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McCormick Ranch Sold Homes - January 2014

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	4994266	1/3/2014	Arroyo Verde	1981	1742	\$289,900	\$166	\$260,000	\$149	67
2	5025235	1/3/2014	McCormick Ranch Palo Viento	1976	2242	\$595,000	\$265	\$575,000	\$256	64
3	4991957	1/7/2014	Pleasant Run	1975	1609	\$259,900	\$162	\$234,000	\$145	110
4	5016630	1/7/2014	The Colony at Scottsdale	1975	1117	\$190,000	\$170	\$190,000	\$170	53
5	5032506	1/7/2014	Briarwood	1974	1518	\$153,900	\$101	\$159,449	\$105	10
6	5024007	1/10/2014	Pleasant Run	1979	1590	\$299,000	\$188	\$275,000	\$173	29
7	5052731	1/10/2014	Veritas	2009	2066	\$541,750	\$262	\$541,750	\$262	29
8	5035765	1/13/2014	Monaco South Condominiums	1975	1044	\$184,900	\$177	\$178,000	\$170	13
9	4995796	1/14/2014	Arabian Gardens	1992	1797	\$349,900	\$195	\$344,000	\$191	74
10	4993152	1/15/2014	Del Norte Gardens	1979	1987	\$365,000	\$184	\$340,000	\$171	132
11	5002474	1/15/2014	Spanish Oaks	1979	1487	\$299,900	\$202	\$274,900	\$185	104
12	5002849	1/15/2014	Santa Fe Unit 1	1978	2295	\$412,500	\$180	\$387,500	\$169	115
13	5012494	1/15/2014	Paradise Park Trails 2	1983	3153	\$689,700	\$219	\$664,000	\$211	63
14	5042108	1/15/2014	Spanish Oaks	1980	1487	\$379,900	\$255	\$368,138	\$248	34
15	5037141	1/15/2014	Belcara at McCormick Ranch	1979	1073	\$150,000	\$140	\$148,000	\$138	16
16	4997997	1/16/2014	Cuernavaca Townhouses	1978	3438	\$550,000	\$160	\$611,000	\$178	1
17	5052718	1/17/2014	Veritas	2009	1913	\$519,900	\$272	\$519,900	\$272	27
18	4978710	1/20/2014	Paradise View Villas	2003	1461	\$268,900	\$184	\$245,000	\$168	168
19	5025990	1/20/2014	Palo Viento	1977	2116	\$436,900	\$206	\$412,000	\$195	59
20	5006098	1/21/2014	Sun Canyon	1985	1374	\$199,999	\$146	\$195,000	\$142	89
21	5029491	1/21/2014	Briarwood 3	1978	2459	\$229,999	\$94	\$200,000	\$81	71
22	5035860	1/21/2014	Mountain View East	1980	2814	\$749,900	\$266	\$732,000	\$260	15
23	4913888	1/23/2014	Villa De Vallarta	1980	1274	\$159,900	\$126	\$156,000	\$122	221
24	4991194	1/24/2014	Villa Royale at McCormick	1996	1490	\$247,500	\$166	\$244,000	\$164	96
25	5035775	1/27/2014	Cuernavaca Segundo	1980	2938	\$899,000	\$306	\$899,000	\$306	0
26	5037736	1/27/2014	Meridian on McCormick Ranch	1989	2419	\$395,000	\$163	\$430,839	\$178	11
27	4995648	1/31/2014	Paseo Village	1976	2113	\$339,900	\$161	\$335,000	\$159	53
28	5006231	1/31/2014	Casa Del Mar	1980	1696	\$399,000	\$235	\$358,000	\$211	122
29	5027947	1/31/2014	McCormick Ranch	1978	2788	\$668,000	\$240	\$640,000	\$230	52
30	5039522	1/31/2014	Heritage Village 3	1982	1938	\$435,000	\$224	\$410,000	\$212	31
31	5042237	1/31/2014	McCormick Ranch	1985	2404	\$549,900	\$229	\$535,000	\$223	50
32	5044167	1/31/2014	Colony at Scottsdale	1979	1256	\$229,000	\$182	\$225,000	\$179	19
33	5048275	1/31/2014	Sun Canyon	1989	1342	\$269,900	\$201	\$250,000	\$186	30

OVERVIEW

Sales Month / Year

January 2014

Homes Closed:	33
Average List Price (\$/SF):	\$194.76
Average Sale Price (\$/SF):	\$188.14
Average Days on Market:	61



All information deemed reliable but not guaranteed. If your home is currently listing with a licensed Arizona real estate agent, this is not intended as a solicitation.
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