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Desert Ridge Sold Homes - April 2025

#	MLS#	COE Date	Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	6795689	04/01/25	Talinn at Desert Ridge	2024	2120	\$679,990	\$321	\$679,265	\$320	54
2	6803072	04/01/25	Bella Monte at Desert Ridge	2008	1408	\$510,000	\$362	\$500,000	\$355	41
3	6814316	04/01/25	Desert Ridge	1996	1610	\$610,000	\$379	\$610,000	\$379	32
4	6815926	04/01/25	Toscana at Desert Ridge	2008	1464	\$549,900	\$376	\$561,000	\$383	56
5	6820131	04/02/25	Desert Ridge	1997	2035	\$785,000	\$386	\$775,000	\$381	19
6	6805022	04/02/25	Villages at Aviano Desert Ridge	2007	2063	\$549,000	\$266	\$538,000	\$261	58
7	6759771	04/07/25	Toscana at Desert Ridge	2023	2319	\$1,579,000	\$681	\$1,450,000	\$625	172
8	6816119	04/09/25	Desert Ridge	1996	1900	\$769,900	\$405	\$760,000	\$400	57
9	6802348	04/10/25	Toscana at Desert Ridge	2008	819	\$314,990	\$385	\$300,000	\$366	89
10	6818703	04/10/25	Bella Monte at Desert Ridge	2007	1843	\$659,000	\$358	\$650,000	\$353	18
11	6828838	04/10/25	Desert Ridge	2017	2362	\$825,000	\$349	\$805,000	\$341	39
12	6834815	04/11/25	Wildcat Ridge at Desert Ridge	2000	2104	\$695,000	\$330	\$695,000	\$330	18
13	6839927	04/11/25	Desert Ridge	2022	2241	\$975,000	\$435	\$950,000	\$424	20
14	6821580	04/11/25	Talinn at Desert Ridge	2025	1743	\$678,185	\$389	\$663,185	\$380	55
15	6831031	04/11/25	Estates at Ridgeview Desert Ridge	2015	2742	\$1,069,000	\$390	\$999,000	\$364	18
16	6823422	04/15/25	Desert Ridge	1998	2427	\$989,000	\$407	\$975,000	\$402	9
17	6820716	04/15/25	Desert Ridge	2022	1695	\$925,000	\$546	\$910,000	\$537	15
18	6818677	04/15/25	Aviano at Desert Ridge	2006	4506	\$1,275,000	\$283	\$1,235,000	\$274	18
19	6805754	04/15/25	Bella Monte at Desert Ridge	2008	1884	\$645,000	\$342	\$628,000	\$333	70
20	6836032	04/16/25	Sky Crossing at Desert Ridge	2019	4163	\$2,250,000	\$540	\$2,230,000	\$536	14
21	6844817	04/18/25	Fireside at Desert Ridge	2007	3992	\$1,400,000	\$351	\$1,400,000	\$351	3
22	6786281	04/21/25	Talinn at Desert Ridge	2024	2770	\$1,495,000	\$540	\$1,450,000	\$523	153
23	6854591	04/21/25	Toscana at Desert Ridge	2010	1246	\$587,000	\$471	\$575,000	\$461	20
24	6815585	04/22/25	Bella Monte at Desert Ridge	2010	1697	\$644,500	\$380	\$635,000	\$374	78
25	6812849	04/22/25	Wildcat Ridge at Desert Ridge	2001	1782	\$599,000	\$336	\$590,000	\$331	83
26	6837455	04/23/25	Desert Ridge	1996	1288	\$555,000	\$431	\$550,000	\$427	7
27	6805701	04/25/25	Toscana at Desert Ridge	2012	2506	\$962,500	\$384	\$945,250	\$377	81
28	6793042	04/28/25	Bella Monte at Desert Ridge	2013	1884	\$760,000	\$403	\$750,000	\$398	20
29	6802268	04/28/25	Desert Ridge	1998	3264	\$1,325,000	\$406	\$1,300,000	\$398	91
30	6842301	04/29/25	Toscana at Desert Ridge	2023	1781	\$1,149,000	\$645	\$1,100,000	\$618	4
31	6825052	04/30/25	Aviano at Desert Ridge	2004	4504	\$1,425,000	\$316	\$1,254,000	\$278	63
32	6726131	04/30/25	Villages at Aviano Desert Ridge	2007	1696	\$450,000	\$265	\$435,000	\$256	275
33	6824311	04/30/25	Toscana at Desert Ridge	2010	1527	\$594,000	\$389	\$589,000	\$386	65
34	6767102	04/30/25	La Verne at Desert Ridge	2004	1270	\$410,000	\$323	\$410,000	\$323	236
35	6842741	04/30/25	Bella Monte at Desert Ridge	2013	1408	\$499,900	\$355	\$499,900	\$355	26
36	6841356	04/30/25	Talinn at Desert Ridge	2025	2052	\$975,000	\$475	\$975,000	\$475	22

OVERVIEW

Community/Area/City	Desert Ridge / Phoenix
Sales Month / Year	April 2025 Sales
Homes Closed:	36
Average List Price (\$/SF):	\$400.02
Average Sale Price (\$/SF):	\$391.05



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