

US Delta Realty

East Valley Market Intelligence Report

June 2026

Serving:

- **Chandler**
- **Gilbert**
- **Mesa**
- **Tempe**
- **Scottsdale**

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Helping Buyers, Sellers and Investors

Make Better Decisions Through Market Intelligence

East Valley Market Snapshot – May 2026

	Months Supply	Median Price	Active Listings	Price Reductions	Trend
Chandler					
Gilbert					
Mesa					
Scottsdale					
Tempe					

My Take:

Inventory increased modestly throughout the East Valley during May while prices remained generally stable. Chandler and Gilbert continued to demonstrate stronger demand than Mesa, whereas Scottsdale experienced additional inventory growth in higher price ranges. Although buyers now have more choices than six months ago, the overall market remains balanced rather than weak.

Historical Trends

Months Supply

(1 chart – 5 cities)

Chandler continues to maintain one of the lowest inventory levels among East Valley cities despite gradual increases since early 2025.

Median Price

(1 chart – 5 cities)

Active Listings

(1 chart – 5 cities)

Price Reduction

(1 chart – 5 cities)

Opportunities For

Buyers

Sellers

Investors

Next month, I will be watching