



North Valley Team - (480) 788-6473

Info@ScottsdaleArizonaRealtor.com - www.ScottsdaleArizonaRealtor.com

McCormick Ranch Sold Homes - March 2019

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5838637	3/1/2019	Arroyo Verde Unit 2 Unit 1-146	1981	1925	\$384,950	\$200	\$370,000	\$192	112
2	5853741	3/1/2019	Park Scottsdale 9	1967	2268	\$474,900	\$209	\$468,000	\$206	87
3	5871052	3/1/2019	Park Scottsdale 5	1963	1548	\$425,000	\$275	\$425,000	\$275	19
4	5861257	3/1/2019	Casita El Puente	1975	1759	\$328,900	\$187	\$324,500	\$184	189
5	5866548	3/1/2019	Mccormick Ranch	1979	2953	\$995,000	\$337	\$970,000	\$328	52
6	5871675	3/4/2019	Park Scottsdale Townhouse	1964	1408	\$234,900	\$167	\$234,000	\$166	3
7	5872655	3/4/2019	Chateau De Vie	1969	1752	\$273,000	\$156	\$260,000	\$148	39
8	5846127	3/5/2019	Del Norte Gardens Lot 1-92	1979	2329	\$435,000	\$187	\$429,000	\$184	102
9	5847880	3/5/2019	Villa Hermosa	1984	2556	\$735,000	\$288	\$720,000	\$282	81
10	5851640	3/5/2019	Villa De Vallarta	1984	1116	\$215,000	\$193	\$205,000	\$184	85
11	5859485	3/5/2019	Belcara at Mccormick Ranch	1979	1073	\$210,000	\$196	\$201,000	\$187	54
12	5867864	3/5/2019	Monterey at Mountain View Phase	1993	2595	\$775,000	\$299	\$750,000	\$289	14
13	5868021	3/5/2019	Winfield Place	1975	697	\$148,500	\$213	\$148,500	\$213	39
14	5872522	3/5/2019	Chateau De Vie 3	1969	1752	\$320,000	\$183	\$323,000	\$184	25
15	5870769	3/5/2019	Rancho Antigua Condominiums	1985	812	\$169,900	\$209	\$170,000	\$209	8
16	5875849	3/5/2019	Santa Maria Villa Lot 1-25 & Tr A-D	1979	1431	\$359,000	\$251	\$365,000	\$255	5
17	5881482	3/5/2019	Corriente Condominiums	2014	1625	\$535,000	\$329	\$522,000	\$321	20
18	5891480	3/5/2019	Vista De La Tierra Lot 1-98	1978	3138	\$1,190,000	\$379	\$1,200,000	\$382	0
19	5812090	3/6/2019	Indian Bend Ranchos 2	1968	4798	\$1,350,000	\$281	\$1,295,000	\$270	188
20	5875569	3/6/2019	Camelview Greens Replat Lot 1-140	1985	1366	\$329,900	\$242	\$320,000	\$234	36
21	5875822	3/6/2019	Camello Vista 1 P/D 86-568914	1974	1329	\$309,900	\$233	\$305,000	\$229	34
22	5884286	3/6/2019	Monterra Scottsdale Residences Coi	1980	680	\$139,999	\$206	\$139,999	\$206	2
23	5837997	3/7/2019	Rancho Antigua Condominiums	1985	1609	\$265,000	\$165	\$257,500	\$160	135
24	5859764	3/7/2019	Park Scottsdale 12	1970	1380	\$399,000	\$289	\$389,000	\$282	32
25	5861677	3/7/2019	Park Scottsdale 3 Lots 551-620	1962	2149	\$379,900	\$177	\$370,000	\$172	191
26	5875714	3/7/2019	Palm Cove	1994	1255	\$316,000	\$252	\$311,000	\$248	36
27	5875128	3/7/2019	Bella Vita	1981	664	\$159,900	\$241	\$155,000	\$233	36
28	5876418	3/7/2019	Spanish Oaks Unit One Lot 1-58 & T	1979	1490	\$465,000	\$312	\$464,500	\$312	21
29	5880093	3/7/2019	Villa De Vallarta 2	1984	1116	\$234,900	\$210	\$234,900	\$210	3
30	5880381	3/7/2019	Casabella Condominiums	1990	1055	\$285,000	\$270	\$275,000	\$261	28
31	5887374	3/7/2019	Pima Inn Condominiums Phase 2 Ur	1966	1064	\$164,000	\$154	\$164,000	\$154	5
32	5851113	3/8/2019	La Buena Vida Townhouses	1968	1608	\$305,000	\$190	\$302,000	\$188	71
33	5860831	3/8/2019	Park Scottsdale 12	1970	1839	\$395,000	\$215	\$375,000	\$204	71
34	5865263	3/8/2019	Laguna San Juan	1973	1651	\$359,000	\$217	\$356,000	\$216	38
35	5869530	3/8/2019	Villa Monterey	1969	2034	\$399,900	\$197	\$390,000	\$192	51
36	5872051	3/8/2019	Tierra De Los Reyes Lot 1-58	1981	1975	\$609,000	\$308	\$595,000	\$301	46
37	5876414	3/8/2019	El Paseo Lot 1-141 Tr A-Z	1980	1997	\$569,500	\$285	\$569,500	\$285	36
38	5874232	3/8/2019	Arabian Gardens Lot 1-72 Tr A-D	1981	1764	\$414,000	\$235	\$394,500	\$224	37
39	5880160	3/8/2019	Las Palomas Lot 1-144 & Tr A-P Priv	1980	2001	\$655,000	\$327	\$650,000	\$325	30
40	5743425	3/11/2019	Las Palomas	1981	2001	\$709,000	\$354	\$700,000	\$350	302
41	5847826	3/11/2019	Vista Del Lago Lot 1-49 Tr A&B	1996	3641	\$749,700	\$206	\$739,415	\$203	96

42	5859087	3/11/2019	Park Scottsdale	1970	2360	\$450,000	\$191	\$411,500	\$174	53
43	5876872	3/11/2019	Corriente Condominiums	2015	1364	\$399,000	\$293	\$385,000	\$282	38
44	5821148	3/12/2019	Lakeside Villas Of Scottsdale 1	1986	1351	\$379,500	\$281	\$372,000	\$275	148
45	5849859	3/12/2019	Chateau De Vie 7	1973	1216	\$299,000	\$246	\$299,000	\$246	111
46	5883095	3/12/2019	Chateau De Vie 5	1972	1088	\$235,000	\$216	\$233,000	\$214	26
47	5837714	3/13/2019	Villa Monterey 7 Amd	1969	2034	\$335,000	\$165	\$295,000	\$145	171
48	5869985	3/13/2019	Paradise Park Trails	1979	2310	\$625,000	\$271	\$606,000	\$262	21
49	5882373	3/13/2019	Camelview Greens Replat Lot 1-140	1985	1052	\$289,000	\$275	\$281,000	\$267	29
50	5784304	3/14/2019	North Field Estates Vista Bonita	2016	5045	\$2,495,000	\$495	\$2,400,000	\$476	62
51	5840995	3/14/2019	Scottsdale In Towne Villas	1979	1769	\$365,000	\$206	\$355,000	\$201	133
52	5844408	3/14/2019	Mccormick Ranch	1985	2815	\$764,950	\$272	\$735,000	\$261	127
53	5874327	3/14/2019	Veritas at Mccormick Ranch Condor	2009	1913	\$565,000	\$295	\$542,000	\$283	50
54	5879878	3/14/2019	Villa La Playa	1979	2331	\$659,000	\$283	\$671,000	\$288	19
55	5818583	3/15/2019	Sun Canyon Amd	1985	1374	\$250,000	\$182	\$240,000	\$175	187
56	5823232	3/15/2019	Scottsdale Monterey	1980	1950	\$385,000	\$197	\$388,500	\$199	175
57	5850914	3/15/2019	Palm Cove	1994	1390	\$297,500	\$214	\$290,000	\$209	110
58	5853041	3/15/2019	Sunrise Villas	1974	1675	\$359,000	\$214	\$342,000	\$204	27
59	5861131	3/15/2019	Belcara at Mccormick Ranch Condoi	1979	1073	\$209,000	\$195	\$198,000	\$185	55
60	5864223	3/15/2019	Las Colinas Unit 1001-1113 2001-21	1981	962	\$195,000	\$203	\$195,000	\$203	68
61	5876373	3/15/2019	El Paseo Lot 1-141 Tr A-Z	1984	1975	\$589,000	\$298	\$580,000	\$294	12
62	5879570	3/15/2019	Island at Mccormick Ranch Lot 1-86	1982	3394	\$1,295,000	\$382	\$1,275,000	\$376	39
63	5878818	3/15/2019	Walden Place 3 Lot 101-111 113-15	1981	973	\$185,000	\$190	\$180,000	\$185	4
64	5884861	3/15/2019	Villa Estados Phase 1 Lot 100-111 20	1984	1098	\$220,000	\$200	\$212,000	\$193	179
65	5840160	3/18/2019	Indian Bend Ranchos 2	1965	3600	\$1,290,000	\$358	\$1,200,000	\$333	118
66	5841296	3/18/2019	Santa Fe Subdivision Unit Two Lot 1	1979	1890	\$409,000	\$216	\$390,000	\$206	123
67	5876617	3/18/2019	Vista Del Lago Lot 1-49 Tr A&B	1981	2822	\$720,000	\$255	\$655,000	\$232	39
68	5876273	3/18/2019	Belcara at Mccormick Ranch Condoi	1979	901	\$189,990	\$211	\$175,000	\$194	47
69	5874519	3/18/2019	Vista De La Tierra Lot 1-98	1978	2669	\$749,000	\$281	\$740,000	\$277	50
70	5877131	3/18/2019	Pleasant Run	1975	1609	\$319,900	\$199	\$310,000	\$193	26
71	5878620	3/18/2019	Villa La Playa	1978	1908	\$550,000	\$288	\$550,000	\$288	38
72	5883582	3/18/2019	Park Scottsdale 3 Lots 551-620	1962	1756	\$439,000	\$250	\$439,000	\$250	11
73	5886047	3/18/2019	Casa Buena	1980	1994	\$539,000	\$270	\$539,000	\$270	14
74	5854426	3/19/2019	La Cuesta 3 Lot 97-139 Tr A-D	1981	2276	\$715,000	\$314	\$700,000	\$308	71
75	5826909	3/20/2019	Palo Viento 2 Lot 1-97 & Tr A-D	1978	3685	\$799,900	\$217	\$740,000	\$201	166
76	5852462	3/20/2019	Inner Circle Replat Lot 12a 13-16	1983	2646	\$425,000	\$161	\$400,000	\$151	97
77	5875036	3/20/2019	Park Scottsdale 12	1970	1596	\$435,000	\$273	\$430,000	\$269	5
78	5879220	3/20/2019	86th Place	1998	2320	\$499,900	\$215	\$490,000	\$211	30
79	5880259	3/20/2019	Las Palomas Lot 1-144 & Tr A-P Privi	1980	1725	\$599,000	\$347	\$599,000	\$347	42
80	5881879	3/20/2019	Park Scottsdale 8	1965	1637	\$489,000	\$299	\$488,085	\$298	39
81	5882005	3/20/2019	Lincoln Place	1997	3670	\$1,695,000	\$462	\$1,610,000	\$439	23
82	5884628	3/20/2019	Laguna San Juan	1973	1723	\$339,000	\$197	\$315,400	\$183	21
83	5848222	3/21/2019	Sands Scottsdale Townhouse 1	1977	2096	\$525,555	\$251	\$525,000	\$250	91
84	5857917	3/21/2019	Veritas at Mccormick Ranch Condor	2009	1563	\$500,000	\$320	\$460,000	\$294	88
85	5879671	3/21/2019	Park Scottsdale 2	1962	1700	\$416,900	\$245	\$385,000	\$226	37
86	5879899	3/21/2019	Pleasant Run Unit 1 Tracts A & B	1975	1635	\$425,000	\$260	\$417,000	\$255	44
87	5880999	3/21/2019	Camelview Greens Replat Lot 1-140	1986	1432	\$429,000	\$300	\$416,500	\$291	41
88	5887952	3/21/2019	Belcara at Mccormick Ranch Condoi	1979	658	\$159,900	\$243	\$155,000	\$236	24
89	5737206	3/22/2019	Los Abrigados	1997	3560	\$689,000	\$194	\$669,000	\$188	302
90	5834200	3/22/2019	La Jolla Blanca	1981	2463	\$515,000	\$209	\$480,000	\$195	156
91	5884763	3/22/2019	Mccormick Place South Condominiu	1975	727	\$159,900	\$220	\$161,500	\$222	22
92	5852943	3/22/2019	Sands Mccormick Townhomes	1982	1667	\$475,000	\$285	\$465,000	\$279	83
93	5859854	3/22/2019	Parkcrest	1962	2023	\$595,000	\$294	\$590,000	\$292	67
94	5862497	3/22/2019	Hayden Estates Lot 1-128	1983	2236	\$458,000	\$205	\$440,000	\$197	61
95	5887495	3/22/2019	Park Scottsdale	1964	1408	\$229,900	\$163	\$220,000	\$156	9
96	5818368	3/25/2019	Villa Monterey 7 Amd	1968	1496	\$265,959	\$178	\$270,000	\$180	189
97	5842687	3/25/2019	Mccormick Ranch	1982	3414	\$789,000	\$231	\$728,852	\$213	138
98	5846805	3/25/2019	Park Scottsdale 6	1964	1819	\$405,000	\$223	\$405,000	\$223	132

99	5847911	3/25/2019	Briarwood 4 Lot 1-72 & Tr A-W	1980	2878	\$479,000	\$166	\$465,000	\$162	129
100	5847486	3/25/2019	Traviata Condominiums	2004	1266	\$284,900	\$225	\$280,000	\$221	95
101	5853090	3/25/2019	Villa Hermosa	1979	2300	\$769,000	\$334	\$759,000	\$330	93
102	5863139	3/25/2019	Heritage Village li	1978	1950	\$459,900	\$236	\$453,000	\$232	54
103	5868247	3/25/2019	Park Scottsdale 3 Lots 551-620	1962	1549	\$419,000	\$270	\$419,000	\$270	28
104	5871371	3/25/2019	Camello Vista 1 P/D 86-568914	1974	1329	\$270,000	\$203	\$259,000	\$195	76
105	5870756	3/25/2019	Traviata	2004	1233	\$330,000	\$268	\$310,000	\$251	80
106	5879568	3/25/2019	Chateau De Vie Seven	1973	1728	\$299,900	\$174	\$305,000	\$177	39
107	5889962	3/25/2019	Santa Fe Subdivision Unit Two Lot 1	1983	2295	\$424,990	\$185	\$410,000	\$179	18
108	5812238	3/26/2019	Arroyo Verde Homes Common Area	1975	1117	\$283,000	\$253	\$275,000	\$246	168
109	5836745	3/26/2019	Chateau De Vie	1969	1656	\$275,000	\$166	\$275,000	\$166	154
110	5871476	3/26/2019	Heritage Village 1 Lot 1-59 Tr A-C	1979	2518	\$675,000	\$268	\$650,000	\$258	64
111	5822883	3/27/2019	Corriente Condominiums	2008	1509	\$410,000	\$272	\$391,000	\$259	162
112	5870682	3/27/2019	Santa Fe	1979	2046	\$450,000	\$220	\$435,000	\$213	41
113	5886072	3/27/2019	Villa Antigua Scottsdale Condominiu	1986	1036	\$237,500	\$229	\$236,500	\$228	35
114	5831627	3/28/2019	PARADISE PARK MANOR 2 McCormi	1980	3426	\$725,000	\$212	\$685,000	\$200	185
115	5844681	3/28/2019	Tierra De Los Reyes Lot 1-58	1983	1975	\$399,900	\$202	\$393,200	\$199	132
116	5871325	3/28/2019	Heritage Village 2	1979	1990	\$639,000	\$321	\$620,000	\$312	67
117	5882137	3/28/2019	Paradise Park Trails	1979	2112	\$559,000	\$265	\$559,200	\$265	44
118	5895213	3/28/2019	Chateau De Vie 3	1969	1752	\$289,000	\$165	\$289,000	\$165	2
119	5891477	3/28/2019	Belcara at McCormick Ranch Condoi	1979	1212	\$225,000	\$186	\$212,000	\$175	3
120	5896155	3/28/2019	Monterra Scottsdale Residences Coi	1980	680	\$140,000	\$206	\$138,000	\$203	14
121	5760509	3/29/2019	Park Scottsdale Townhouse Unit Tw	1964	1408	\$255,000	\$181	\$253,500	\$180	300
122	5764446	3/29/2019	Ranchos Chiquito	2018	6432	\$2,950,000	\$459	\$2,800,000	\$435	324
123	5799393	3/29/2019	Paradise Park Manor 2	1981	3842	\$699,900	\$182	\$630,000	\$164	232
124	5805711	3/29/2019	Santa Fe Reamended Lot 1-125 & Tr	1978	2295	\$439,900	\$192	\$416,900	\$182	229
125	5861739	3/29/2019	Paseo Vista Lot 1-72	1977	1861	\$394,500	\$212	\$395,000	\$212	13
126	5854288	3/29/2019	Spanish Oaks Unit One Lot 1-58 & T	1979	1892	\$478,900	\$253	\$460,000	\$243	101
127	5856684	3/29/2019	Sienna Condominiums	1994	1073	\$238,000	\$222	\$238,000	\$222	80
128	5860081	3/29/2019	Heritage Village 3 Lot 1-166 Tr A-E	1981	1928	\$469,900	\$244	\$450,000	\$233	76
129	5880234	3/29/2019	Park Scottsdale 9 Amd	1967	1548	\$424,900	\$274	\$410,000	\$265	58
130	5884865	3/29/2019	Palo Viento 1	1977	1876	\$575,000	\$307	\$575,000	\$307	22
131	5883089	3/29/2019	Mccormick Place South Condominiu	1975	727	\$159,900	\$220	\$159,900	\$220	34
132	5890224	3/29/2019	Paseo Village	1975	1971	\$425,000	\$216	\$380,000	\$193	14
133	5887434	3/30/2019	Palo Viento 1	1977	1623	\$449,000	\$277	\$435,000	\$268	44

OVERVIEW

Sales Month / Year	March 2019 Sales
Homes Closed:	133
Average List Price (\$/SF):	\$244.22
Average Sale Price (\$/SF):	\$237.79
Average Days on Market:	75

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