



**inVIVO realty Arizona Real Estate - (480) 788-6473**

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**Desert Ridge Sold Homes - February 2026**

#	MLS#	COE Date	Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	6905970	02/02/26	Toscana at Desert Ridge	2014	1246	\$425,000	\$341	\$410,000	\$329	137
2	6945460	02/02/26	Talinn at Desert Ridge	2024	3224	\$1,350,000	\$419	\$1,305,000	\$405	24
3	6963388	02/02/26	Aviano at Desert Ridge	2006	6850	\$2,450,000	\$358	\$2,450,000	\$358	3
4	6930875	02/04/26	Fireside at Desert Ridge	2009	1444	\$520,700	\$361	\$500,000	\$346	120
5	6954784	02/06/26	Toscana at Desert Ridge	2008	1392	\$397,000	\$285	\$380,000	\$273	64
6	6829824	02/06/26	Desert Ridge	1997	2414	\$719,000	\$298	\$719,000	\$298	340
7	6966274	02/06/26	Desert Ridge	1998	2252	\$825,000	\$366	\$750,000	\$333	7
8	6971404	02/06/26	Desert Ridge	2012	1874	\$550,000	\$293	\$550,000	\$293	14
9	6939402	02/10/26	Desert Ridge	1998	3051	\$1,100,000	\$361	\$1,080,000	\$354	72
10	6927466	02/10/26	Desert Ridge	2011	3489	\$999,000	\$286	\$965,000	\$277	99
11	6949331	02/11/26	Talinn at Desert Ridge	2025	1962	\$674,990	\$344	\$599,990	\$306	38
12	6966343	02/12/26	Desert Ridge	1996	1962	\$770,000	\$392	\$755,000	\$385	21
13	6917404	02/12/26	Paradise Peak West	1986	1296	\$165,000	\$127	\$159,000	\$123	118
14	6949337	02/18/26	Talinn at Desert Ridge	2025	1962	\$609,990	\$311	\$609,990	\$311	45
15	6954137	02/18/26	Desert Ridge	2017	1981	\$799,000	\$403	\$799,000	\$403	62
16	6915161	02/18/26	Toscana at Desert Ridge	2008	797	\$294,990	\$370	\$290,000	\$364	166
17	6948800	02/18/26	La Verne at Desert Ridge	2004	1161	\$424,855	\$366	\$422,000	\$363	88
18	6911185	02/19/26	Desert Ridge	2017	3867	\$1,499,000	\$388	\$1,485,000	\$384	96
19	6904172	02/19/26	Paradise Peak West	1996	1742	\$179,000	\$103	\$143,000	\$82	185
20	6963521	02/19/26	Aviano at Desert Ridge	2005	4197	\$1,700,000	\$405	\$1,625,000	\$387	47
21	6962522	02/19/26	Paradise Peak West	1986	1560	\$142,000	\$91	\$142,000	\$91	17
22	6919363	02/20/26	Fireside at Desert Ridge	2008	1444	\$520,700	\$361	\$500,000	\$346	161
23	6967804	02/20/26	Desert Ridge	1986	1550	\$175,900	\$113	\$170,000	\$110	141
24	6965018	02/20/26	Estates at Ridgeview Desert Ridge	2016	3017	\$1,200,000	\$398	\$1,175,000	\$389	44
25	6972746	02/20/26	Bella Monte at Desert Ridge	2007	1697	\$625,000	\$368	\$625,000	\$368	32
26	6968260	02/24/26	Sky Crossing at Desert Ridge	2019	3400	\$1,435,000	\$422	\$1,435,000	\$422	39
27	6976716	02/25/26	Desert Ridge	1997	1962	\$650,000	\$331	\$630,000	\$321	12
28	6950926	02/25/26	Bella Monte at Desert Ridge	2006	1884	\$725,000	\$385	\$635,500	\$337	60
29	6963312	02/25/26	Desert Ridge	1998	1662	\$625,000	\$376	\$610,000	\$367	53
30	6948042	02/25/26	Talinn at Desert Ridge	2025	1962	\$619,990	\$316	\$605,990	\$309	61
31	6973690	02/25/26	Toscana at Desert Ridge	2024	2025	\$1,545,000	\$763	\$1,545,000	\$763	5
32	6942899	02/26/26	Talinn at Desert Ridge	2024	1962	\$709,900	\$362	\$709,990	\$362	60
33	6851621	02/26/26	Paradise Peak West	1993	1456	\$199,000	\$137	\$179,000	\$123	318
34	6973883	02/26/26	Villages at Aviano Desert Ridge	2007	2063	\$535,000	\$259	\$540,000	\$262	12
35	6962015	02/26/26	Sky Crossing at Desert Ridge	2021	2821	\$1,275,000	\$452	\$1,225,000	\$434	129
36	6917452	02/26/26	Desert Ridge	2009	1444	\$510,000	\$353	\$510,000	\$353	132
37	6952918	02/27/26	Talinn at Desert Ridge	2025	1962	\$669,900	\$341	\$669,990	\$341	27
38	6971528	02/27/26	Desert Ridge	2022	3505	\$1,675,000	\$478	\$1,675,000	\$478	0
39	6936110	02/27/26	Desert Ridge	2017	2709	\$1,125,000	\$415	\$1,100,000	\$406	116
40	6938075	02/27/26	Paradise Peak West	1995	1680	\$165,000	\$98	\$166,000	\$99	98

**OVERVIEW**

Community/Area/City

Desert Ridge / Phoenix

Sales Month / Year

February 2026 Sales

Homes Closed:	40
Average List Price (\$/SF):	\$334.94
Average Sale Price (\$/SF):	\$326.40
Average Days on Market:	82



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