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McCormick Ranch Sold Homes - March 2026

| # | MLS# | COE Date | Subdivision | Built | SqFt | List Price | LP\$/SF | Sale Price | SP\$/SF | DOM |
|----|---------|----------|-------------------------------|-------|------|-------------|---------|-------------|---------|-----|
| 1 | 6954576 | 03/02/26 | Park Scottsdale | 1970 | 1832 | \$899,900 | \$491 | \$890,000 | \$486 | 42 |
| 2 | 6964666 | 03/03/26 | Carriage Square | 1979 | 2038 | \$819,000 | \$402 | \$800,000 | \$393 | 16 |
| 3 | 6971749 | 03/03/26 | Laguna San Juan | 1973 | 1703 | \$689,000 | \$405 | \$665,000 | \$390 | 9 |
| 4 | 6949342 | 03/04/26 | Park Scottsdale | 1962 | 1630 | \$760,000 | \$466 | \$730,000 | \$448 | 70 |
| 5 | 6957126 | 03/04/26 | Pleasant Run | 1977 | 1590 | \$777,000 | \$489 | \$762,700 | \$480 | 24 |
| 6 | 6947416 | 03/05/26 | Santo Tomas Scottsdale | 2007 | 4301 | \$4,100,000 | \$953 | \$3,920,000 | \$911 | 45 |
| 7 | 6970755 | 03/05/26 | Chateau De Vie | 1972 | 1088 | \$400,000 | \$368 | \$406,000 | \$373 | 34 |
| 8 | 6961219 | 03/05/26 | Park Scottsdale | 1961 | 1897 | \$895,000 | \$472 | \$890,000 | \$469 | 34 |
| 9 | 6962620 | 03/06/26 | Palo Viento | 1978 | 3422 | \$3,795,000 | \$1,109 | \$3,700,000 | \$1,081 | 70 |
| 10 | 6965175 | 03/06/26 | Sands Scottsdale | 1979 | 1928 | \$934,900 | \$485 | \$920,000 | \$477 | 34 |
| 11 | 6929540 | 03/06/26 | Paseo Village | 1977 | 1940 | \$769,000 | \$396 | \$748,900 | \$386 | 123 |
| 12 | 6967089 | 03/06/26 | Indian Bend Village | 1981 | 1437 | \$599,900 | \$417 | \$575,000 | \$400 | 39 |
| 13 | 6968753 | 03/06/26 | Winfield Place | 1975 | 1002 | \$320,000 | \$319 | \$300,000 | \$299 | 19 |
| 14 | 6934164 | 03/09/26 | Villa La Playa | 1978 | 2331 | \$960,000 | \$412 | \$945,000 | \$405 | 90 |
| 15 | 6975529 | 03/09/26 | El Paseo | 1980 | 2723 | \$1,199,000 | \$440 | \$1,175,000 | \$432 | 26 |
| 16 | 6977617 | 03/09/26 | Traviata | 2004 | 1472 | \$535,000 | \$363 | \$523,000 | \$355 | 15 |
| 17 | 6950927 | 03/09/26 | Playa Del Sur | 2008 | 4370 | \$2,450,000 | \$561 | \$2,380,000 | \$545 | 74 |
| 18 | 6926437 | 03/10/26 | Lakeside Villas of Scottsdale | 1986 | 1046 | \$475,000 | \$454 | \$475,000 | \$454 | 159 |
| 19 | 6962388 | 03/12/26 | Lincoln Gardens | 1984 | 1110 | \$374,900 | \$338 | \$355,000 | \$320 | 32 |
| 20 | 6966991 | 03/12/26 | McCormick Ranch | 1981 | 3237 | \$1,499,500 | \$463 | \$1,499,500 | \$463 | 43 |
| 21 | 6938277 | 03/12/26 | Privado Village | 1985 | 2749 | \$1,750,000 | \$637 | \$1,675,000 | \$609 | 73 |
| 22 | 6952507 | 03/12/26 | Paradise Park Trails | 1979 | 2516 | \$1,498,000 | \$595 | \$1,417,891 | \$564 | 102 |
| 23 | 6966193 | 03/12/26 | Chateau De Vie | 1975 | 1757 | \$489,000 | \$278 | \$485,000 | \$276 | 40 |
| 24 | 6990865 | 03/12/26 | Sands Scottsdale | 1974 | 2550 | \$1,575,000 | \$618 | \$1,575,000 | \$618 | 3 |
| 25 | 6951919 | 03/13/26 | Villa De Bendita | 1983 | 2206 | \$875,000 | \$397 | \$850,000 | \$385 | 108 |
| 26 | 6980775 | 03/13/26 | Sands Scottsdale | 1979 | 2323 | \$1,250,000 | \$538 | \$1,250,000 | \$538 | 36 |
| 27 | 6986917 | 03/16/26 | Sands Scottsdale | 1978 | 2085 | \$1,199,000 | \$575 | \$1,199,000 | \$575 | 26 |
| 28 | 6976309 | 03/16/26 | Laguna San Juan | 1973 | 2080 | \$925,000 | \$445 | \$925,000 | \$445 | 47 |
| 29 | 6931308 | 03/16/26 | Heritage Terrace | 1984 | 3333 | \$1,765,000 | \$530 | \$1,730,000 | \$519 | 132 |
| 30 | 6903986 | 03/17/26 | Vista Bonita | 1959 | 3170 | \$2,595,000 | \$819 | \$2,500,000 | \$789 | 221 |
| 31 | 6966607 | 03/17/26 | Villa Monterey | 1969 | 1316 | \$525,000 | \$399 | \$525,000 | \$399 | 63 |
| 32 | 6974272 | 03/17/26 | Arroyo Verde | 1980 | 1288 | \$598,000 | \$464 | \$570,000 | \$443 | 46 |
| 33 | 6999981 | 03/17/26 | Briarwood | 1985 | 2925 | \$1,850,000 | \$632 | \$1,850,000 | \$632 | 0 |
| 34 | 6990631 | 03/18/26 | Camello Vista | 1974 | 1364 | \$625,000 | \$458 | \$625,000 | \$458 | 19 |
| 35 | 6988066 | 03/18/26 | Chateau De Vie | 1969 | 1352 | \$324,900 | \$240 | \$400,000 | \$296 | 26 |
| 36 | 6980746 | 03/18/26 | Rancho Antigua | 1985 | 1331 | \$405,000 | \$304 | \$390,000 | \$293 | 41 |
| 37 | 6981909 | 03/18/26 | Briarwood | 1982 | 2586 | \$1,250,000 | \$483 | \$1,250,000 | \$483 | 38 |
| 38 | 6973282 | 03/18/26 | Park Scottsdale | 1971 | 1399 | \$629,500 | \$450 | \$620,000 | \$443 | 47 |
| 39 | 6972481 | 03/18/26 | Belcara at McCormick Ranch | 1979 | 780 | \$249,900 | \$320 | \$230,000 | \$295 | 35 |
| 40 | 6979599 | 03/18/26 | Camelview Greens | 1985 | 1366 | \$600,000 | \$439 | \$575,000 | \$421 | 17 |
| 41 | 6988687 | 03/19/26 | Park Scottsdale | 1961 | 2015 | \$874,990 | \$434 | \$875,000 | \$434 | 17 |
| 42 | 6960761 | 03/20/26 | Villa Monterey | 1968 | 2024 | \$400,000 | \$197 | \$300,000 | \$148 | 157 |

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|----|---------|----------|-------------------------------|------|------|-------------|---------|-------------|---------|-----|
| 43 | 6966389 | 03/20/26 | El Paseo | 1983 | 1997 | \$895,000 | \$448 | \$875,000 | \$438 | 71 |
| 44 | 6967946 | 03/20/26 | La Mariposa Villas | 1988 | 1805 | \$995,000 | \$551 | \$962,000 | \$533 | 65 |
| 45 | 6951210 | 03/20/26 | Paradise Park Trails | 1979 | 2801 | \$1,889,999 | \$675 | \$1,853,000 | \$662 | 116 |
| 46 | 6984292 | 03/20/26 | Monterey at Mountain View | 1993 | 2992 | \$1,400,000 | \$468 | \$1,250,000 | \$418 | 5 |
| 47 | 6986732 | 03/23/26 | Laguna San Juan | 1973 | 2013 | \$759,000 | \$377 | \$730,000 | \$363 | 13 |
| 48 | 6903476 | 03/23/26 | Casa Buena | 1979 | 2249 | \$899,600 | \$400 | \$815,000 | \$362 | 185 |
| 49 | 6942059 | 03/23/26 | Arabian Gardens | 1992 | 1797 | \$650,000 | \$362 | \$640,000 | \$356 | 128 |
| 50 | 6983234 | 03/24/26 | Los Abrigados | 1998 | 3069 | \$989,000 | \$322 | \$970,000 | \$316 | 11 |
| 51 | 6977724 | 03/24/26 | Estados De La Mancha | 1980 | 3456 | \$1,650,000 | \$477 | \$1,575,000 | \$456 | 51 |
| 52 | 6961474 | 03/25/26 | Sandpiper | 1974 | 1977 | \$990,000 | \$501 | \$960,000 | \$486 | 63 |
| 53 | 6995866 | 03/25/26 | Sands Scottsdale | 1978 | 2811 | \$999,900 | \$356 | \$1,080,000 | \$384 | 5 |
| 54 | 6977166 | 03/25/26 | Casa Buena | 1979 | 2364 | \$1,199,000 | \$507 | \$1,199,000 | \$507 | 54 |
| 55 | 6915220 | 03/25/26 | Park Scottsdale | 1967 | 2828 | \$1,590,000 | \$562 | \$1,550,000 | \$548 | 176 |
| 56 | 6991492 | 03/25/26 | Sandpiper Scottsdale | 1980 | 2608 | \$1,450,000 | \$556 | \$1,425,000 | \$546 | 3 |
| 57 | 6978306 | 03/25/26 | Santa Fe Subdivision | 1979 | 2900 | \$1,445,000 | \$498 | \$1,445,000 | \$498 | 52 |
| 58 | 6974615 | 03/26/26 | Villa Hermosa | 1979 | 2328 | \$1,250,000 | \$537 | \$1,235,000 | \$530 | 39 |
| 59 | 6993930 | 03/27/26 | Corriente at McCormick Ranch | 2013 | 1509 | \$675,000 | \$447 | \$675,000 | \$447 | 22 |
| 60 | 6984823 | 03/27/26 | Paradise Park Trails | 1981 | 2341 | \$1,250,000 | \$534 | \$1,250,000 | \$534 | 1 |
| 61 | 6979946 | 03/27/26 | Carriage Square | 1979 | 1534 | \$699,900 | \$456 | \$699,000 | \$456 | 1 |
| 62 | 6964936 | 03/27/26 | Park Scottsdale | 1962 | 2149 | \$870,000 | \$405 | \$819,000 | \$381 | 80 |
| 63 | 6987740 | 03/27/26 | Chateau De Vie | 1969 | 1704 | \$525,000 | \$308 | \$512,500 | \$301 | 36 |
| 64 | 6969953 | 03/27/26 | Hallcraft Villas Scottsdale | 1974 | 792 | \$339,000 | \$428 | \$325,000 | \$410 | 64 |
| 65 | 6996497 | 03/30/26 | Villa Del Sol | 1984 | 2761 | \$748,000 | \$271 | \$815,000 | \$295 | 6 |
| 66 | 6981492 | 03/30/26 | Monterey at Mountain View | 1993 | 2439 | \$1,485,000 | \$609 | \$1,355,000 | \$556 | 50 |
| 67 | 6964648 | 03/30/26 | Scottsdale Monterey | 1980 | 1841 | \$692,500 | \$376 | \$640,000 | \$348 | 82 |
| 68 | 6987869 | 03/30/26 | Rancho Antigua | 1985 | 1331 | \$500,000 | \$376 | \$490,000 | \$368 | 39 |
| 69 | 6989865 | 03/30/26 | Scottsdale Monterey | 1980 | 1841 | \$599,000 | \$325 | \$612,500 | \$333 | 10 |
| 70 | 6938977 | 03/30/26 | Park Scottsdale | 1962 | 1620 | \$728,000 | \$449 | \$695,000 | \$429 | 140 |
| 71 | 6981813 | 03/31/26 | Camello Vista | 1978 | 1329 | \$545,000 | \$410 | \$540,000 | \$406 | 8 |
| 72 | 6987548 | 03/31/26 | Scottsdale Monterey | 1979 | 1841 | \$675,000 | \$367 | \$675,000 | \$367 | 27 |
| 73 | 7006807 | 03/31/26 | Sun Canyon | 1989 | 1564 | \$580,000 | \$371 | \$580,000 | \$371 | 29 |
| 74 | 6967994 | 03/31/26 | Suggs Rancho McCormick | 1979 | 2182 | \$1,394,900 | \$639 | \$1,372,450 | \$629 | 77 |
| 75 | 6980434 | 03/31/26 | Sands Scottsdale | 1976 | 2134 | \$1,300,000 | \$609 | \$1,230,000 | \$576 | 54 |
| 76 | 6997153 | 03/31/26 | Paseo Village | 1974 | 1425 | \$530,000 | \$372 | \$530,000 | \$372 | 21 |
| 77 | 6993973 | 03/31/26 | Mountain View East | 1981 | 2744 | \$1,350,000 | \$492 | \$1,325,000 | \$483 | 27 |
| 78 | 6969636 | 03/31/26 | Scottsdale Park Villas | 1974 | 1213 | \$475,000 | \$392 | \$405,000 | \$334 | 36 |
| 79 | 6717160 | 03/31/26 | The Collection at Valley View | 2026 | 4430 | \$4,480,388 | \$1,011 | \$4,480,388 | \$1,011 | 42 |
| 80 | 6939127 | 03/31/26 | La Cuesta | 1979 | 3205 | \$1,850,000 | \$577 | \$1,750,000 | \$546 | 148 |
| 81 | 6946774 | 03/31/26 | Paseo Village | 1974 | 1984 | \$1,185,000 | \$597 | \$1,085,000 | \$547 | 139 |

OVERVIEW

| | |
|-----------------------------|------------------------------|
| Community/Area/City | McCormick Ranch / Scottsdale |
| Sales Month / Year | March 2026 Sales |
| Homes Closed: | 81 |
| Average List Price (\$/SF): | \$475.02 |
| Average Sale Price (\$/SF): | \$463.93 |
| Average Days on Market: | 55 |

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