculate the median values.

* Totals include data that is reflected on the 'Preliminary Tax Year 2022 & 2023 Comparison Full Cash Value Analysis' report.