

Mike Jones

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McCormick Ranch Sold Homes - July 2014

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5077527	7/1/2014	Mountain View East	1980	2778	\$589,900	\$212	\$570,000	\$205	81
2	5103111	7/1/2014	Belcara at McCormick Ranch	1979	1212	\$159,999	\$132	\$160,000	\$132	46
3	5103637	7/1/2014	Artesia	2009	1592	\$479,900	\$301	\$450,000	\$283	72
4	5121256	7/1/2014	Corriente Condominiums	2013	1343	\$345,500	\$257	\$348,255	\$259	10
5	5121278	7/1/2014	Corriente Condominiums	2013	1343	\$345,500	\$257	\$347,994	\$259	10
6	5121394	7/1/2014	Corriente	2013	1048	\$248,500	\$237	\$258,572	\$247	11
7	5091013	7/2/2014	Hilton Casitas	1973	3078	\$325,000	\$106	\$275,000	\$89	73
8	5121855	7/2/2014	Santa Fe 1	1978	1890	\$345,900	\$183	\$320,000	\$169	36
9	5117572	7/2/2014	Villa Hermosa	1979	1865	\$409,000	\$219	\$355,000	\$190	26
10	5082325	7/3/2014	PARADISE PARK TRAILS	1979	2465	\$499,000	\$202	\$489,000	\$198	105
11	5102353	7/3/2014	Belcara at McCormick Ranch	1979	780	\$108,500	\$139	\$104,500	\$134	77
12	5119131	7/3/2014	Corriente	2013	1048	\$246,000	\$235	\$250,163	\$239	5
13	5140568	7/6/2014	Spanish Oaks	1979	1487	\$269,999	\$182	\$265,000	\$178	223
14	5019979	7/7/2014	Rancho McCormick	1979	2332	\$469,999	\$202	\$450,000	\$193	249
15	5065394	7/8/2014	McCormick ranch	1978	2385	\$525,000	\$220	\$515,000	\$216	126
16	5122788	7/8/2014	Vista De La Tierra	1978	2216	\$529,000	\$239	\$529,000	\$239	41
17	4987550	7/9/2014	SANDS NORTH TOWNHOUSES	1972	3304	\$475,000	\$144	\$442,000	\$134	285
18	5131623	7/9/2014	PASEO VILLAGE	1974	1971	\$329,000	\$167	\$315,000	\$160	4
19	4953416	7/10/2014	Camello Vista	1974	1364	\$249,900	\$183	\$235,000	\$172	333
20	5082814	7/10/2014	THE SHORES	1975	2351	\$249,000	\$106	\$247,000	\$105	387
21	5051452	7/11/2014	TRAVIATA CONDOMINIUMS MCR	2004	1472	\$349,500	\$237	\$335,000	\$228	184
22	5115367	7/14/2014	Paradise Park Trails	1981	3555	\$750,000	\$211	\$732,000	\$206	13
23	5038183	7/15/2014	Rancho Antigua	1985	812	\$108,500	\$134	\$105,000	\$129	188
24	5082625	7/15/2014	HALLCRAFT VILLAS SCOTTSDALE	1974	924	\$129,999	\$141	\$128,500	\$139	88
25	5127186	7/15/2014	Indian Bend Village	1981	1472	\$309,000	\$210	\$300,000	\$204	42
26	5121308	7/15/2014	CORRIENTE CONDOMINIUMS	2008	1441	\$419,500	\$291	\$415,000	\$288	419
27	5132264	7/15/2014	Sandpiper	1973	1752	\$349,900	\$200	\$330,000	\$188	268
28	5058611	7/16/2014	Playa del Sur	1980	2990	\$599,000	\$200	\$592,000	\$198	148
29	5124484	7/16/2014	Arroyo Verde Homes	1980	1256	\$275,000	\$219	\$270,000	\$215	14
30	5099300	7/17/2014	Sands Scottsdale	1978	2072	\$394,900	\$191	\$385,000	\$186	100
31	5114229	7/17/2014	CASABELLA PATIO HOMES MCR	1976	2567	\$625,000	\$243	\$600,000	\$234	66
32	5113819	7/17/2014	Orange Tree Estates Unit Two	1979	1926	\$489,500	\$254	\$450,000	\$234	43
33	5119039	7/17/2014	Vista de la Tierra	1978	3350	\$799,900	\$239	\$799,900	\$239	3
34	5125474	7/18/2014	VILLA LA PLAYA	1977	1927	\$445,000	\$231	\$445,000	\$231	9
35	5127412	7/18/2014	Santa Fe	1979	1890	\$330,000	\$175	\$320,000	\$169	42
36	5043352	7/20/2014	Las Palomas	1988	2650	\$624,900	\$236	\$610,000	\$230	201

37	5051934	7/21/2014	Cabrillo Square	1988	1325	\$269,900	\$204	\$245,000	\$185	194
38	5054660	7/21/2014	McCormick Ranch	1978	1930	\$395,000	\$205	\$390,000	\$202	171
39	5122442	7/21/2014	Arabian Gardens(Tierra Santa)	1984	1764	\$339,900	\$193	\$320,000	\$181	30
40	5089125	7/23/2014	Sands Scottsdale Townhomes	1979	1744	\$329,900	\$189	\$321,000	\$184	89
41	5114599	7/24/2014	Hallcraft Villas Scottsdale 2	1974	924	\$144,900	\$157	\$138,000	\$149	72
42	5117191	7/24/2014	Sands Scottsdale Townhouses	1979	1744	\$325,000	\$186	\$320,000	\$183	69
43	5121482	7/24/2014	Rancho Antigua	1985	826	\$139,000	\$168	\$134,000	\$162	53
44	5056752	7/25/2014	Paradise Park Manor 2	1980	2700	\$550,000	\$204	\$500,000	\$185	188
45	5088788	7/25/2014	Camino de Arboles	1980	3763	\$1,395,000	\$371	\$1,360,000	\$361	128
46	5111961	7/25/2014	Paradise Park Trails	1979	2955	\$615,000	\$208	\$575,000	\$195	82
47	5119532	7/25/2014	McCormick Ranch	1978	2671	\$578,900	\$217	\$570,000	\$213	65
48	5136232	7/27/2014	Santa Fe 1	1978	1858	\$429,900	\$231	\$429,900	\$231	14
49	5092489	7/28/2014	Paseo Village	1976	1998	\$429,900	\$215	\$425,000	\$213	111
50	5009488	7/31/2014	Heritage Village I	1979	2386	\$499,000	\$209	\$440,000	\$184	253
51	5075764	7/31/2014	Vista del Cielo	1980	2456	\$450,000	\$183	\$435,000	\$177	122
52	5112941	7/31/2014	McCormick Ranch	1979	2182	\$499,999	\$229	\$499,999	\$229	70
53	5113021	7/31/2014	Casas Dia Festivo	1986	2068	\$485,000	\$235	\$485,000	\$235	53
54	5117087	7/31/2014	Spanish Oaks Unit One	1979	1835	\$450,000	\$245	\$450,000	\$245	62
55	5120655	7/31/2014	Heritage Village III	1983	1930	\$325,000	\$168	\$318,000	\$165	56
56	5123529	7/31/2014	The Island at McCormick Ranch	1980	2623	\$679,000	\$259	\$668,000	\$255	63
57	5130832	7/31/2014	Belcara at McCormick Ranch	1979	1212	\$160,000	\$132	\$160,000	\$132	25
58	5143452	7/31/2014	RIDE-N-ROCK RANCHOS	1972	5351	\$865,000	\$162	\$775,000	\$145	95

OVERVIEW

Sales Month / Year	July 2014
Homes Closed:	58
Average List Price (\$/SF):	\$205.24
Average Sale Price (\$/SF):	\$198.83
Average Days on Market:	105



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