

**MARICOPA COUNTY
PRELIMINARY
Tax Year 2020 & 2021 Comparison
SINGLE FAMILY RESIDENTIAL (Includes Condos)
By City**

CITY	MEDIAN VALUES				FCV % CHANGE	LPV % CHANGE
	FCV 2021	FCV 2020	LPV 2021	LPV 2020		
0 NO CITY/TOWN	285,100	268,100	211,910	201,824	6.30%	5.00%
1 AVONDALE	200,300	187,800	120,084	114,366	6.70%	5.00%
2 BUCKEYE	196,300	186,200	134,534	128,128	5.40%	5.00%
3 CHANDLER	272,700	255,000	203,538	193,846	6.90%	5.00%
4 EL MIRAGE	177,700	160,000	83,118	79,160	11.10%	5.00%
5 GILA BEND	58,900	51,200	39,880	37,981	15.00%	5.00%
6 GILBERT	292,000	272,650	218,220	207,829	7.10%	5.00%
7 GLENDALE	204,500	191,800	118,216	112,690	6.60%	4.90%
8 GOODYEAR	252,700	237,800	191,590	182,467	6.30%	5.00%
9 GUADALUPE	100,700	96,800	51,818	49,350	4.00%	5.00%
10 MESA	228,600	209,800	150,203	143,050	9.00%	5.00%
11 PARADISE VALLEY	1,419,500	1,403,000	1,261,481	1,213,512	1.20%	4.00%
12 PEORIA	243,100	229,300	182,527	173,858	6.00%	5.00%
13 PHOENIX	205,700	190,500	118,334	112,702	8.00%	5.00%
14 SCOTTSDALE	399,200	377,000	341,565	325,899	5.90%	4.80%
15 SURPRISE	216,100	201,300	147,352	140,335	7.40%	5.00%
16 TEMPE	255,000	235,600	167,627	159,645	8.20%	5.00%
17 TOLLESON	156,250	141,300	72,210	68,772	10.60%	5.00%
18 WICKENBURG	231,800	200,750	166,178	158,265	15.50%	5.00%
19 YOUNGTOWN	152,800	133,200	60,056	57,196	14.70%	5.00%
21 CAREFREE	624,600	571,300	556,500	530,565	9.30%	4.90%
22 CAVE CREEK	497,100	458,200	433,853	413,680	8.50%	4.90%
23 LITCHFIELD PARK	325,300	298,800	229,387	218,464	8.90%	5.00%
24 FOUNTAIN HILLS	338,700	320,750	307,319	292,684	5.60%	5.00%
25 QUEEN CREEK	327,300	305,900	233,854	222,722	7.00%	5.00%
30 SUN CITY	157,000	139,500	100,888	96,084	12.50%	5.00%
31 SUN CITY WEST	210,600	197,000	176,156	167,768	6.90%	5.00%
32 SUN CITY GRAND	275,700	260,600	260,741	248,325	5.80%	5.00%
33 SUN LAKES	277,200	256,650	239,249	227,856	8.00%	5.00%
34 AHWATUKEE	276,600	265,600	240,839	229,445	4.10%	5.00%
TOTAL	238,200	222,500	165,890	158,011	7.10%	5.00%

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 2020 to 2021 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.