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McCormick Ranch Sold Homes - April 2012

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	4695112	4/4/2012	Villa de Vallarta Phase One	1980	1147	\$139,000	\$121	\$124,000	\$108	74
2	4699118	4/4/2012	El Paseo MCR-210-21	1980	2136	\$375,000	\$176	\$365,000	\$171	74
3	4707035	4/5/2012	MCCORMICK RANCH	1974	1971	\$259,000	\$131	\$265,000	\$134	33
4	4718363	4/5/2012	Los Tesoros	1983	1693	\$330,000	\$195	\$305,000	\$180	16
5	4682180	4/6/2012	Villa Royale at McCormick Ranch	1996	1151	\$175,000	\$152	\$155,000	\$135	103
6	4690651	4/6/2012	PARADISE PARK TRAILS	1980	2170	\$365,000	\$168	\$350,000	\$161	144
7	4695123	4/6/2012	Sun Canyon	1985	1091	\$169,900	\$156	\$160,000	\$147	99
8	4717852	4/6/2012	Sands Scottsdale Townhouses	1979	1744	\$209,900	\$120	\$197,500	\$113	24
9	4729309	4/6/2012	Monaco Scottsdale	1975	1044	\$180,400	\$173	\$177,000	\$170	13
10	4727313	4/6/2012	Paradise Park Trails	1979	3201	\$474,000	\$148	\$560,000	\$175	7
11	4731625	4/6/2012	Paradise Park Trails	1979	2437	\$525,000	\$215	\$522,500	\$214	2
12	4677825	4/9/2012	Pleasant Run Unit 2	1977	3696	\$249,900	\$68	\$237,400	\$64	126
13	4703629	4/10/2012	McCormick Ranch	1981	2160	\$259,000	\$120	\$250,000	\$116	72
14	4709553	4/11/2012	SUGGS RANCHO MCCORMICK	1978	1930	\$354,900	\$184	\$356,000	\$184	73
15	4725557	4/13/2012	Santa Fe Unit 02	1979	2400	\$619,000	\$258	\$610,000	\$254	7
16	4402492	4/16/2012	Paseo Village	1974	1090	\$185,000	\$170	\$160,000	\$147	473
17	4687679	4/16/2012	Santa Fe I	1978	2105	\$359,500	\$171	\$350,000	\$166	208
18	4697829	4/16/2012	McCormick Ranch	1991	3549	\$739,000	\$208	\$715,000	\$201	87
19	4721435	4/16/2012	Sands Scottsdale Two	1974	2160	\$394,000	\$182	\$380,000	\$176	38
20	4724067	4/16/2012	Santa Fe Subdivision Unit 2	1979	1890	\$425,000	\$225	\$400,000	\$212	14
21	4704672	4/17/2012	Paseo Village	1976	2564	\$420,000	\$164	\$400,000	\$156	16
22	4686094	4/18/2012	Paseo Village	1976	2564	\$389,900	\$152	\$385,000	\$150	97
23	4655230	4/18/2012	Suggs Rancho McCormick	1979	2073	\$349,500	\$169	\$340,000	\$164	158
24	4698906	4/18/2012	SANDS SCOTTSDALE	1978	2013	\$325,000	\$161	\$325,000	\$161	100
25	4645093	4/20/2012	CAMELLO VISTA	1974	1364	\$229,000	\$168	\$220,000	\$161	192
26	4690994	4/20/2012	Carriage Square Lot 1-92 TR A-B	1979	1908	\$235,100	\$123	\$210,000	\$110	80
27	4693031	4/20/2012	Monaco Scottsdale	1975	1044	\$169,900	\$163	\$169,900	\$163	380
28	4737111	4/20/2012	Palo Viento	1978	3094	\$825,000	\$267	\$775,000	\$250	8
29	4722992	4/20/2012	Villa Royale At McCormick	1996	1149	\$192,000	\$167	\$185,000	\$161	16
30	4731585	4/20/2012	Paseo Village	1977	1520	\$280,000	\$184	\$280,000	\$184	23
31	4735011	4/20/2012	Heritage Village 3	1981	1935	\$325,000	\$168	\$305,000	\$158	14
32	4697933	4/23/2012	PALM COVE	1994	1255	\$239,500	\$191	\$229,000	\$182	95
33	4733306	4/23/2012	CARRIAGE SQUARE	1979	1908	\$239,900	\$126	\$237,900	\$125	4
34	4613440	4/25/2012	Monaco Scottsdale	1975	1044	\$169,900	\$163	\$172,400	\$165	259
35	4683141	4/25/2012	PASEO VILLAS	1974	1350	\$189,000	\$140	\$175,000	\$130	110
36	4718252	4/25/2012	ESTADOS DE LA MANCHA	1980	2884	\$433,000	\$150	\$412,000	\$143	208
37	4734055	4/25/2012	Casa Serena	1991	1708	\$324,900	\$190	\$328,400	\$192	18
38	4679327	4/26/2012	McCormick Ranch	1981	2817	\$459,900	\$163	\$416,000	\$148	140

39	4680686	4/26/2012	Paradise Park Manor	1982	3680	\$495,000	\$135	\$491,000	\$133	156
40	4731659	4/26/2012	Playa Del Sur	1980	2196	\$356,000	\$162	\$352,500	\$161	8
41	4714039	4/27/2012	HERITAGE VILLAGE 3	1981	1930	\$450,000	\$233	\$430,000	\$223	28
42	4752565	4/27/2012	Veritas	2009	1913	\$514,900	\$269	\$514,900	\$269	22
43	4581462	4/30/2012	BELCARA AT MCCORMICK RANCH	1979	1073	\$136,900	\$128	\$134,900	\$126	569
44	4685282	4/30/2012	The Sands at McCormick Ranch	1973	1703	\$299,900	\$176	\$285,000	\$167	111
45	4685354	4/30/2012	Palm Cove	1994	1346	\$228,000	\$169	\$212,000	\$158	111
46	4728364	4/30/2012	SANTA FE	1979	1890	\$385,000	\$204	\$350,000	\$185	14
47	4731102	4/30/2012	Santa Fe Unit 2	1979	1812	\$279,000	\$154	\$280,000	\$155	3
48	4733859	4/30/2012	Santa Fe	1979	1890	\$300,000	\$159	\$285,000	\$151	5
49	4736386	4/30/2012	PALO VIENTO	1979	2714	\$455,000	\$168	\$465,000	\$171	34
50	4738798	4/30/2012	Vista De La Tierra	1978	2262	\$429,000	\$190	\$429,000	\$190	3
51	4742907	4/30/2012	SANDS OF SCOTTSDALE	1979	2360	\$275,000	\$117	\$315,000	\$133	6

OVERVIEW

Sales Month / Year	April 2012
Homes Closed:	51
Average List Price (\$/SF):	\$168.86
Average Sale Price (\$/SF):	\$163.81
Average Days on Market:	92

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