

THE BROKERY

LOCAL REAL ESTATE BROKERS

PARADISE VALLEY MARKET UPDATE

JULY 2026

Prepared by Tucker Blalock + Oleg Bortman, Co-Founders

www.TheBrokery.com // 602.888.6375





Completely Turnkey in Paradise Valley Country Estates

RECENTLY UPDATED AND FULLY TURNKEY ESTATE

SITUATED ON 1.3 ACRES WITH NEW ROOF, HVAC, AND RESURFACED POOL



4807 E CRYSTAL LANE

PARADISE VALLEY, AZ 85253

5 BED | 5.5 BATH | 6,517 SQ FT | 4 CAR GARAGE

A Strong Start to 2026

*Relentlessly Local*TM

The first half of 2026 has been exceptionally strong for our team at The Brokery. Together, we have now surpassed more than \$400 million in residential sales across the Valley this year!

As one of the only true local real estate companies still operating, we appreciate all of the support and referrals you have sent our way over the years. We are truly living out our why and grateful for the opportunity to serve so many of you.

As Summer arrives, we hope everyone has a chance to enjoy time with family, travel, pool days, late dinners, and everything else that makes summers in Arizona memorable.

Thank you again for your continued support, referrals, and trust in our team.
Enjoy your summer, Paradise Valley.

Tucker Blalock



THE BROKERY

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5502



Timeless Design.
Exceptional Arcadia Living.

ARCADIA PROPER

5 BED | 4.5 BATH | 5,858 SQ FT | .684 ACRES

Built in 2021, this extraordinary estate is situated within a prime cul-de-sac in the heart of Arcadia Proper.

Paradise Valley

JUNE 2026
SINGLE FAMILY HOME SALES

To search homes, view our current listings, recent sales, and more, visit [TheBrokery.com](https://www.TheBrokery.com)

144

HOMES
FOR SALE

27

HOMES
SOLD

117

AVERAGE
DAYS ON MKT

\$5,053,418

AVERAGE
SALES PRICE

NOTABLE SALES

ADDRESS	BEDS BATHS	LIST PRICE	SALES PRICE
5009 E Roadrunner Rd	6 Bed 8 Bath	\$15,895,000	\$14,800,000
8345 N Morning Glory Rd	5 Bed 9 Bath	\$11,299,000	\$11,000,000
6427 E Luke Ave	4 Bed 5 Bath	\$9,995,000	\$9,350,000
8306 N Merion Way	6 Bed 9 Bath	\$8,250,000	\$7,800,000
4540 E Moonlight Way	4 Bed 4.5 Bath	\$6,988,000	\$7,000,000
8353 N 58th Pl	5 Bed 7 Bath	\$7,250,000	\$6,350,000
6301 E Huntress Dr	4 Bed 6 Bath	\$5,495,000	\$5,100,000
6982 E Joshua Tree Ln	5 Bed 6 Bath	\$5,000,000	\$4,800,000
8312 N 50th St	8 Bed 9 Bath	\$4,999,999	\$4,750,000
6221 E Sage Dr	4 Bed 4 Bath	\$4,250,000	\$4,000,000
6838 E Joshua Tree Ln	4 Bed 5 Bath	\$4,100,000	\$3,800,000
6633 E Solano Dr	4 Bed 4 Bath	\$4,100,000	\$3,750,000
5801 N Kiva Ln	3 Bed 2 Bath	\$3,650,000	\$3,580,000
6712 E Onyx Ave	5 Bed 5 Bath	\$3,800,000	\$3,595,275
5700 N 33rd Pl	4 Bed 4 Bath	\$3,425,000	\$3,475,000
5838 E Berneil Ln	4 Bed 4 Bath	\$3,750,000	\$3,417,000
5124 E Desert Park Ln	5 Bed 6 Bath	\$3,500,000	\$3,300,000
3811 E Stella Ln	4 Bed 3 Bath	\$3,100,000	\$3,100,000
4509 E Maderos Del Cuenta Dr	4 Bed 3 Bath	\$3,000,000	\$3,000,000
5434 E Lincoln Dr E 36	3 Bed 4 Bath	\$2,900,000	\$2,570,000
6133 E Mountain View Rd	4 Bed 4 Bath	\$2,590,000	\$2,600,000
6130 E Via Estrella Ave	4 Bed 3 Bath	\$2,450,000	\$2,325,000

All numbers are deemed reliable, but not guaranteed. Active/UCB Stats from 07/01/2026

Paradise Valley

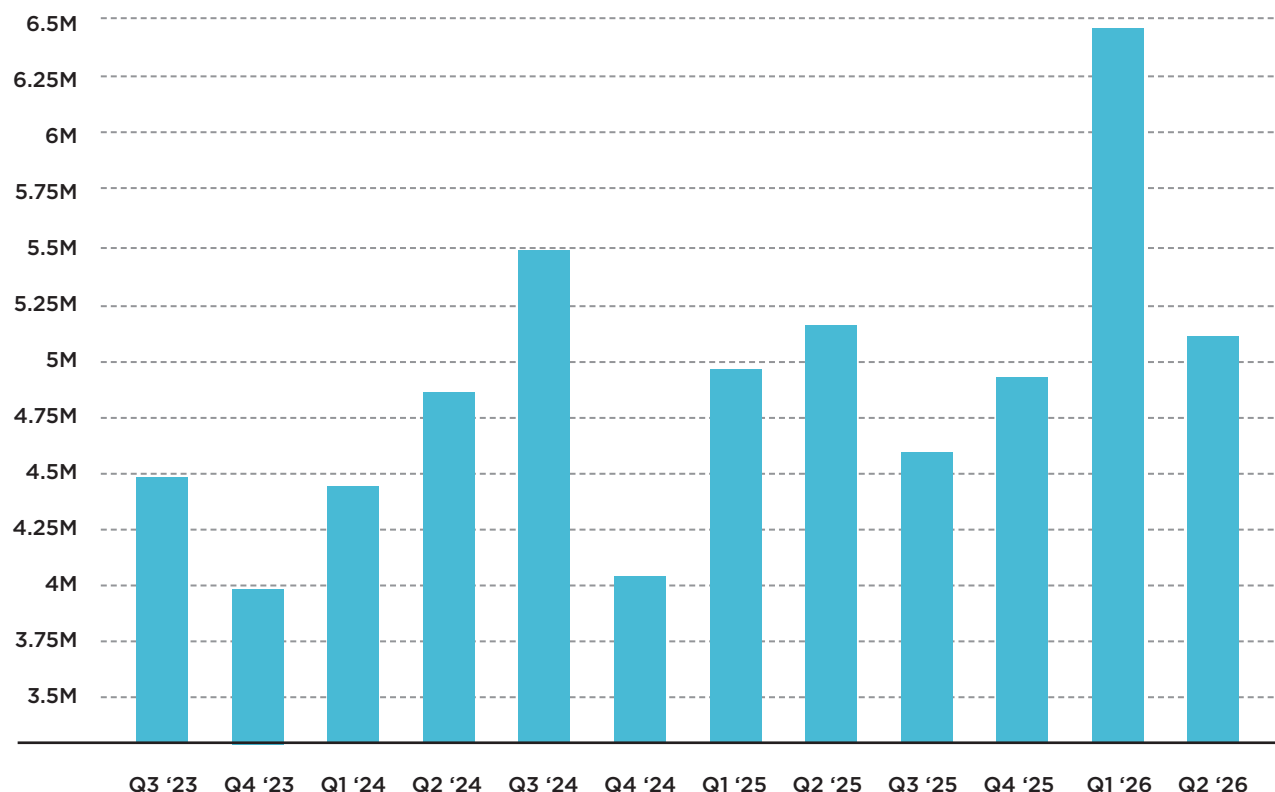
JUNE 2026
MARKET ACTIVITY

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NOTABLE SALES

ADDRESS	BEDS BATHS	LIST PRICE	SALES PRICE
9790 N Invergordon Rd	5 Bed 4 Bath	\$2,500,000	\$2,280,000
3905 E Sierra Vista Dr	3 Bed 4 Bath	\$2,595,000	\$2,200,000
6819 E Chaparral Rd	4 Bed 3 Bath	\$2,500,000	\$2,400,000

Average Sales Price Over The Last 12 Quarters





Contact Us

From Punch List to Perfect

At Fixory, we're more than repair experts — *we're deal enablers*. Founded to serve real estate professionals, we've expanded to assist all homeowners and property managers. Efficient, certified, and committed to excellence.



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Services

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Sweeping Sonoran Desert Views.
4.9 Private Acres.



UNDER CONTRACT IN 1 WEEK IN TROON NORTH TALUS

10070 E BALANCING ROCK RD | SCOTTSDALE, AZ 85262

4 BED | 4.5 BATH | 7,875 SQ FT | 4.9 ACRES

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New Listings + Recent Sales

JUST LISTED



5502 E Mariposa St, Phoenix, AZ 85018
5 Bed | 4.5 Bath | 5,858 Sq Ft



6236 N 29th Pl, Phoenix, AZ 85016
3 Bed | 3 Bath | Colony Biltmore

2026 ABMLS

JUST LISTED



5654 E Mesquite Ln, Phoenix, AZ 85018
5 Bed | 3 Full Bath | 2 Half Bath | 3,987 Sq Ft

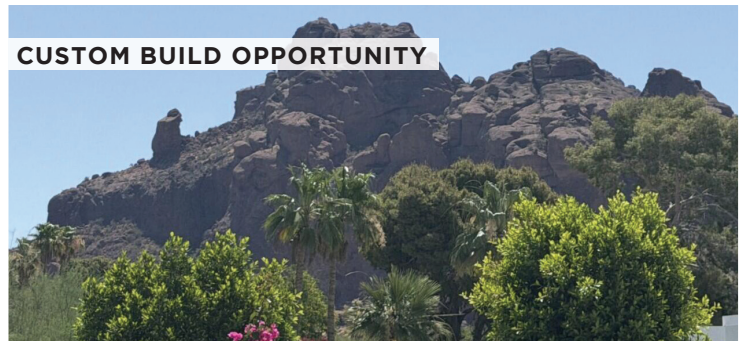


2022 E Gardenia Ave, Phoenix, AZ 85020
5 Bed | 3.5 Bath | 3,235 Sq Ft



3160 E Stella Ln, Phoenix, AZ 85016
3 Bed | 3.5 Bath | 2,725 Sq Ft

CUSTOM BUILD OPPORTUNITY



5830 N 44th Pl N, Phoenix, AZ 85018
.395 Acres in Camelback Canyon Estates

JUST LISTED



2802 E Camino Acequia Dr #2, Phoenix, AZ 85016
2 Bed | 2.5 Bath | Biltmore Hotel Villas

JUST LISTED



2409 E Solano Dr, Phoenix, AZ 85016
5 Bed | 4 Bath | Taliverde

New Listings + Recent Sales



JUST LISTED

3445 E Oregon Ave, Phoenix, AZ 85018
4 Bed | 3.5 Bath | 3,048 Sq Ft



JUST LISTED

6186 N 28th Pl, Phoenix, AZ 85016
3 Bed | 3 Bath | Biltmore Villas



JUST LISTED

4019 E Devonshire Ave, Phoenix, AZ 85018
5 Bed | 5.5 Bath | 3,380 Sq Ft



JUST LISTED

6533 N 29th St, Phoenix, AZ 85016
4 Bed | 3.5 Bath | Biltmore Hillside Villas



JUST LISTED

6112 N 31st Pl, Phoenix, AZ 85016
3 Bed | 2.5 Bath | 3,109 Sq Ft



JUST LISTED

2236 E Cactus Wren Dr, Phoenix, AZ 85020
5 Bed | 3 Bath | 3,218 Sq Ft | .305 Acres



JUST SOLD

3158 E Rose Ln, Phoenix, AZ 85016
3 Bed | 2 Bath | Biltmore Greens



JUST LISTED

4526 E Calle Tuberia, Phoenix, AZ 85018
5 Bed | 4.5 Bath | 3,935 Sq Ft



Desert Highlands

A RARE COMBINATION OF CHARACTER, CRAFTSMANSHIP,
AND ENDURING QUALITY



10040 E HAPPY VALLEY RD #477

SCOTTSDALE, AZ 85255

4 BED | 4 FULL BATH | 2 HALF BATH | 5,690 SQ FT

THE BROKERY

LOCAL REAL ESTATE BROKERS



Arcadia: 4546 N. 40th St. | Phoenix, AZ 85018

If you are currently working with a Realtor, please disregard this notice. This is not an attempt to solicit a listing.

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