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Early-Year Momentum Across the Quad Cities

As April unfolded, the housing market across the Quad Cities continued to show steady early-year momentum, with total sales increasing across the broader PAAR region despite fewer new listings entering the market. Across all of PAAR, sales rose 21.3% year over year, climbing from 291 in April 2025 to 353 in April 2026, while new listings declined 17.7%, from 622 to 512. This suggested that buyer activity had remained strong even as available new inventory had tightened.

In Prescott, market activity had continued to strengthen. Total sales increased 27.5% year over year, rising from 109 to 139, while new listings declined 11.7%, from 265 to 234. The median sold price also moved upward, increasing 3.2% from \$630,000 to \$650,000. At the same time, median days on market rose from 26 to 36 days, indicating that while demand had improved, buyers had still taken more time to make decisions.

Meanwhile, Prescott Valley had shown a more balanced but still resilient picture. Total sales were nearly even with the prior year, moving from 91 in April 2025 to 90 in April 2026, while new listings dropped 26.8%, from 157 to 115. The median sold price increased 2.3%, from \$479,000 to \$490,000, and median days on market rose slightly from 28 to 30 days. These trends suggested that the market had remained steady, even with fewer homes coming onto the market.

Over in Chino Valley, the market had shown one of the strongest year-over-year gains in sales activity. Total sales rose 57.1%, increasing from 28 to 44, while new listings declined 18.2%, from 55 to 45. The median sold price also increased significantly, rising 22.3% from \$358,955 to \$439,000. Median days on market dropped from 57 to 26 days, suggesting that well-positioned homes had moved more quickly than they had a year earlier.

At the same time, Dewey-Humboldt had reflected a smaller but still active market. Total sales increased 15.8%, moving from 19 to 22, while new listings declined 25.5%, from 47 to 35. The median sold price decreased 11.7%, from \$440,000 to \$388,500, while median days on market rose sharply from 29 to 82 days. This showed that local conditions had varied by area, price point, and property type.

Taken together, April 2026 reinforced the importance of looking beyond headline numbers and understanding each community's unique market conditions. With sales activity increasing across much of the region, new listings declining, and pricing trends varying by area,

buyers and sellers had been best served by working with a trusted REALTOR® who could interpret the data and help them make informed decisions in a changing spring market.

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