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McCormick Ranch Sold Homes - December 2016

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5498880	12/1/2016	Santa Fe	1978	1826	\$350,000	\$192	\$335,000	\$183	42
2	5505600	12/1/2016	Belcara At Mccormick Ranch Condo	1979	780	\$123,000	\$158	\$121,000	\$155	43
3	5515474	12/1/2016	Continental Villas	1970	1352	\$232,500	\$172	\$227,500	\$168	5
4	5492291	12/2/2016	Santa Fe Subdivision Unit Two Lot 1	1979	1812	\$420,000	\$232	\$400,000	\$221	54
5	5490484	12/2/2016	Park Scottsdale	1967	2035	\$359,900	\$177	\$340,000	\$167	45
6	5512124	12/2/2016	Palo Viento 2 Lot 1-97 & Tr A-D	1977	2318	\$549,900	\$237	\$557,000	\$240	4
7	5491822	12/5/2016	Artesia	2009	3184	\$800,000	\$251	\$780,000	\$245	67
8	5508480	12/5/2016	Vista Del Lago Lot 1-49 Tr A&B	1978	2630	\$520,000	\$198	\$560,110	\$213	10
9	5510801	12/6/2016	Sun Canyon	1985	1342	\$274,900	\$205	\$270,000	\$201	55
10	5482400	12/7/2016	Santo Tomas Scottsdale 1 Lot 1-21 1	1979	2080	\$389,950	\$187	\$365,000	\$175	72
11	5506259	12/7/2016	Paseo Villas	1974	1350	\$255,000	\$189	\$247,500	\$183	82
12	5515544	12/7/2016	El Paseo Lot 1-141 Tr A-Z	1980	1975	\$475,000	\$241	\$463,575	\$235	47
13	5430401	12/8/2016	Artesia Condominiums	2009	1573	\$399,900	\$254	\$375,000	\$238	235
14	5480828	12/8/2016	Santa Fe Reamended Lot 1-125 & Tr	1978	1812	\$425,000	\$235	\$405,250	\$224	112
15	5518097	12/8/2016	Suggs Rancho Mccormick	1978	1930	\$400,000	\$207	\$385,000	\$199	42
16	5486918	12/9/2016	Indian Bend Village No 4 1-20 59-75	1983	1730	\$399,750	\$231	\$387,700	\$224	75
17	5526370	12/9/2016	Paseo Vista	1977	1652	\$369,000	\$223	\$369,000	\$223	23
18	5390347	12/12/2016	Rancho Antigua Condominiums	1985	826	\$137,900	\$167	\$132,000	\$160	328
19	5487624	12/12/2016	Briarwood 2 Lot 57-105 Tr A-K	1976	2520	\$439,500	\$174	\$412,500	\$164	61
20	5508034	12/12/2016	Estate Los Arboles	1979	2765	\$804,900	\$291	\$783,000	\$283	56
21	5476764	12/13/2016	Paseo Village	1974	2010	\$475,000	\$236	\$451,000	\$224	138
22	5481962	12/13/2016	Casabella Patio Homes Lot 1-63 Tr A	1979	1934	\$538,500	\$278	\$528,500	\$273	126
23	5410712	12/14/2016	Lakeside Villas Of Scottsdale 1	1986	1711	\$299,900	\$175	\$285,000	\$167	216
24	5519663	12/14/2016	Park Scottsdale 5	1964	2148	\$370,000	\$172	\$362,500	\$169	8
25	5508926	12/14/2016	Hallcraft Villas Scottsdale Two	1974	792	\$160,000	\$202	\$155,000	\$196	59
26	5220297	12/15/2016	Paradise Valley Farms	1969	3689	\$1,299,000	\$352	\$1,150,000	\$312	703
27	5488884	12/15/2016	Heritage Terrace	1984	2782	\$679,700	\$244	\$667,000	\$240	114
28	5491606	12/15/2016	Heritage Terrace Lot 1-105	1984	2782	\$649,900	\$234	\$640,000	\$230	81
29	5522008	12/15/2016	Camelview Greens Replat Lot 1-140	1986	1052	\$279,000	\$265	\$280,000	\$266	40
30	5496833	12/16/2016	Arabian Gardens Lot 1-72 Tr A-D	1993	1851	\$435,000	\$235	\$405,000	\$219	101
31	5494385	12/16/2016	Cabrillo Square	1985	1304	\$269,900	\$207	\$261,400	\$200	82
32	5513903	12/16/2016	Playa Del Sur Lot 1-98	1980	3642	\$1,000,000	\$275	\$942,000	\$259	48
33	5519652	12/16/2016	Park Scottsdale Townhouse	1964	1408	\$259,900	\$185	\$259,000	\$184	37
34	5520274	12/16/2016	Villa La Playa	1978	2600	\$559,000	\$215	\$552,500	\$213	10
35	5435995	12/19/2016	Sands Scottsdale Three	1977	2336	\$465,000	\$199	\$447,000	\$191	234
36	5439671	12/19/2016	Villa De Vallarta 2	1983	1116	\$177,500	\$159	\$174,000	\$156	181
37	5460153	12/19/2016	La Casa Rica Lot 1-19	1979	1831	\$399,000	\$218	\$400,000	\$218	163
38	5391984	12/20/2016	Las Palomas	1980	1723	\$549,000	\$319	\$525,000	\$305	284

39	5431442	12/20/2016	Santa Fe Reamended Lot 1-125 & Tr	1978	1890	\$365,000	\$193	\$359,000	\$190	221
40	5517067	12/21/2016	Lincoln Place	1997	3205	\$1,495,000	\$466	\$1,440,000	\$449	13
41	5485323	12/22/2016	Heritage Village 2	1978	2202	\$370,000	\$168	\$345,000	\$157	120
42	5483261	12/22/2016	Pleasant Run Unit 2 Amd	1980	1590	\$379,000	\$238	\$365,000	\$230	81
43	5506527	12/22/2016	Cabrillo Square	1988	1304	\$304,900	\$234	\$300,000	\$230	15
44	5527154	12/22/2016	Pleasant Run Unit 1 Tracts A & B	1975	1462	\$305,900	\$209	\$300,000	\$205	19
45	5528585	12/22/2016	Park Scottsdale 7	1965	1520	\$310,000	\$204	\$305,000	\$201	0
46	5530564	12/22/2016	Palm Cove	1994	1279	\$315,000	\$246	\$305,000	\$238	3
47	5493437	12/23/2016	Suggs Rancho McCormick	1978	2120	\$510,000	\$241	\$500,000	\$236	109
48	5527135	12/23/2016	Sands Scottsdale Townhouses	1978	1744	\$260,000	\$149	\$260,000	\$149	36
49	5443083	12/27/2016	La Mariposa Villas	1991	1638	\$339,900	\$208	\$324,500	\$198	229
50	5491598	12/27/2016	Tierra De Los Reyes Lot 1-58	1982	1975	\$459,900	\$233	\$440,000	\$223	102
51	5516014	12/27/2016	Heritage Village 3	1982	1977	\$525,000	\$266	\$515,000	\$260	36
52	5486165	12/28/2016	Sands Scottsdale Townhouse 1	1974	2237	\$405,000	\$181	\$390,000	\$174	103
53	5506211	12/28/2016	Park Scottsdale 7	1966	1694	\$350,000	\$207	\$335,000	\$198	57
54	5514124	12/28/2016	Rancho Antigua Condominiums	1985	1005	\$195,000	\$194	\$180,000	\$179	70
55	5463118	12/29/2016	Cabrillo Square	1985	1279	\$268,000	\$210	\$268,000	\$210	141
56	5517531	12/29/2016	Vista Del Lago Lot 1-49 Tr A&B	1991	3875	\$1,074,800	\$277	\$1,038,000	\$268	60
57	5521084	12/29/2016	Traviata	2004	1472	\$310,000	\$211	\$300,000	\$204	56
58	5528367	12/29/2016	Camello Vista 1 P/D 86-568914	1974	1329	\$249,873	\$188	\$236,500	\$178	7
59	5402254	12/30/2016	Paseo Villas, Lot 10	1974	1546	\$325,900	\$211	\$308,000	\$199	293
60	5461209	12/30/2016	HERITAGE TERRACE At McCormick R	1983	2540	\$629,000	\$248	\$600,000	\$236	192
61	5488193	12/30/2016	Paseo Village Amd	1975	2152	\$439,900	\$204	\$410,000	\$191	89
62	5512814	12/30/2016	7600 Lincoln Lot 1-113 Tr A-T	1993	3368	\$699,000	\$208	\$660,000	\$196	43
63	5519017	12/30/2016	Camino De Arboles	1981	5305	\$1,599,000	\$301	\$1,470,000	\$277	307
64	5529345	12/30/2016	Suggs Rancho McCormick Lot 1-251	1979	1795	\$369,000	\$206	\$382,000	\$213	39
65	5525154	12/31/2016	Sienna Condominiums	1994	731	\$145,000	\$198	\$143,000	\$196	48

OVERVIEW

Sales Month / Year	December 2016
Homes Closed:	65
Average List Price (\$/SF):	\$222.91
Average Sale Price (\$/SF):	\$215.52
Average Days on Market:	101

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