



North Valley Team - (480) 788-6473

Info@ScottsdaleArizonaRealtor.com - www.ScottsdaleArizonaRealtor.com

McCormick Ranch Sold Homes - July 2021

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	6222863	7/1/2021	Villa Hermosa	1984	2465	\$995,000	\$404	\$1,100,000	\$446	50
2	6225961	7/1/2021	Chateau De Vie	1969	1752	\$410,000	\$234	\$400,000	\$228	51
3	6230805	7/1/2021	Casa Del Mar	1980	1647	\$525,000	\$319	\$525,000	\$319	0
4	6234875	7/1/2021	Santa Fe I	1978	2046	\$690,000	\$337	\$680,000	\$332	31
5	6231299	7/2/2021	Del Norte Gardens	1979	1987	\$575,000	\$289	\$562,000	\$283	42
6	6237076	7/2/2021	7600 Lincoln	1993	2655	\$1,490,000	\$561	\$1,515,000	\$571	4
7	6242201	7/2/2021	Parkcrest	1963	1562	\$495,000	\$317	\$610,000	\$391	28
8	6242556	7/2/2021	Hallcraft Villas Scottsdale 2	1980	1233	\$310,000	\$251	\$341,500	\$277	35
9	6244828	7/2/2021	Rancho Antigua	1985	812	\$229,000	\$282	\$232,500	\$286	7
10	6246561	7/2/2021	Winfield Place	1975	1002	\$319,000	\$318	\$312,500	\$312	13
11	6258888	7/2/2021	Park Scottsdale	1961	2098	\$800,000	\$381	\$800,000	\$381	0
12	6251232	7/6/2021	Winfield Place	1975	1002	\$260,000	\$259	\$275,000	\$274	2
13	6234247	7/6/2021	Parkcrest	1963	1656	\$600,000	\$362	\$601,549	\$363	29
14	6237348	7/6/2021	Cuernavaca	1978	1965	\$890,000	\$453	\$850,000	\$433	22
15	6246182	7/6/2021	Camello Vista 1	1974	1329	\$499,000	\$375	\$550,000	\$414	28
16	6243055	7/6/2021	Briarwood	1973	2870	\$635,000	\$221	\$635,000	\$221	7
17	6249691	7/6/2021	Sienna	1994	731	\$260,000	\$356	\$260,000	\$356	27
18	6220999	7/7/2021	Sandpiper Scottsdale 3	1974	1977	\$700,000	\$354	\$700,000	\$354	37
19	6235587	7/7/2021	Mountain View East	1979	2744	\$1,195,000	\$435	\$1,200,025	\$437	32
20	6239049	7/7/2021	Belcara at McCormick Ranch	1979	1212	\$354,900	\$293	\$350,000	\$289	19
21	6248951	7/7/2021	Villa La Playa	1978	2479	\$699,000	\$282	\$705,000	\$284	5
22	6235447	7/8/2021	Casitas Chaparral	1974	1229	\$375,000	\$305	\$375,000	\$305	25
23	6238587	7/8/2021	Casabella	1990	819	\$305,000	\$372	\$305,000	\$372	2
24	6246295	7/8/2021	Villa Antigua Scottsdale	1986	1036	\$329,000	\$318	\$340,000	\$328	7
25	6255796	7/8/2021	Casa Buena	1982	1883	\$650,000	\$345	\$675,000	\$358	5
26	6230893	7/9/2021	El Paseo	1983	2034	\$745,000	\$366	\$745,000	\$366	59
27	6233642	7/9/2021	Park Scottsdale	1964	1088	\$308,000	\$283	\$325,000	\$299	61
28	6236958	7/9/2021	Island at McCormick Ranch	1985	4601	\$2,100,000	\$456	\$2,025,000	\$440	52
29	6239621	7/9/2021	Heritage Village 3	1981	1938	\$899,000	\$464	\$818,000	\$422	39
30	6239451	7/9/2021	Artesia	2009	1244	\$460,000	\$370	\$463,000	\$372	50
31	6247079	7/9/2021	Chateau De Vie 2	1969	1352	\$399,000	\$295	\$385,000	\$285	6
32	6255583	7/9/2021	Scottsdale In Towne Villas	1979	1594	\$469,900	\$295	\$501,000	\$314	16
33	6255614	7/9/2021	Paseo Village	1978	2967	\$939,000	\$316	\$890,000	\$300	11
34	6255138	7/9/2021	Club Scottsdale	1987	1031	\$335,000	\$325	\$370,000	\$359	4
35	6255350	7/12/2021	Paseo Vista	1977	2219	\$675,000	\$304	\$755,000	\$340	19
36	6231651	7/13/2021	Indian Bend Village	1982	1557	\$503,000	\$323	\$503,000	\$323	40
37	6244021	7/13/2021	Park Scottsdale 3	1962	1601	\$559,900	\$350	\$542,500	\$339	28
38	6238613	7/13/2021	Villa De Vallarta	1980	1000	\$370,000	\$370	\$365,000	\$365	42
39	6256592	7/13/2021	Continental Villas	1970	1174	\$300,000	\$256	\$307,000	\$261	4
40	6257665	7/13/2021	Lincoln Gardens	1984	850	\$199,900	\$235	\$199,000	\$234	15
41	6232284	7/14/2021	Park Scottsdale	1961	1550	\$650,000	\$419	\$650,000	\$419	31

42	6249198	7/14/2021	Las Colinas	1981	664	\$220,000	\$331	\$222,000	\$334	3
43	6243685	7/14/2021	Chateau De Vie	1969	1704	\$459,500	\$270	\$460,000	\$270	45
44	6243895	7/14/2021	Santa Fe	1978	1890	\$650,000	\$344	\$650,000	\$344	4
45	6249790	7/14/2021	Hayden Estates	1983	2743	\$775,000	\$283	\$777,000	\$283	34
46	6189285	7/15/2021	Villa De Vallarta	1980	1000	\$339,999	\$340	\$338,000	\$338	68
47	6230673	7/15/2021	Park Scottsdale 5	1963	1976	\$669,900	\$339	\$669,900	\$339	73
48	6240419	7/15/2021	Park Scottsdale	1960	1560	\$795,000	\$510	\$700,000	\$449	15
49	6253506	7/15/2021	Las Colinas	1981	919	\$250,000	\$272	\$260,000	\$283	35
50	6247660	7/15/2021	Briarwood	1974	3543	\$699,900	\$198	\$675,000	\$191	31
51	6254758	7/15/2021	Casitas Chaparral	1974	1604	\$385,000	\$240	\$431,000	\$269	3
52	6252594	7/15/2021	Sienna at McCormick Ranch	1994	1230	\$379,900	\$309	\$382,000	\$311	6
53	6255616	7/15/2021	Park Scottsdale 11	1968	2046	\$599,000	\$293	\$622,000	\$304	20
54	6223018	7/16/2021	Park Scottsdale 8	1966	1380	\$569,900	\$413	\$566,500	\$411	61
55	6229535	7/16/2021	Pleasant Run	1980	2670	\$759,000	\$284	\$692,500	\$259	80
56	6240344	7/16/2021	Mountain View East	1979	3311	\$1,499,999	\$453	\$1,400,000	\$423	55
57	6249636	7/16/2021	Hallcraft Villas	1974	924	\$292,000	\$316	\$292,000	\$316	11
58	6255409	7/16/2021	Chateau De Vie	1969	1302	\$330,000	\$253	\$330,000	\$253	0
59	6249452	7/16/2021	Scottsdale Links Estates	2002	2382	\$885,000	\$372	\$900,000	\$378	6
60	6251942	7/16/2021	Park Scottsdale 11	1968	2112	\$799,000	\$378	\$725,000	\$343	30
61	6235395	7/19/2021	Park Scottsdale 18	1972	1993	\$628,100	\$315	\$623,200	\$313	20
62	6251604	7/19/2021	El Paseo	1984	1846	\$600,000	\$325	\$630,000	\$341	14
63	6195422	7/20/2021	Las Palomas	1988	2990	\$1,225,000	\$410	\$1,200,000	\$401	103
64	6227677	7/20/2021	Laguna San Juan	1973	2100	\$675,000	\$321	\$655,000	\$312	65
65	6242223	7/20/2021	Villa Del Sol	1988	1709	\$680,000	\$398	\$667,000	\$390	28
66	6251822	7/20/2021	Pleasant Run	1979	1590	\$550,000	\$346	\$555,000	\$349	7
67	6224195	7/21/2021	Casita El Puente	1977	1172	\$399,500	\$341	\$399,500	\$341	50
68	6248518	7/21/2021	Park Scottsdale	1964	1088	\$279,900	\$257	\$295,000	\$271	40
69	6241857	7/21/2021	Parkcrest	1973	1338	\$534,900	\$400	\$505,000	\$377	40
70	6250142	7/21/2021	Park Scottsdale 2	1961	2029	\$549,900	\$271	\$521,000	\$257	10
71	6256947	7/21/2021	Santa Fe	1979	1890	\$785,000	\$415	\$780,000	\$413	20
72	6233303	7/22/2021	Park Scottsdale	1964	1584	\$319,900	\$202	\$325,000	\$205	59
73	6244423	7/22/2021	Winfield Place	1975	578	\$229,000	\$396	\$229,000	\$396	16
74	6247203	7/22/2021	Park Scottsdale 6	1964	2143	\$775,000	\$362	\$775,000	\$362	4
75	6255103	7/22/2021	Casita El Puente	1975	1576	\$562,500	\$357	\$568,000	\$360	30
76	6228305	7/23/2021	Belcara at McCormick Ranch	1979	658	\$260,000	\$395	\$260,000	\$395	42
77	6230927	7/23/2021	Chateau De Vie	1969	1704	\$405,000	\$238	\$405,000	\$238	3
78	6251892	7/23/2021	Park Lane 3	1979	1858	\$565,000	\$304	\$557,500	\$300	18
79	6247931	7/23/2021	Lincoln Gardens	1984	1110	\$299,000	\$269	\$321,000	\$289	7
80	6252558	7/23/2021	Paseo Vista	1977	2386	\$1,100,000	\$461	\$1,050,000	\$440	34
81	6224350	7/26/2021	Pima Inn Phase 2	1966	1064	\$299,000	\$281	\$330,000	\$310	97
82	6238725	7/26/2021	Santa Fe 2	1979	1890	\$745,000	\$394	\$735,000	\$389	32
83	6241294	7/26/2021	Pleasant Run	1977	1972	\$599,900	\$304	\$570,000	\$289	35
84	6242654	7/26/2021	Park Scottsdale 9	1967	2149	\$775,000	\$361	\$785,000	\$365	39
85	6252453	7/26/2021	Park Scottsdale	1964	1408	\$350,000	\$249	\$366,000	\$260	41
86	6254102	7/26/2021	El Paseo	1983	2034	\$700,000	\$344	\$741,245	\$364	33
87	6219687	7/27/2021	Hayden Estates	1983	1801	\$725,000	\$403	\$718,200	\$399	0
88	6237988	7/27/2021	La Buena Vida	1968	1680	\$465,000	\$277	\$470,000	\$280	53
89	6239264	7/27/2021	Rancho Antigua	1985	1305	\$310,000	\$238	\$315,000	\$241	58
90	6246681	7/27/2021	Chateau De Vie 3	1969	1752	\$434,900	\$248	\$434,900	\$248	52
91	6247386	7/27/2021	Winfield Place	1975	697	\$210,000	\$301	\$220,000	\$316	22
92	6252818	7/27/2021	Villa Monterey	1973	1212	\$435,000	\$359	\$435,000	\$359	40
93	6251213	7/27/2021	Palm Cove	1994	1640	\$575,000	\$351	\$585,000	\$357	43
94	6252787	7/27/2021	Park Scottsdale 2	1961	2614	\$599,000	\$229	\$637,000	\$244	23
95	6257924	7/27/2021	Briarwood 5	1981	2687	\$545,000	\$203	\$543,200	\$202	3
96	6259344	7/27/2021	Rancho Antigua	1985	1305	\$319,900	\$245	\$325,500	\$249	25
97	6232661	7/28/2021	Sands Scottsdale 4	1978	2127	\$900,000	\$423	\$902,000	\$424	42
98	6237139	7/28/2021	Park Scottsdale 12	1970	1596	\$639,000	\$400	\$616,000	\$386	60

99	6240280	7/28/2021	Paseo Village	1976	2764	\$1,595,000	\$577	\$1,595,000	\$577	20
100	6248717	7/28/2021	Briarwood 4	1980	2242	\$528,000	\$236	\$498,000	\$222	3
101	6253656	7/28/2021	Chateau De Vie 6	1973	1426	\$397,000	\$278	\$440,000	\$309	7
102	6263358	7/28/2021	Park Scottsdale 18	1972	2209	\$600,000	\$272	\$725,000	\$328	0
103	6266171	7/28/2021	Park Scottsdale 12	1970	2018	\$565,000	\$280	\$605,000	\$300	0
104	6259066	7/29/2021	Chateau De Vie 3	1969	1752	\$479,000	\$273	\$479,000	\$273	16
105	6235464	7/29/2021	Las Colinas	1981	975	\$309,500	\$317	\$305,000	\$313	73
106	6248317	7/29/2021	La Casa Rica	1979	2443	\$800,000	\$327	\$801,000	\$328	41
107	6245751	7/29/2021	Arabian Gardens	1983	1873	\$655,000	\$350	\$655,000	\$350	33
108	6260045	7/29/2021	Paradise Park Trails	1979	2300	\$765,000	\$333	\$835,000	\$363	2
109	6200662	7/30/2021	Artesia	2009	3062	\$945,000	\$309	\$945,000	\$309	18
110	6227951	7/30/2021	Continental Villas	1970	1352	\$385,262	\$285	\$371,000	\$274	70
111	6225543	7/30/2021	Briarwood 4	1980	2256	\$590,000	\$262	\$610,000	\$270	15
112	6253583	7/30/2021	Palm Cove	1994	1426	\$659,000	\$462	\$659,000	\$462	8
113	6257726	7/30/2021	Briarwood	1973	2007	\$618,000	\$308	\$650,000	\$324	13
114	6256614	7/30/2021	Sands Scottsdale 1	1973	2125	\$839,900	\$395	\$780,000	\$367	24
115	6261355	7/30/2021	Casabella	1990	1055	\$362,900	\$344	\$390,000	\$370	10
116	6258267	7/30/2021	Chateau De Vie 4	1969	1752	\$449,100	\$256	\$459,000	\$262	9
117	6260594	7/30/2021	Hallcraft Villas Scottsdale 2	1980	1233	\$365,000	\$296	\$365,000	\$296	8
118	6263856	7/30/2021	Arroyo Verde	1982	1288	\$450,000	\$349	\$453,000	\$352	5
119	6269484	7/30/2021	Park Scottsdale 7	1965	1567	\$555,000	\$354	\$575,000	\$367	1

OVERVIEW

Sales Month / Year	July 2021 Sales
Homes Closed:	119
Average List Price (\$/SF):	\$330.31
Average Sale Price (\$/SF):	\$332.79
Average Days on Market:	27

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