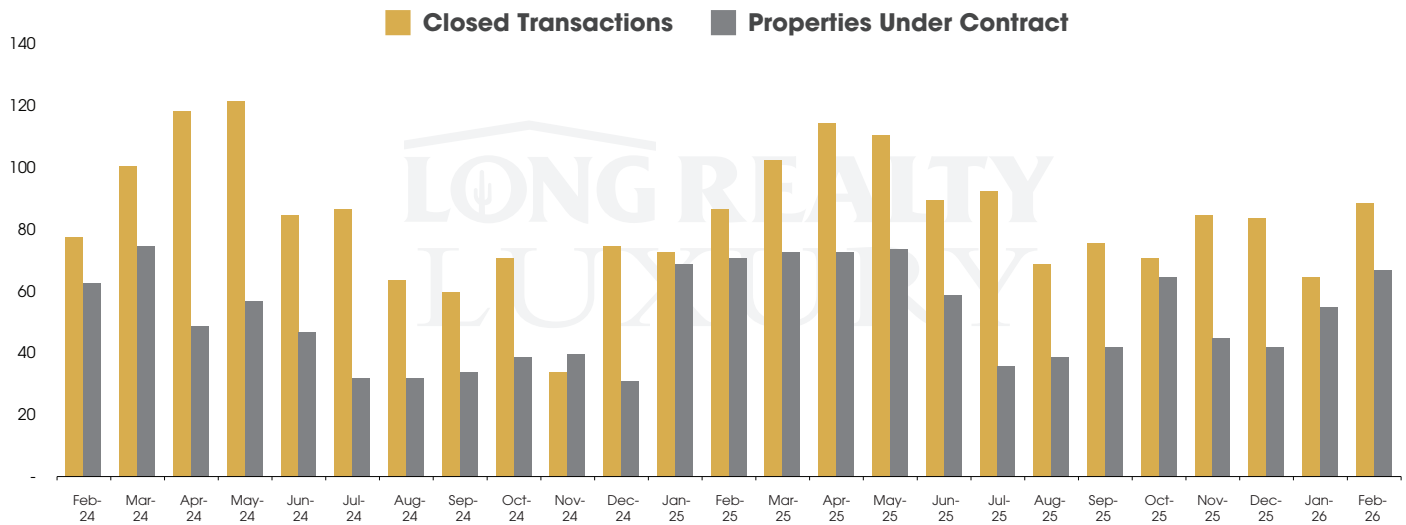


THE LUXURY HOUSING REPORT

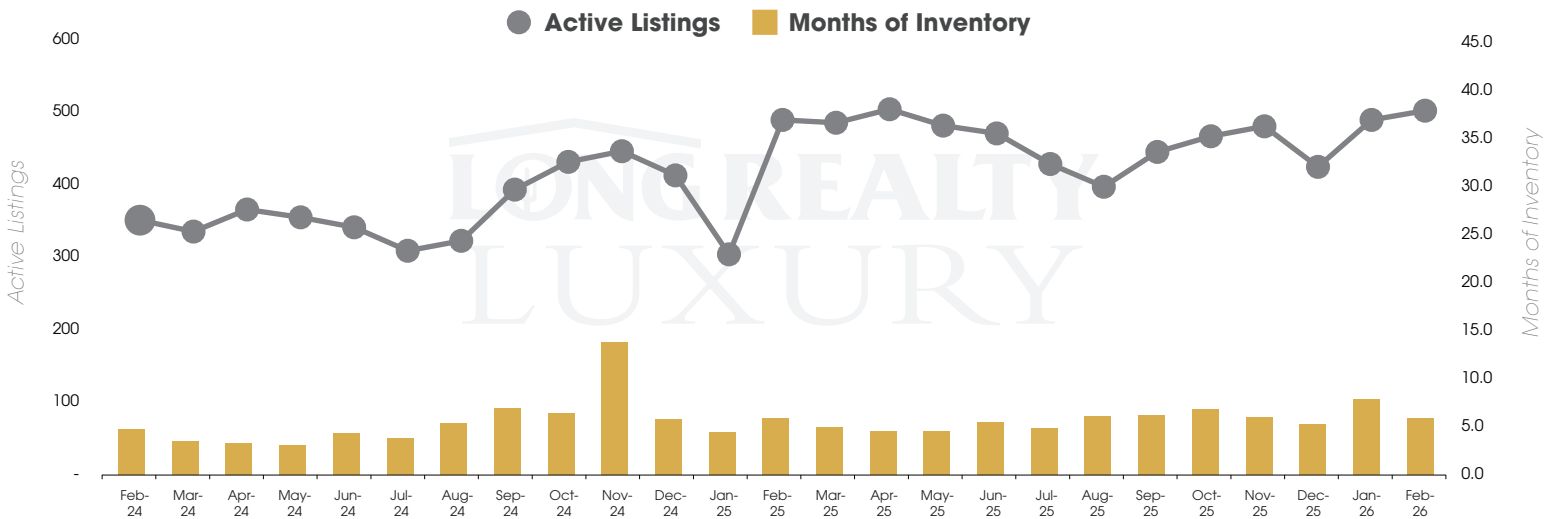
TUCSON | MARCH 2026

In the Tucson Luxury market, February 2026 active inventory was 528, a 3% increase from February 2025. There were 89 closings in February 2026, a 2% increase from February 2025. Year-to-date 2026 there were 154 closings, a 4% decrease from year-to-date 2025. Months of Inventory was 5.9, unchanged from 5.9 in February 2025. Median price of sold homes was \$1,265,504 for the month of February 2026, down 6% from February 2025. The Tucson Luxury area had 67 new properties under contract in February 2026, down 6% from February 2025.

CLOSED SALES AND NEW PROPERTIES UNDER CONTRACT Tucson Luxury



ACTIVE LISTINGS AND MONTHS OF INVENTORY Tucson Luxury



Properties under contract and Home Sales data is based on information obtained from the MLSSAZ for all residential properties priced \$800,000 and above. All data obtained 03/06/2026 is believed to be reliable, but not guaranteed.

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MEDIAN
SOLD PRICE
Tucson Luxury



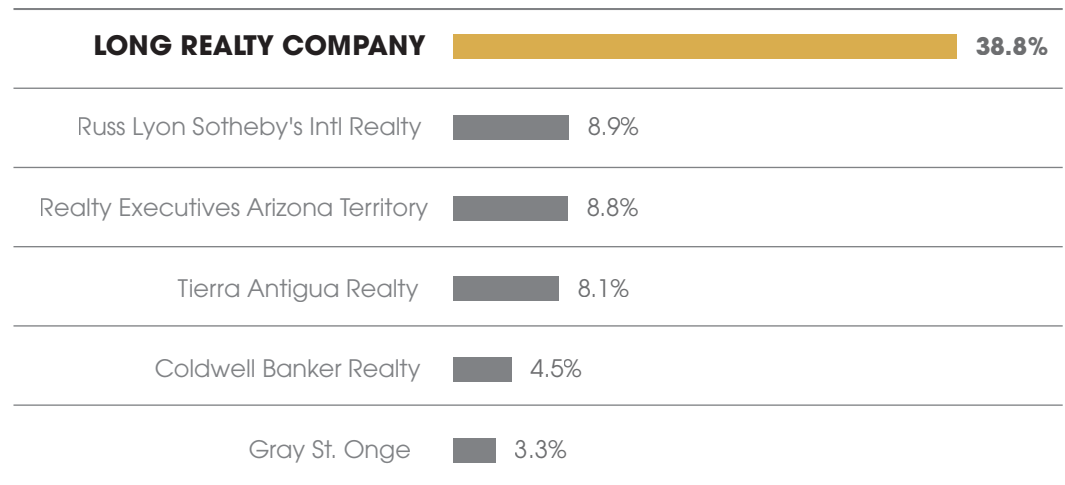
On average, homes sold this % of original list price.

Feb 2025	Feb 2026
92.3%	94.1%

MARKET SHARE
Tucson Luxury

Long Realty leads the market in successful real estate sales.

Data Obtained 03/06/2026 from MLSSAZ using TrendGraphix software for all closed residential sales volume priced \$800,000 and above between 03/01/2025 - 02/28/2026 rounded to the nearest tenth of one percent and deemed to be correct.



Statistics based on information obtained from MLSSAZ and using TrendGraphix software on 03/06/2026 for all residential properties priced \$800,000 and above. Information is believed to be reliable, but not guaranteed.

THE LUXURY HOUSING REPORT

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MARKET CONDITIONS BY PRICE BAND Tucson Luxury

	Active Listings	Last 6 Months Closed Sales						Current Months of Inventory	Last 3 Month Trend Months of Inventory	Market Conditions
		Sep-25	Oct-25	Nov-25	Dec-25	Jan-26	Feb-26			
\$1,000,000 - \$1,249,999	91	20	13	20	19	14	23	4.0	4.5	Slightly Seller
\$1,250,000 - \$1,499,999	78	10	10	15	9	11	12	6.5	7.0	Slightly Buyer
\$1,500,000 - \$1,749,999	45	3	6	6	8	3	7	6.4	7.2	Slightly Buyer
\$1,750,000 - \$1,999,999	29	2	4	5	6	1	2	14.5	7.8	Slightly Buyer
\$2,000,000 - and over	106	4	4	9	3	8	3	35.3	21.7	Buyer
TOTAL	528	76	71	85	84	65	89	5.9	6.3	Balanced



Statistics based on information obtained from MLSSAZ and using TrendGraphix software on 03/06/2026 for all residential properties priced \$800,000 and above. 3 month trend in months of inventory is the average of closed sales and active listing data from 12/01/2025-02/28/2026. Information is believed to be reliable, but not guaranteed.