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McCormick Ranch Sold Homes - January 2017

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5485975	1/3/2017	Suggs Rancho Mccormick Lot 1-251	1978	1950	\$479,900	\$246	\$456,000	\$234	141
2	5532491	1/3/2017	Park Scottsdale 1 Lots 1-181	1961	1684	\$319,900	\$190	\$290,000	\$172	9
3	5493735	1/4/2017	Heritage Village 3	1983	2013	\$359,000	\$178	\$340,000	\$169	105
4	5505621	1/4/2017	Pleasant Run Unit 2 Amd	1980	3313	\$450,000	\$136	\$425,000	\$128	29
5	5511006	1/4/2017	Paradise View Villas Condominiums	2004	1541	\$325,000	\$211	\$306,000	\$199	49
6	5518534	1/4/2017	Cabrillo Square	1986	1325	\$244,900	\$185	\$241,500	\$182	58
7	5524251	1/4/2017	Paseo Village Amd	1974	1798	\$476,900	\$265	\$460,000	\$256	27
8	5511048	1/5/2017	Paseo Village Second Replat	1975	2126	\$575,000	\$270	\$565,000	\$266	71
9	5514294	1/5/2017	Casitas Chaparral	1974	1410	\$282,000	\$200	\$277,000	\$196	41
10	5502982	1/6/2017	Paradise Park Manor 2	1981	3211	\$600,000	\$187	\$490,000	\$153	86
11	5520939	1/6/2017	Traviata Condominiums	2004	1233	\$269,500	\$219	\$260,000	\$211	48
12	5536993	1/6/2017	Park Scottsdale 7	1965	2148	\$314,900	\$147	\$316,000	\$147	5
13	5429194	1/9/2017	Playa Del Sur Lot 1-98	1980	2648	\$584,500	\$221	\$575,000	\$217	180
14	5529585	1/9/2017	Lakeside Villas Of Scottsdale 1	1986	1399	\$350,000	\$250	\$335,000	\$239	3
15	5513419	1/9/2017	Chateau De Vie 5	1972	1464	\$275,000	\$188	\$270,000	\$184	48
16	5533340	1/9/2017	Belcara At Mccormick Ranch Condo	1979	1212	\$204,500	\$169	\$200,000	\$165	4
17	5529630	1/9/2017	Bella Vita	1981	560	\$115,000	\$205	\$114,000	\$204	45
18	5544118	1/9/2017	North Field Estates	1995	4564	\$1,400,000	\$307	\$1,367,998	\$300	0
19	5479388	1/10/2017	Traviata	2004	1266	\$270,000	\$213	\$260,000	\$205	128
20	5497612	1/10/2017	Park Scottsdale	1962	2149	\$367,500	\$171	\$365,000	\$170	118
21	5507822	1/10/2017	Villa Hermosa In Mccormick Ranch.	1979	1937	\$479,900	\$248	\$445,000	\$230	121
22	5511985	1/10/2017	Indian Bend Village No 2 Cond	1981	1497	\$412,000	\$275	\$403,000	\$269	67
23	5511666	1/10/2017	Scottsdale Monterey Lot 1-183 & Tr	1979	1467	\$300,000	\$204	\$290,000	\$198	75
24	5520235	1/10/2017	Paradise Park Manor 2	1982	3842	\$859,900	\$224	\$850,000	\$221	15
25	5511291	1/11/2017	Park Scottsdale 2	1962	1801	\$419,900	\$233	\$402,500	\$223	90
26	5520011	1/11/2017	Walden Place Lot 1-73 & Tr A-H	1979	1780	\$419,980	\$236	\$406,000	\$228	68
27	5522365	1/11/2017	Villa Antigua Scottsdale Condominiu	1986	1036	\$195,000	\$188	\$187,500	\$181	65
28	5531395	1/11/2017	Paradise Park Trails 2 At Mccormick	1978	2671	\$635,000	\$238	\$620,000	\$232	8
29	5522712	1/12/2017	La Mariposa Villas 3 Lot 1-68 Tr A-K	1982	1522	\$399,000	\$262	\$385,500	\$253	65
30	5534080	1/12/2017	La Mariposa Villas 3 Mcr	1991	1638	\$359,900	\$220	\$359,900	\$220	4
31	5426337	1/13/2017	Mccormick Ranch-PARADISE PARK T	1980	2014	\$519,900	\$258	\$507,500	\$252	250
32	5490448	1/13/2017	Paradise Park Manor 2	1981	4070	\$650,000	\$160	\$625,500	\$154	130
33	5506501	1/13/2017	La Casa Rica	1987	1843	\$349,000	\$189	\$338,530	\$184	101
34	5526063	1/13/2017	Park Scottsdale	1961	1795	\$359,900	\$201	\$347,000	\$193	26
35	5533278	1/13/2017	Mccormick Place South Condominiu	1975	520	\$123,500	\$238	\$115,000	\$221	24
36	5533814	1/13/2017	Briarwood 3	1978	1913	\$275,000	\$144	\$265,000	\$139	17
37	5534257	1/13/2017	Park Scottsdale Townhouse Unit Tw	1964	1088	\$176,000	\$162	\$178,500	\$164	7
38	5491680	1/16/2017	Laguna San Juan	1973	2438	\$329,900	\$135	\$295,000	\$121	105

39	5503032	1/17/2017	Park Scottsdale 7	1961	2841	\$799,900	\$282	\$775,000	\$273	82
40	5535450	1/17/2017	Santa Fe Subdivision Unit Two Lot 1	1979	1890	\$600,000	\$317	\$600,000	\$317	22
41	5503669	1/18/2017	Playa Del Sur	1980	2176	\$550,000	\$253	\$522,500	\$240	111
42	5534673	1/18/2017	Sands Scottsdale Townhouse 1	1974	2291	\$499,000	\$218	\$499,000	\$218	27
43	5535644	1/18/2017	Hallcraft Villas Scottsdale 2	1974	924	\$145,000	\$157	\$140,000	\$152	37
44	5429580	1/19/2017	Santa Fe	1979	1893	\$469,000	\$248	\$449,900	\$238	258
45	5499206	1/19/2017	Walden Place	1984	1266	\$189,000	\$149	\$179,000	\$141	124
46	5522366	1/20/2017	Park Scottsdale I	1964	1088	\$175,000	\$161	\$168,000	\$154	76
47	5531653	1/21/2017	Sienna Condominiums	1994	731	\$144,900	\$198	\$140,000	\$192	51
48	5372303	1/23/2017	Park Scottsdale 4	1962	1507	\$284,900	\$189	\$269,000	\$179	161
49	5516756	1/23/2017	Sands Scottsdale	1974	2176	\$475,000	\$218	\$455,000	\$209	77
50	5529380	1/24/2017	Rancho Antigua Condominiums	1985	826	\$134,900	\$163	\$130,000	\$157	20
51	5538404	1/25/2017	Arroyo Verde Unit 2 Unit 1-146	1983	1467	\$310,000	\$211	\$300,000	\$204	33
52	5474520	1/26/2017	Heritage Village 2 Lot 1-108 Tr A-E	1978	2195	\$399,000	\$182	\$378,000	\$172	162
53	5498823	1/26/2017	Rancho Antigua Condominiums	1985	812	\$136,000	\$167	\$130,000	\$160	99
54	5406649	1/27/2017	Monaco	1975	830	\$155,000	\$187	\$154,000	\$186	326
55	5438146	1/27/2017	Estados De La Mancha	1979	2557	\$580,000	\$227	\$570,000	\$223	239
56	5527119	1/27/2017	Sands Scottsdale	1978	2047	\$480,000	\$234	\$470,000	\$230	47
57	5535066	1/27/2017	Palo Viento 1	1977	2340	\$695,000	\$297	\$675,000	\$288	48
58	5445940	1/30/2017	Paseo Village Amd	1975	2152	\$399,000	\$185	\$385,000	\$179	257
59	5513005	1/30/2017	Sandpiper Scottsdale 3	1974	1892	\$424,900	\$225	\$424,900	\$225	187
60	5528708	1/30/2017	Camello Vista 1 P/D 86-568914	1974	1335	\$249,900	\$187	\$227,000	\$170	77
61	5530760	1/30/2017	Las Colinas Unit 1001-1113 2001-21	1981	664	\$117,500	\$177	\$113,000	\$170	18
62	5463985	1/31/2017	Paradise Valley Farms	2016	6040	\$2,499,000	\$414	\$2,350,000	\$389	198
63	5480085	1/31/2017	Paradise Park Trails	1979	3052	\$565,000	\$185	\$573,595	\$188	158
64	5508438	1/31/2017	Monterey At Mountain View Phase	1993	2440	\$617,000	\$253	\$590,000	\$242	102
65	5538132	1/31/2017	Casabella Condominiums	1990	1261	\$250,000	\$198	\$250,000	\$198	29

OVERVIEW

Sales Month / Year	January 2017
Homes Closed:	65
Average List Price (\$/SF):	\$213.15
Average Sale Price (\$/SF):	\$205.75
Average Days on Market:	84

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