



North Valley Team - (480) 788-6473

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McCormick Ranch Sold Homes - October 2018

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5815434	10/1/2018	Scottsdale Links Estates	2002	2820	\$775,000	\$275	\$750,000	\$266	0
2	5810830	10/1/2018	Sienna Condominiums	1994	1073	\$238,900	\$223	\$235,000	\$219	12
3	5816540	10/1/2018	7600 Lincoln Lot 1-113 Tr A-T	1993	2620	\$859,000	\$328	\$840,000	\$321	0
4	5770884	10/2/2018	Laguna San Juan	1973	2312	\$425,000	\$184	\$407,500	\$176	103
5	5779908	10/2/2018	Paradise Valley Farms	1972	2490	\$1,295,000	\$520	\$1,175,000	\$472	111
6	5813364	10/2/2018	Briarwood 3	1978	2475	\$500,000	\$202	\$485,000	\$196	26
7	5818785	10/2/2018	Sienna	1994	1230	\$269,000	\$219	\$252,500	\$205	22
8	5794942	10/3/2018	Casas Dia Festivo	1981	2727	\$545,000	\$200	\$546,000	\$200	75
9	5718612	10/4/2018	Arroyo Verde Unit 2 Unit 1-146	1981	1742	\$362,000	\$208	\$362,000	\$208	62
10	5778658	10/4/2018	Meridian On McCormick Ranch	1993	1514	\$509,850	\$337	\$485,000	\$320	97
11	5815271	10/4/2018	Villa Hermosa Lot 1-108	1979	2415	\$825,000	\$342	\$815,000	\$337	17
12	5793422	10/5/2018	Park Scottsdale Townhouse /Condo	1964	1088	\$229,900	\$211	\$215,000	\$198	85
13	5794932	10/5/2018	Spanish Oaks Unit 2 Lot 1-60 Tr A-D	1980	1487	\$365,000	\$245	\$358,000	\$241	49
14	5809491	10/5/2018	El Paseo Lot 1-141 Tr A-Z	1982	2065	\$499,900	\$242	\$478,750	\$232	39
15	5780299	10/8/2018	Paradise Park Trails	1985	4524	\$795,999	\$176	\$775,000	\$171	117
16	5764793	10/9/2018	Heritage Terrace Lot 1-105	1980	2667	\$619,000	\$232	\$610,000	\$229	114
17	5785614	10/9/2018	Chateau De Vie	1969	1704	\$300,000	\$176	\$292,500	\$172	88
18	5803540	10/9/2018	Hallcraft Villas Scottsdale 2	1974	924	\$190,000	\$206	\$190,000	\$206	27
19	5814651	10/9/2018	Park Scottsdale 5	1964	2148	\$485,000	\$226	\$485,000	\$226	136
20	5821434	10/9/2018	Rancho Antigua Condominiums	1985	1005	\$239,930	\$239	\$230,000	\$229	19
21	5724161	10/10/2018	Su Casa Lot 1-18	1972	2420	\$870,000	\$360	\$850,000	\$351	160
22	5797682	10/10/2018	Continental Villas	1970	1746	\$324,950	\$186	\$312,000	\$179	12
23	5745338	10/11/2018	Villa Estados Phase 2 Amd	1984	1300	\$239,500	\$184	\$232,000	\$178	193
24	5799595	10/11/2018	Arroyo Verde Homes Common Area	1980	1263	\$322,500	\$255	\$314,000	\$249	58
25	5777704	10/12/2018	Scottsdale Monterey Lot 1-183 & Tr	1980	1841	\$445,000	\$242	\$435,000	\$236	127
26	5787261	10/12/2018	Parkcrest	1962	1562	\$320,000	\$205	\$336,150	\$215	1
27	5786738	10/12/2018	Rancho Antigua Condominiums	1985	1053	\$213,900	\$203	\$210,000	\$199	76
28	5809612	10/12/2018	Villa De Vallarta	1980	1147	\$267,700	\$233	\$259,500	\$226	13
29	5817941	10/12/2018	Villa Antigua	1986	755	\$165,000	\$219	\$165,000	\$219	34
30	5801301	10/15/2018	Cuernavaca Segundo -- Colonia Enc	1980	2230	\$699,900	\$314	\$685,000	\$307	71
31	5791632	10/15/2018	Las Palomas Lot 1-144 & Tr A-P Priv	1984	2932	\$850,000	\$290	\$800,000	\$273	207
32	5808546	10/15/2018	Sands McCormick Townhomes	1981	1906	\$510,000	\$268	\$510,000	\$268	54
33	5808720	10/15/2018	Laguna San Juan	1973	2288	\$399,000	\$174	\$345,000	\$151	46
34	5807846	10/15/2018	Park Scottsdale Townhouse /Condo	1964	1408	\$237,500	\$169	\$235,000	\$167	36
35	5820022	10/15/2018	Sienna Condominiums	1994	1230	\$254,900	\$207	\$252,450	\$205	33
36	5795680	10/16/2018	Suggs Rancho McCormick	1985	2499	\$619,900	\$248	\$595,000	\$238	41
37	5797916	10/16/2018	Paradise Park Manor 1	1983	2750	\$650,000	\$236	\$590,000	\$215	83
38	5807380	10/16/2018	Los Abrigados	1995	2210	\$580,000	\$262	\$565,000	\$256	63
39	5813225	10/16/2018	Villa Monterey 8b Amended	1973	1103	\$249,900	\$227	\$235,000	\$213	49
40	5811649	10/16/2018	Sands Scottsdale Townhouses Two l	1978	1774	\$439,900	\$248	\$425,000	\$240	18
41	5798634	10/17/2018	Lincoln Gardens Condominium	1984	850	\$129,900	\$153	\$128,000	\$151	33

42	5820507	10/17/2018	Las Colinas	1981	962	\$199,700	\$208	\$203,000	\$211	5
43	5821323	10/17/2018	Chateau De Vie 5	1974	1088	\$285,000	\$262	\$285,000	\$262	15
44	5708286	10/18/2018	Santo Tomas Scottsdale 1 Lot 1-21 T	1978	2080	\$374,900	\$180	\$360,000	\$173	267
45	5739410	10/18/2018	Santa Fe li	1979	1890	\$429,900	\$227	\$417,000	\$221	177
46	5815642	10/18/2018	Spanish Oaks	1979	1892	\$349,000	\$184	\$339,000	\$179	14
47	5816044	10/18/2018	Park Scottsdale	1961	1536	\$400,000	\$260	\$395,000	\$257	43
48	5716559	10/19/2018	Casabella Condominiums	1990	1076	\$224,500	\$209	\$215,000	\$200	262
49	5806511	10/19/2018	Meridian On Mccormick Ranch	1993	1813	\$499,000	\$275	\$450,000	\$248	67
50	5810439	10/19/2018	Laguna San Juan	1973	1750	\$539,000	\$308	\$509,000	\$291	58
51	5816249	10/19/2018	La Mariposa Villas 3 Lot 1-68 Tr A-K	1983	1411	\$365,000	\$259	\$365,000	\$259	39
52	5818917	10/19/2018	Briarwood 6	1985	2586	\$410,000	\$159	\$415,000	\$160	10
53	5825203	10/19/2018	Inner Circle	1967	2316	\$339,900	\$147	\$337,000	\$146	24
54	5826872	10/19/2018	Paseo Village "Second Replat	1976	2190	\$600,000	\$274	\$591,000	\$270	11
55	5831111	10/19/2018	Paseo Villas	1974	1479	\$367,500	\$248	\$367,500	\$248	1
56	5807744	10/22/2018	Sands Scottsdale	1979	3124	\$689,000	\$221	\$680,000	\$218	68
57	5813897	10/22/2018	Mccormick Ranch	1978	2310	\$555,000	\$240	\$539,000	\$233	52
58	5814794	10/22/2018	Hallcraft Villas Scottsdale 2	1974	924	\$200,000	\$216	\$195,000	\$211	23
59	5759853	10/23/2018	Chateau De Vie 5	1972	1464	\$259,000	\$177	\$255,000	\$174	190
60	5802647	10/23/2018	Continental Villas	1970	2000	\$294,900	\$147	\$290,000	\$145	76
61	5825064	10/23/2018	Chateau De Vie 5	1972	1464	\$285,000	\$195	\$277,500	\$190	19
62	5813628	10/24/2018	Hallcraft Villas Scottsdale 2	1974	924	\$189,950	\$206	\$190,000	\$206	5
63	5832140	10/24/2018	Winfield Place	1975	697	\$139,900	\$201	\$145,000	\$208	13
64	5615963	10/25/2018	Indian Bend Ranchos	2006	6202	\$1,950,000	\$314	\$1,875,000	\$302	392
65	5764823	10/25/2018	Mccormick Place South Condominiu	1975	1044	\$204,777	\$196	\$205,000	\$196	152
66	5792714	10/25/2018	La Buena Vida Townhouses	1968	1656	\$299,900	\$181	\$300,000	\$181	97
67	5798792	10/25/2018	Scottsdale In Towne Villas	1979	1594	\$349,000	\$219	\$342,000	\$215	91
68	5805183	10/25/2018	Park Scottsdale 3 Lots 551-620	1962	1372	\$399,000	\$291	\$399,000	\$291	40
69	5811389	10/25/2018	Park Scottsdale Townhouse Unit Tw	1964	1408	\$295,000	\$210	\$285,000	\$202	34
70	5810800	10/25/2018	Suggs Rancho Mccormick	1986	3213	\$775,000	\$241	\$775,000	\$241	63
71	5745080	10/26/2018	Villa Antano Lot 1-77 Tr A-H	1985	2050	\$575,000	\$280	\$575,000	\$280	151
72	5774876	10/26/2018	Mccormick Ranch	1988	2798	\$669,000	\$239	\$633,000	\$226	147
73	5820098	10/26/2018	Arabian Gardens, Tierra Santa	1981	1524	\$459,000	\$301	\$450,000	\$295	36
74	5822422	10/26/2018	La Jolla Blanca Lot 1-64 Tr A-H J	1983	1686	\$420,000	\$249	\$430,000	\$255	28
75	5823477	10/26/2018	La Cuesta	1979	1874	\$524,500	\$280	\$530,000	\$283	4
76	5823723	10/26/2018	Chateau De Vie 3	1969	1302	\$250,000	\$192	\$256,000	\$197	36
77	5789088	10/29/2018	Meridian	1993	2294	\$729,000	\$318	\$695,000	\$303	113
78	5829694	10/29/2018	Park Scottsdale 2	1961	1760	\$329,900	\$187	\$334,900	\$190	7
79	5784773	10/30/2018	Indian Bend Ranchos	1967	4722	\$950,000	\$201	\$950,000	\$201	84
80	5818406	10/30/2018	Paseo Villas	1974	1479	\$315,000	\$213	\$310,000	\$210	5
81	5830227	10/30/2018	Mccormick Place South Condominiu	1975	727	\$159,900	\$220	\$165,000	\$227	3
82	5781165	10/31/2018	Villa De Bendita	1980	2166	\$619,880	\$286	\$610,000	\$282	104
83	5828012	10/31/2018	Lot 1001 Las Colinas	1981	736	\$180,000	\$245	\$183,000	\$249	18
84	5832145	10/31/2018	Pima Inn Condominiums Phase 2 Ur	1966	1064	\$160,000	\$150	\$155,000	\$146	11
85	5836417	10/31/2018	Sienna Condominiums	1994	731	\$159,000	\$218	\$160,000	\$219	13

OVERVIEW

Sales Month / Year	October 2018 Sales
Homes Closed:	85
Average List Price (\$/SF):	\$234.20
Average Sale Price (\$/SF):	\$228.92
Average Days on Market:	67

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