



North Valley Team - (480) 788-6473

Info@ScottsdaleArizonaRealtor.com - www.ScottsdaleArizonaRealtor.com

McCormick Ranch Sold Homes - January 2020

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5972344	1/1/2020	Country Horizons	1987	3002	\$876,000	\$292	\$850,000	\$283	119
2	5998802	1/2/2020	Paradise Park Trails	1979	2437	\$675,000	\$277	\$682,500	\$280	62
3	5999276	1/2/2020	Villa Monterey	1968	2002	\$449,000	\$224	\$444,000	\$222	63
4	6005481	1/2/2020	Chateau De Vie 4	1969	1752	\$317,900	\$181	\$316,000	\$180	49
5	5985686	1/3/2020	El Paseo Lot 1-141 Tr A-Z	1982	2114	\$540,000	\$255	\$536,000	\$254	94
6	5990760	1/3/2020	Paseo Village Amd	1974	2590	\$565,000	\$218	\$532,000	\$205	44
7	6001783	1/3/2020	Camello Vista	1974	1335	\$317,900	\$238	\$318,500	\$239	56
8	6002913	1/3/2020	El Paseo Lot 1-141 Tr A-Z	1980	1997	\$634,000	\$317	\$634,000	\$317	62
9	6012108	1/3/2020	Hudson East Condominium	2019	1790	\$465,000	\$260	\$448,792	\$251	6
10	5957987	1/6/2020	Scottsdale Park Villas	1974	1675	\$330,000	\$197	\$315,000	\$188	79
11	5958919	1/6/2020	Cattletrack Village	2019	3745	\$1,974,000	\$527	\$1,947,500	\$520	127
12	6007225	1/6/2020	Villa De Vallarta 2	1983	1116	\$230,000	\$206	\$230,000	\$206	0
13	6007248	1/6/2020	Los Tesoros Lot 1-48	1979	1763	\$567,000	\$322	\$567,000	\$322	47
14	6010278	1/6/2020	Paradise Park Trails	1982	2978	\$750,000	\$252	\$750,000	\$252	5
15	6011626	1/6/2020	Las Colinas	1981	962	\$214,500	\$223	\$214,500	\$223	10
16	5962949	1/7/2020	Arroyo Verde	1975	1539	\$344,000	\$224	\$354,000	\$230	152
17	5985553	1/7/2020	La Buena Vida Townhouses	1968	1320	\$309,000	\$234	\$302,500	\$229	93
18	5995508	1/7/2020	Tierra De Los Reyes	1981	2303	\$682,900	\$297	\$670,000	\$291	76
19	5997406	1/8/2020	Scottsdale Links Estates	2001	3292	\$879,900	\$267	\$855,000	\$260	46
20	5991224	1/8/2020	Suggs Rancho Mccormick	1978	2042	\$529,000	\$259	\$510,000	\$250	55
21	5995533	1/8/2020	Heritage Village 3	1981	1723	\$412,000	\$239	\$396,000	\$230	61
22	6001844	1/8/2020	Villa De Vallarta 2	1983	1116	\$260,000	\$233	\$250,000	\$224	63
23	5784740	1/9/2020	Heritage Village	1981	2259	\$460,000	\$204	\$455,000	\$201	536
24	5928322	1/9/2020	Cuernavaca Townhomes	1975	1808	\$595,000	\$329	\$567,500	\$314	224
25	5980558	1/9/2020	Scottsdale In Towne Villas	1979	2575	\$475,000	\$184	\$470,000	\$183	89
26	6009678	1/9/2020	Pleasant Run Unit 2 Amd	1977	1590	\$465,000	\$292	\$455,000	\$286	12
27	5976732	1/10/2020	Camello Vista	1974	1238	\$314,900	\$254	\$290,000	\$234	73
28	6010226	1/10/2020	Chateau De Vie 6	1973	1692	\$265,000	\$157	\$255,000	\$151	40
29	6016672	1/14/2020	Casa Del Mar Lot 1-77	1980	2073	\$492,000	\$237	\$483,000	\$233	5
30	6008162	1/14/2020	Cabrillo Square	1985	1601	\$375,000	\$234	\$356,500	\$223	52
31	6013192	1/14/2020	Villa Estados Tres	2009	1783	\$429,000	\$241	\$415,000	\$233	36
32	5997924	1/15/2020	Winfield Place	1975	1002	\$218,900	\$218	\$195,000	\$195	47
33	6010863	1/15/2020	Artesia Condominiums	2009	1573	\$459,900	\$292	\$459,050	\$292	22
34	6012129	1/15/2020	Hudson East Condominium	2019	1790	\$460,000	\$257	\$442,000	\$247	22
35	6015791	1/16/2020	Mccormick Place South	1975	520	\$115,000	\$221	\$115,000	\$221	31
36	5963576	1/17/2020	Palo Verde Lane	2020	3260	\$1,989,000	\$610	\$2,064,420	\$633	166
37	6001756	1/17/2020	Briarwood 4 Lot 1-72 & Tr A-W	1979	2242	\$448,980	\$200	\$435,000	\$194	64
38	5990882	1/20/2020	Park Scottsdale	1964	1584	\$299,000	\$189	\$290,000	\$183	102
39	6012101	1/21/2020	Walden Place	1981	973	\$189,900	\$195	\$195,000	\$200	11
40	6015123	1/21/2020	Chateau De Vie	1969	1704	\$314,900	\$185	\$315,900	\$185	36
41	6019788	1/21/2020	Artesia Condominiums	2009	1573	\$479,900	\$305	\$479,900	\$305	17

42	6015885	1/22/2020	Chateau De Vie 7	1973	1216	\$305,000	\$251	\$300,000	\$247	32
43	5989190	1/23/2020	Chateau De Vie 7	1973	1728	\$345,000	\$200	\$346,500	\$201	108
44	5998272	1/23/2020	Indian Bend Village No 2 Cond	1981	1472	\$459,950	\$312	\$437,486	\$297	67
45	6011515	1/23/2020	Chateau De Vie 3	1969	1752	\$325,000	\$186	\$320,000	\$183	49
46	6016386	1/23/2020	La Cuesta 3 Lot 97-139 Tr A-D	1980	2452	\$560,000	\$228	\$560,000	\$228	34
47	5940460	1/24/2020	Paradise Valley Farms	2007	7536	\$3,498,000	\$464	\$3,350,000	\$445	223
48	6009360	1/24/2020	Lakeside Villas Of Scottsdale 1	1986	1442	\$395,000	\$274	\$358,000	\$248	59
49	5960752	1/30/2020	Pleasant Run Unit 2 Amd	1979	1590	\$445,000	\$280	\$409,400	\$257	140
50	5998906	1/30/2020	Scottsdale In Towne Villas	1979	1274	\$334,900	\$263	\$316,000	\$248	61
51	6006876	1/30/2020	Villa Monterey 7-1 Section A	1969	1836	\$349,900	\$191	\$348,900	\$190	37
52	6017189	1/30/2020	Sienna Condominiums	1994	1075	\$247,500	\$230	\$240,000	\$223	18
53	5903644	1/31/2020	Artesia Condominiums	2009	1573	\$450,000	\$286	\$435,000	\$277	309
54	5985805	1/31/2020	Artesia Condominiums	2009	3161	\$829,900	\$263	\$760,000	\$240	98
55	5989035	1/31/2020	La Buena Vida Townhouses	1968	1676	\$297,000	\$177	\$297,000	\$177	56
56	6006705	1/31/2020	Las Palomas	1989	2602	\$775,000	\$298	\$733,000	\$282	21
57	5996189	1/31/2020	Paradise Valley Farms	1978	7010	\$3,095,000	\$442	\$2,995,000	\$427	6
58	6006908	1/31/2020	Walden Place	1987	1414	\$309,000	\$219	\$289,300	\$205	36
59	6014582	1/31/2020	Sienna Condominiums	1994	731	\$199,000	\$272	\$189,150	\$259	20
60	6015145	1/31/2020	Villa Royale at McCormick Ranch	1996	1490	\$319,900	\$215	\$315,000	\$211	2
61	6017823	1/31/2020	Continental Villas	1970	1584	\$354,900	\$224	\$349,000	\$220	35
62	6019204	1/31/2020	Las Palomas	1981	2500	\$749,000	\$300	\$749,000	\$300	7
63	6021833	1/31/2020	Camelview Greens	1985	1366	\$295,000	\$216	\$295,000	\$216	0
64	6022542	1/31/2020	Casa Del Mar Lot 1-77	1980	2139	\$487,000	\$228	\$487,000	\$228	2

OVERVIEW

Sales Month / Year	January 2020 Sales
Homes Closed:	64
Average List Price (\$/SF):	\$258.83
Average Sale Price (\$/SF):	\$252.76
Average Days on Market:	68

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