



## North Valley Team - (480) 788-6473

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### McCormick Ranch Sold Homes - July 2019

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5826341	7/1/2019	Laguna San Juan	1973	2013	\$529,000	\$263	\$510,000	\$253	229
2	5907217	7/1/2019	Topaz By Starpointe Replat	2013	4277	\$1,595,000	\$373	\$1,540,000	\$360	38
3	5906199	7/1/2019	Traviata Condominiums	2004	1472	\$385,000	\$262	\$385,000	\$262	43
4	5909539	7/1/2019	Veritas at McCormick Ranch Condor	2013	2066	\$584,900	\$283	\$572,500	\$277	45
5	5924791	7/1/2019	Country Horizons Lot 1-67 Tr A-B	1985	3128	\$799,999	\$256	\$775,000	\$248	27
6	5933458	7/1/2019	Park Scottsdale 9 Amd	1967	1380	\$369,000	\$267	\$352,500	\$255	22
7	5935991	7/1/2019	Park Scottsdale 3 Lots 551-620	1962	1975	\$416,000	\$211	\$415,000	\$210	25
8	5895282	7/2/2019	Villa La Playa	1978	2038	\$515,000	\$253	\$490,000	\$240	112
9	5895819	7/2/2019	Vista Del Lago	1982	3485	\$999,000	\$287	\$950,000	\$273	108
10	5904532	7/2/2019	Las Palomas Lot 1-144 & Tr A-P Priv	1979	2810	\$654,000	\$233	\$640,000	\$228	43
11	5924771	7/2/2019	Mccormick Place South Condominiu	1975	1044	\$249,900	\$239	\$235,000	\$225	43
12	5840455	7/3/2019	Suggs Rancho Mccormick Lot 1-251	1986	2485	\$689,000	\$277	\$660,000	\$266	216
13	5894940	7/3/2019	Sands Scottsdale Townhouse 1	1974	2237	\$472,900	\$211	\$460,000	\$206	100
14	5934141	7/3/2019	Casa Buena	1979	2076	\$610,000	\$294	\$610,000	\$294	33
15	5936984	7/3/2019	Villa De Vallarta 2	1983	876	\$159,900	\$183	\$159,000	\$182	14
16	5848473	7/5/2019	Paseo Village Amd	1974	1971	\$465,000	\$236	\$450,000	\$228	195
17	5869895	7/5/2019	Suggs Rancho Mccormick Lot 1-251	1979	1930	\$485,000	\$251	\$468,750	\$243	120
18	5928342	7/5/2019	Walden Place 3 Lot 101-111 113-15	1981	1496	\$295,000	\$197	\$290,000	\$194	49
19	5934002	7/5/2019	Villa Monterey 8b Amended	1973	1103	\$259,000	\$235	\$255,000	\$231	12
20	5895592	7/8/2019	Briarwood 4	1980	2667	\$484,000	\$181	\$450,000	\$169	78
21	5901810	7/8/2019	Palo Viento 1	1977	1758	\$534,900	\$304	\$523,000	\$297	65
22	5904225	7/8/2019	Villa Antigua	1986	1183	\$275,000	\$232	\$265,000	\$224	106
23	5921071	7/8/2019	Chateau De Vie	1969	1704	\$277,000	\$163	\$277,000	\$163	67
24	5934365	7/8/2019	Tierra Feliz	1979	3155	\$869,000	\$275	\$869,000	\$275	37
25	5932326	7/8/2019	Pleasant Run Unit 2 Amd	1977	1590	\$319,000	\$201	\$310,000	\$195	40
26	5933285	7/8/2019	Park Scottsdale 11	1968	2621	\$459,900	\$175	\$440,000	\$168	39
27	5834670	7/9/2019	Cattletrack Village	2019	4181	\$1,989,000	\$476	\$1,900,000	\$454	62
28	5895347	7/9/2019	Park Scottsdale 2	1961	1801	\$365,000	\$203	\$360,000	\$200	77
29	5914609	7/9/2019	Laguna San Juan	1973	1651	\$349,000	\$211	\$305,000	\$185	81
30	5918518	7/9/2019	Pima Inn Condominiums Phase 2 Ur	1966	1064	\$175,000	\$164	\$175,000	\$164	40
31	5934322	7/9/2019	Pleasant Run Unit 1 Tracts A & B	1975	1302	\$345,000	\$265	\$330,000	\$253	38
32	5892952	7/10/2019	Indian Bend Village No 1 Unit 21-30	1981	1472	\$359,900	\$244	\$333,000	\$226	101
33	5894204	7/10/2019	Chateau De Vie 4	1969	1576	\$320,000	\$203	\$318,000	\$202	93
34	5911994	7/10/2019	Mccormick Place South Condominiu	1975	1044	\$199,900	\$191	\$194,000	\$186	70
35	5923837	7/10/2019	Winfield Place Phase 1	1975	692	\$157,400	\$227	\$145,000	\$210	35
36	5927854	7/10/2019	Parkcrest	1967	1989	\$549,900	\$276	\$548,000	\$276	10
37	5939656	7/10/2019	Arroyo Verde Unit 2 Unit 1-146	1984	1467	\$400,000	\$273	\$402,500	\$274	2
38	5946549	7/10/2019	Continental Villas	1970	1352	\$225,000	\$166	\$240,000	\$178	3
39	5884947	7/12/2019	Winfield Place Phase 2 Condominiu	1975	1002	\$180,000	\$180	\$179,000	\$179	113
40	5913589	7/12/2019	Tierra Lot 1-15	1981	4322	\$1,275,000	\$295	\$1,230,000	\$285	85
41	5914087	7/12/2019	Villa Monterey 7 Amd	1968	1558	\$254,800	\$164	\$245,000	\$157	69

42	5938300	7/12/2019	Park Scottsdale 1-A	1962	1620	\$385,000	\$238	\$378,500	\$234	15
43	5924497	7/12/2019	Casas Dia Festivo Amd Lot 8-11 29-3	1986	2068	\$559,000	\$270	\$555,000	\$268	58
44	5930598	7/12/2019	Rancho Antigua Condominiums	1985	1053	\$239,000	\$227	\$240,000	\$228	10
45	5934287	7/12/2019	Chateau De Vie 4	1969	1576	\$274,000	\$174	\$274,000	\$174	2
46	5943881	7/12/2019	Scottsdale In Towne Villas Amd Unit	1979	1769	\$353,900	\$200	\$353,900	\$200	0
47	5936108	7/12/2019	Park Scottsdale	1962	1585	\$409,900	\$259	\$412,000	\$260	38
48	5876879	7/15/2019	Las Palomas Lot 1-144 & Tr A-P Priv	1988	3472	\$775,000	\$223	\$740,000	\$213	133
49	5918496	7/15/2019	Park Scottsdale 18	1972	1107	\$379,900	\$343	\$374,900	\$339	24
50	5924320	7/15/2019	Sienna Condominiums	1994	1075	\$234,999	\$219	\$225,000	\$209	52
51	5927888	7/15/2019	Villa Estados Tres Condominium	2009	1783	\$370,000	\$208	\$330,000	\$185	59
52	5928303	7/16/2019	Park Scottsdale Townhouse Unit Tw	1964	1408	\$264,900	\$188	\$261,500	\$186	59
53	5933995	7/16/2019	Las Colinas Unit 1001-1113 2001-21	1981	919	\$205,000	\$223	\$200,000	\$218	10
54	5933031	7/16/2019	Continental Villas	1970	2246	\$375,000	\$167	\$380,000	\$169	2
55	5860394	7/17/2019	Chateau De Vie 3	1969	1752	\$273,000	\$156	\$270,000	\$154	173
56	5887682	7/17/2019	Sienna Condominiums	1994	1073	\$234,900	\$219	\$232,900	\$217	107
57	5888914	7/17/2019	Hayden Estates Lot 1-128	1982	2129	\$559,500	\$263	\$550,000	\$258	142
58	5906459	7/17/2019	Casabella Condominiums	1990	1076	\$264,000	\$245	\$258,000	\$240	105
59	5917030	7/17/2019	Heritage Village 2 Lot 1-108 Tr A-E	1978	2195	\$609,000	\$277	\$580,000	\$264	49
60	5877278	7/18/2019	Heritage Village 3 Lot 1-166 Tr A-E	1982	1930	\$399,000	\$207	\$380,000	\$197	167
61	5917031	7/18/2019	Santa Fe Reamended Lot 1-125 & Tr	1978	1890	\$425,000	\$225	\$409,000	\$216	33
62	5928726	7/18/2019	Chateau De Vie 7	1973	1216	\$279,000	\$229	\$257,000	\$211	60
63	5930870	7/18/2019	Briarwood	1980	2937	\$475,000	\$162	\$448,000	\$153	55
64	5931143	7/18/2019	Paseo Village Amd	1974	1334	\$399,999	\$300	\$388,500	\$291	5
65	5947193	7/18/2019	Rancho Antigua Condominiums	1985	1053	\$179,900	\$171	\$187,300	\$178	1
66	5940923	7/18/2019	Traviata Condominiums	2004	1472	\$383,500	\$261	\$382,500	\$260	13
67	5872910	7/19/2019	Suggs Ranch Mccormick Replat	1987	2448	\$525,000	\$214	\$524,000	\$214	165
68	5904413	7/19/2019	Santo Tomas Scottsdale 1 Lot 1-21 T	1978	2080	\$599,000	\$288	\$591,000	\$284	75
69	5913566	7/19/2019	Corriente Condominiums	2013	1509	\$450,000	\$298	\$437,000	\$290	98
70	5940626	7/19/2019	Laguna San Juan	1973	2072	\$419,000	\$202	\$400,000	\$193	14
71	5942904	7/19/2019	Mccormick Ranch- PLEASANT RUN U	1980	3313	\$479,000	\$145	\$475,000	\$143	31
72	5929295	7/22/2019	Mccormick Ranch	1979	2477	\$729,900	\$295	\$712,500	\$288	34
73	5935975	7/22/2019	Scottsdale In Towne Villas Amd Unit	1979	1594	\$355,000	\$223	\$360,000	\$226	1
74	5942743	7/22/2019	Chateau De Vie 5	1972	1088	\$285,000	\$262	\$285,100	\$262	3
75	5834898	7/23/2019	Colonia Encantada Cuernavaca Segu	1981	2230	\$979,000	\$439	\$945,000	\$424	271
76	5939242	7/23/2019	Santa Fe II In Mccormick Ranch	1979	1812	\$450,000	\$248	\$440,000	\$243	42
77	5947052	7/23/2019	Lakeside Villas Of Scottsdale 1	1986	1442	\$325,000	\$225	\$290,000	\$201	9
78	5904666	7/24/2019	Casabella Condominiums	1990	1076	\$270,000	\$251	\$265,000	\$246	115
79	5913982	7/24/2019	El Paseo	1983	2041	\$519,000	\$254	\$513,000	\$251	97
80	5952959	7/24/2019	Sands Scottsdale Townhouse 1	1977	2328	\$400,000	\$172	\$375,000	\$161	8
81	5933542	7/25/2019	Sandpiper Scottsdale 4	1979	2608	\$765,000	\$293	\$760,000	\$291	12
82	5939058	7/25/2019	Park Scottsdale Townhouse Unit Tw	1964	1584	\$249,500	\$158	\$247,000	\$156	8
83	5941694	7/25/2019	Villa La Playa	1978	2360	\$649,000	\$275	\$647,800	\$274	23
84	5953173	7/25/2019	Hallcraft Villas Scottsdale 2	1974	1053	\$224,900	\$214	\$220,000	\$209	2
85	5842757	7/26/2019	Los Abrigados	1995	3093	\$549,900	\$178	\$538,000	\$174	245
86	5883598	7/26/2019	Casita El Puente	1977	1456	\$285,000	\$196	\$270,000	\$185	140
87	5921041	7/26/2019	Sands Scottsdale Townhouses Two I	1979	1800	\$439,900	\$244	\$425,000	\$236	85
88	5930759	7/26/2019	Villa Royale at Mccormick Ranch	1996	1490	\$314,900	\$211	\$308,750	\$207	41
89	5939065	7/26/2019	Villa Antano	1985	2465	\$549,000	\$223	\$549,000	\$223	13
90	5938648	7/26/2019	Las Colinas Unit 1001-1113 2001-21	1981	919	\$210,000	\$229	\$210,000	\$229	45
91	5947545	7/26/2019	Paradise Park Trails	1979	2616	\$535,000	\$205	\$500,000	\$191	25
92	5802308	7/29/2019	Villa Hermosa Lot 1-108	1979	1865	\$615,000	\$330	\$585,000	\$314	216
93	5871003	7/29/2019	Vista Del Cielo	1980	2649	\$609,900	\$230	\$593,000	\$224	173
94	5883013	7/29/2019	Hallcraft Villas Scottsdale 2	1980	1301	\$239,900	\$184	\$230,000	\$177	166
95	5898649	7/29/2019	Sands Scottsdale Townhouse 1	1976	2096	\$430,000	\$205	\$400,000	\$191	103
96	5919335	7/29/2019	Villa Monterey 6	1967	1758	\$379,000	\$216	\$379,000	\$216	65
97	5927934	7/29/2019	Chateau De Vie 7	1973	1216	\$279,999	\$230	\$277,000	\$228	65
98	5932188	7/29/2019	Cabrillo Square	1985	1325	\$315,000	\$238	\$318,000	\$240	62

99	5934258	7/29/2019	Hallcraft Villas Scottsdale 2	1974	1053	\$224,900	\$214	\$225,000	\$214	59
100	5938085	7/29/2019	Villa Antigua	1986	755	\$169,950	\$225	\$166,000	\$220	13
101	5939675	7/29/2019	Artesia Condominiums	2009	1573	\$439,000	\$279	\$420,000	\$267	32
102	5942599	7/29/2019	Rancho Antigua Condominiums	1985	1053	\$219,000	\$208	\$175,000	\$166	42
103	5943330	7/29/2019	Monterra Scottsdale Residences	1980	960	\$195,777	\$204	\$197,000	\$205	38
104	5926338	7/30/2019	Las Colinas Unit 1001-1113 2001-21	1981	664	\$167,500	\$252	\$158,000	\$238	77
105	5933788	7/30/2019	Park Scottsdale 3 Lot 594	1962	1349	\$399,500	\$296	\$380,000	\$282	59
106	5943769	7/30/2019	Casita El Puente	1977	1456	\$299,900	\$206	\$292,500	\$201	38
107	5946521	7/30/2019	Sienna Condominiums	1994	731	\$185,000	\$253	\$181,000	\$248	31
108	5958707	7/30/2019	Palo Viento	1976	3050	\$1,050,000	\$344	\$1,050,000	\$344	0
109	5706847	7/31/2019	Paseo Village Amd	1974	2789	\$539,500	\$193	\$450,000	\$161	567
110	5870379	7/31/2019	Palm Cove	1994	1346	\$318,000	\$236	\$312,000	\$232	168
111	5902090	7/31/2019	Paradise Park Trails	1979	2432	\$629,000	\$259	\$600,000	\$247	127
112	5925428	7/31/2019	La Jolla Blanca Lot 1-64 Tr A-H J	1981	1755	\$498,000	\$284	\$470,000	\$268	61
113	5913698	7/31/2019	Paradise Park Manor 2	1980	2969	\$915,000	\$308	\$900,000	\$303	40
114	5921411	7/31/2019	Tierra Feliz 3 Mcr 194-33	1979	3024	\$774,000	\$256	\$735,000	\$243	33
115	5934033	7/31/2019	Paradise Park Trails 2 Lot 1-188 Tr A	1979	3439	\$1,274,900	\$371	\$1,220,000	\$355	50
116	5945571	7/31/2019	Park Scottsdale 12	1970	1852	\$476,000	\$257	\$476,000	\$257	44
117	5945793	7/31/2019	Laguna San Juan	1973	2018	\$545,000	\$270	\$512,500	\$254	26
118	5946418	7/31/2019	Meridian On Mccormick Ranch	1991	1969	\$500,000	\$254	\$490,000	\$249	33

#### OVERVIEW

Sales Month / Year	July 2019 Sales
Homes Closed:	118
Average List Price (\$/SF):	\$239.64
Average Sale Price (\$/SF):	\$232.70
Average Days on Market:	69

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