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McCormick Ranch Sold Homes - June 2023

#	MLS#	COE Date	Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	6548986	06/01/23	Tierra Nueva	1982	3750	\$1,700,000	\$453	\$1,650,000	\$440	18
2	6464066	06/01/23	Park Scottsdale 8	1966	2697	\$1,395,000	\$517	\$1,265,000	\$469	258
3	6495290	06/01/23	Indian Bend Village	1981	1976	\$759,500	\$384	\$729,500	\$369	137
4	6558294	06/01/23	Heritage Village 1	1978	2539	\$1,150,000	\$453	\$1,140,000	\$449	4
5	6543400	06/01/23	Park Scottsdale 2	1961	1640	\$699,900	\$427	\$705,000	\$430	44
6	6543877	06/01/23	Villa Royale at McCormick Ranch	1996	1149	\$475,000	\$413	\$460,000	\$400	21
7	6529264	06/01/23	Park Scottsdale	1964	1584	\$454,999	\$287	\$440,000	\$278	57
8	6518495	06/01/23	Estados De La Mancha	1981	2797	\$1,595,000	\$570	\$1,550,000	\$554	86
9	6505219	06/01/23	Villa Estados	1984	1764	\$405,000	\$230	\$395,000	\$224	86
10	6559562	06/02/23	Pima Inn Condominiums	1966	1064	\$325,000	\$305	\$316,875	\$298	7
11	6517405	06/05/23	Parkcrest	1966	2466	\$1,064,900	\$432	\$989,000	\$401	77
12	6542750	06/05/23	Paseo Village	1977	2016	\$899,000	\$446	\$899,000	\$446	8
13	6474433	06/05/23	Casa Del Mar	1980	1689	\$698,000	\$413	\$680,000	\$403	208
14	6552070	06/05/23	Chateau De Vie 3	1969	1752	\$515,000	\$294	\$510,000	\$291	34
15	6528519	06/05/23	Veritas at McCormick Ranch	2009	2065	\$849,900	\$412	\$810,000	\$392	92
16	6552713	06/05/23	Suggs Rancho McCormick	1988	2196	\$1,195,000	\$544	\$1,135,000	\$517	32
17	6493414	06/05/23	Scottsdale Monterey	1980	1638	\$550,000	\$336	\$510,000	\$311	155
18	6541141	06/06/23	Las Palomas	1983	3131	\$1,300,000	\$415	\$1,300,000	\$415	43
19	6517492	06/06/23	Las Villas	1979	1655	\$725,000	\$438	\$720,000	\$435	93
20	6541515	06/06/23	Orange Tree Estates	1979	2130	\$1,419,001	\$666	\$1,425,000	\$669	61
21	6543315	06/06/23	Villa Hermosa	1985	2556	\$1,175,000	\$460	\$1,082,000	\$423	35
22	6519842	06/07/23	Villa De Vallarta	1983	876	\$335,000	\$382	\$320,000	\$365	115
23	6555753	06/07/23	Estados De La Mancha	1982	2916	\$1,099,000	\$377	\$1,050,000	\$360	22
24	6523270	06/07/23	Carriage Square	1985	1831	\$950,000	\$519	\$895,000	\$489	92
25	6528768	06/07/23	Park Scottsdale 8	1966	2370	\$1,350,000	\$570	\$1,350,000	\$570	59
26	6518939	06/08/23	Cuernavacas	1975	3050	\$2,580,000	\$846	\$2,525,000	\$828	119
27	6553182	06/09/23	Palo Viento 1	1977	1956	\$1,597,000	\$816	\$1,550,000	\$792	18
28	6552481	06/09/23	Villa Monterey	1973	1510	\$460,000	\$305	\$450,000	\$298	26
29	6558721	06/09/23	Parkcrest	1964	1926	\$700,000	\$363	\$680,000	\$353	14
30	6560469	06/12/23	Lincoln Gardens	1984	850	\$275,000	\$324	\$265,000	\$312	19
31	6558057	06/12/23	Lincoln Gardens	1984	1110	\$380,000	\$342	\$383,000	\$345	25
32	6555242	06/12/23	Paseo Village	1974	1890	\$798,900	\$423	\$800,000	\$423	32
33	6559747	06/12/23	Paradise Park Trails	1984	2886	\$1,250,000	\$433	\$1,270,000	\$440	15
34	6552019	06/12/23	Paradise Park Manor 2	1981	4260	\$1,785,000	\$419	\$1,785,000	\$419	25
35	6437580	06/13/23	Walden Place	1984	973	\$319,000	\$328	\$315,000	\$324	329
36	6551062	06/13/23	Arroyo Verde	1982	1742	\$700,000	\$402	\$715,000	\$410	44
37	6559103	06/13/23	Suggs Rancho McCormick	1979	2310	\$950,000	\$411	\$950,000	\$411	26
38	6547358	06/14/23	Chateau De Vie	1972	1088	\$399,000	\$367	\$380,000	\$349	55
39	6552666	06/14/23	Paradise Park Trails	1981	2474	\$995,000	\$402	\$1,010,000	\$408	35
40	6566795	06/14/23	Park Scottsdale 12	1970	2761	\$724,900	\$263	\$700,000	\$254	0
41	6551195	06/14/23	Pleasant Run Unit 2	1979	1590	\$680,000	\$428	\$700,000	\$440	3
42	6471275	06/14/23	Camelview Greens	1985	1432	\$576,000	\$402	\$533,000	\$372	235

43	6537453	06/14/23	Scottsdale Park Villas	1974	1213	\$535,000	\$441	\$520,000	\$429	48
44	6561471	06/14/23	Park Scottsdale 5	1963	1691	\$699,000	\$413	\$605,000	\$358	16
45	6549620	06/15/23	Villa Antano	1985	1916	\$819,000	\$427	\$800,000	\$418	49
46	6551873	06/15/23	Lincoln Gardens	1984	1110	\$399,900	\$360	\$395,000	\$356	44
47	6544712	06/15/23	Las Villas	1979	2490	\$700,000	\$281	\$700,000	\$281	42
48	6548586	06/15/23	Monterey at Mountain View	1993	2868	\$1,425,000	\$497	\$1,400,000	\$488	22
49	6541889	06/15/23	Winfield Place	1975	1002	\$329,000	\$328	\$330,000	\$329	69
50	6551365	06/16/23	Villa Antano	1986	1930	\$750,000	\$389	\$630,000	\$326	45
51	6561372	06/16/23	Walden Place 3	1981	973	\$324,900	\$334	\$327,600	\$337	3
52	6563392	06/16/23	Park Scottsdale 6	2023	3920	\$1,999,000	\$510	\$1,985,000	\$506	108
53	6541990	06/16/23	Park Scottsdale 6	1964	2800	\$1,495,000	\$534	\$1,495,000	\$534	11
54	6552575	06/16/23	Santa Fe	1978	1812	\$979,000	\$540	\$925,000	\$510	44
55	6561215	06/19/23	Sunrise Villas	1974	1605	\$644,900	\$402	\$645,000	\$402	102
56	6562745	06/19/23	Sands North	1972	3304	\$998,900	\$302	\$910,000	\$275	20
57	6561174	06/19/23	Sands North	1972	2044	\$775,900	\$380	\$740,000	\$362	17
58	6559026	06/20/23	Park Scottsdale	1967	2325	\$1,295,000	\$557	\$1,305,000	\$561	2
59	6504057	06/20/23	Park Scottsdale	1963	2149	\$749,000	\$349	\$715,000	\$333	161
60	6500060	06/20/23	Suggs Rancho Mccormick	1979	1712	\$750,000	\$438	\$720,000	\$421	187
61	6564852	06/21/23	El Paseo	1980	2206	\$899,700	\$408	\$999,000	\$453	3
62	6518633	06/22/23	Los Abrigados	1996	1764	\$879,900	\$499	\$815,000	\$462	117
63	6512712	06/22/23	La Mariposa Villas 3	1993	1717	\$699,000	\$407	\$665,000	\$387	125
64	6562615	06/22/23	Paradise Park Trails	1979	2014	\$850,000	\$422	\$875,000	\$434	20
65	6485522	06/22/23	La Cuesta	1979	3168	\$999,000	\$315	\$900,000	\$284	176
66	6553918	06/22/23	Paseo Villas	1974	1621	\$510,000	\$315	\$510,000	\$315	13
67	6535198	06/22/23	Palo Viento 2	1977	2005	\$1,270,000	\$633	\$1,200,000	\$599	68
68	6545209	06/23/23	Chateau De Vie 3	1969	1752	\$479,000	\$273	\$475,000	\$271	61
69	6557502	06/23/23	Briarwood 2	1977	2454	\$585,000	\$238	\$550,000	\$224	38
70	6554857	06/23/23	Casa Buena	1978	2167	\$799,900	\$369	\$788,000	\$364	12
71	6516588	06/23/23	Veritas at Mccormick Ranch	2009	1912	\$849,950	\$445	\$800,000	\$418	126
72	6569574	06/26/23	Suggs Rancho Mccormick	1979	2182	\$825,000	\$378	\$835,000	\$383	9
73	6561762	06/27/23	Pleasant Run	1979	1590	\$665,000	\$418	\$687,000	\$432	8
74	6377370	06/27/23	Palo Viento 1	1978	2789	\$1,445,000	\$518	\$1,400,000	\$502	297
75	6520557	06/27/23	Sun Canyon	1985	1374	\$449,900	\$327	\$440,000	\$320	125
76	6561345	06/27/23	Mccormick Place South	1975	727	\$329,900	\$454	\$329,900	\$454	6
77	6545012	06/28/23	Briarwood 6	1984	2710	\$749,000	\$276	\$734,000	\$271	61
78	6567265	06/28/23	Sun Canyon	1987	1564	\$625,000	\$400	\$603,450	\$386	20
79	6552145	06/28/23	Santa Fe	1979	1812	\$649,900	\$359	\$624,000	\$344	42
80	6565004	06/29/23	Continental Villas	1970	1352	\$439,900	\$325	\$427,000	\$316	2
81	6503381	06/29/23	7600 Lincoln	1994	2526	\$1,375,000	\$544	\$1,300,000	\$515	168
82	6562761	06/29/23	Palo Viento 1	1978	1867	\$1,250,000	\$670	\$1,250,000	\$670	44
83	6562167	06/29/23	Las Colinas	1981	560	\$238,000	\$425	\$238,000	\$425	3
84	6562483	06/29/23	Scottsdale Monterey	1980	1467	\$600,000	\$409	\$605,000	\$412	24
85	6549427	06/29/23	Vista Del Cielo	1980	1941	\$750,000	\$386	\$720,000	\$371	32
86	6554419	06/30/23	El Paseo Mccormick Ranch	1982	2065	\$799,900	\$387	\$799,900	\$387	49
87	6492615	06/30/23	Paradise Park Trails 2	1978	3027	\$1,595,000	\$527	\$1,535,000	\$507	211
88	6554968	06/30/23	7600 Lincoln	1993	2698	\$1,450,000	\$537	\$1,350,000	\$500	43
89	6546426	06/30/23	Pleasant Run Unit 2	1979	2670	\$750,000	\$281	\$748,000	\$280	72
90	6569539	06/30/23	Tierra De Los Reyes	1981	2069	\$815,000	\$394	\$767,500	\$371	12
91	6488265	06/30/23	Colonia Encantada	1981	3005	\$1,750,000	\$582	\$1,675,000	\$557	194
92	6544641	06/30/23	Park Scottsdale 3	1962	2400	\$1,295,000	\$540	\$1,160,000	\$483	58
93	6551359	06/30/23	Paradise Park Trails	1981	2741	\$1,275,000	\$465	\$1,275,000	\$465	20
94	6518120	06/30/23	Parkcrest	1967	1971	\$700,000	\$355	\$685,000	\$348	120
95	6550148	06/30/23	Mccormick Place South	1975	520	\$249,000	\$479	\$240,000	\$462	42

OVERVIEW

Community/Area/City	McCormick Ranch / Scottsdale
Sales Month / Year	June 2023 Sales
Homes Closed:	95
Average List Price (\$/SF):	\$423.81

Average Sale Price (\$/SF):
Average Days on Market:

\$412.39
66



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