



North Valley Team - (480) 788-6473

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McCormick Ranch Sold Homes - September 2018

#	MLS#	COE Date	McCormick Ranch Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5777444	9/4/2018	Chateau De Vie 5	1972	1088	\$260,000	\$239	\$254,000	\$233	95
2	5801954	9/4/2018	Arroyo Verde Homes Common Area	1979	1263	\$334,000	\$264	\$332,000	\$263	3
3	5804139	9/4/2018	Sands McCormick	1981	2064	\$615,000	\$298	\$615,000	\$298	4
4	5789293	9/5/2018	Paseo Villas	1974	1479	\$305,000	\$206	\$285,000	\$193	63
5	5793933	9/5/2018	Park Scottsdale Townhouse Unit Tw	1964	1584	\$250,000	\$158	\$250,000	\$158	24
6	5808796	9/5/2018	Villa Antano	1986	1490	\$385,000	\$258	\$382,500	\$257	19
7	5737732	9/6/2018	Sands Scottsdale Townhouse 1	1977	2096	\$389,000	\$186	\$378,000	\$180	153
8	5792368	9/6/2018	Paradise Valley Farms	1970	4817	\$1,735,000	\$360	\$1,647,000	\$342	49
9	5371166	9/7/2018	Corriente Condominiums	2015	1441	\$399,000	\$277	\$375,000	\$260	968
10	5726382	9/7/2018	Arabian Gardens	1993	1797	\$405,000	\$225	\$380,000	\$211	184
11	5770107	9/7/2018	Hallcraft Villas Scottsdale 2	1980	1266	\$289,900	\$229	\$288,000	\$227	108
12	5790660	9/7/2018	Park Lane 1 Lot 1-33 Tr A	1978	1571	\$349,900	\$223	\$338,000	\$215	7
13	5800947	9/7/2018	Tierra Feliz 3	1979	3032	\$849,900	\$280	\$850,000	\$280	37
14	5801433	9/7/2018	Hallcraft Villas	1974	924	\$182,900	\$198	\$180,000	\$195	5
15	5802784	9/7/2018	Park Scottsdale 1	1961	1420	\$424,900	\$299	\$425,900	\$300	2
16	5809463	9/7/2018	Camelview Greens Replat Lot 1-140	1985	1052	\$299,900	\$285	\$305,000	\$290	17
17	5768646	9/10/2018	Veritas at McCormick Ranch Condor	2009	2066	\$529,000	\$256	\$515,000	\$249	116
18	5795604	9/10/2018	Park Scottsdale 1 Lots 1-181	1962	1620	\$390,000	\$241	\$390,000	\$241	16
19	5764650	9/11/2018	Mountain View East Lot 1-51	1983	2781	\$650,000	\$234	\$610,000	\$219	124
20	5777325	9/11/2018	Park Scottsdale Townhouse /Condo	1964	1408	\$239,900	\$170	\$229,900	\$163	97
21	5790901	9/11/2018	Traviata Condominiums	2004	1233	\$335,000	\$272	\$330,000	\$268	58
22	5801011	9/11/2018	Park Scottsdale	1961	1440	\$365,000	\$253	\$365,000	\$253	42
23	5804826	9/11/2018	Laguna San Juan	1973	2013	\$395,000	\$196	\$359,000	\$178	33
24	5796296	9/12/2018	Paradise Park Trails 2 Lot 1-188 Tr A	1978	3027	\$919,000	\$304	\$908,000	\$300	55
25	5806603	9/12/2018	Mccormick Ranch Estados De La Mi	1980	2289	\$529,900	\$231	\$510,000	\$223	33
26	5723633	9/13/2018	Santa Fe Subdivision Unit Two Lot 1	1981	1890	\$485,000	\$257	\$475,000	\$251	197
27	5763632	9/13/2018	Park Scottsdale 8	1966	2100	\$425,000	\$202	\$425,000	\$202	83
28	5784623	9/13/2018	Mccormick Ranch	1984	2160	\$425,000	\$197	\$413,000	\$191	60
29	5801653	9/13/2018	Hallcraft Villas Scottsdale 2	1974	792	\$185,000	\$234	\$183,000	\$231	18
30	5815136	9/13/2018	Villa Monterey Unit 8 (Seville Park)	1973	1292	\$259,000	\$200	\$256,800	\$199	2
31	5724791	9/14/2018	Paradise Park Trails	1979	3440	\$1,150,000	\$334	\$1,150,000	\$334	4
32	5734326	9/14/2018	Paradise Valley Farms	2018	4596	\$2,395,000	\$521	\$2,265,000	\$493	175
33	5744788	9/14/2018	Sands Scottsdale	1978	2084	\$519,000	\$249	\$500,000	\$240	124
34	5755943	9/14/2018	Chateau De Vie	1969	1704	\$285,000	\$167	\$278,000	\$163	138
35	5760066	9/14/2018	Santa Fe Subdivision Unit Two Lot 1	1979	2046	\$490,000	\$239	\$477,000	\$233	109
36	5768556	9/14/2018	Briarwood Re-Amended	1973	2069	\$379,000	\$183	\$370,000	\$179	96
37	5773123	9/14/2018	Park Scottsdale 12	1970	2360	\$438,000	\$186	\$418,000	\$177	82
38	5795681	9/14/2018	Park Scottsdale 8	1966	1837	\$524,000	\$285	\$488,000	\$266	32
39	5783437	9/14/2018	Sienna Condominiums	1994	1230	\$257,000	\$209	\$250,000	\$203	85
40	5794835	9/14/2018	Palm Cove	1994	1628	\$529,900	\$325	\$519,900	\$319	28
41	5796888	9/14/2018	Hallcraft Villas Scottsdale 2	1974	924	\$195,000	\$211	\$195,000	\$211	28

42	5806647	9/14/2018	Paradise Park Trails	1978	2781	\$665,000	\$239	\$650,000	\$234	23
43	5814063	9/14/2018	Suggs Rancho McCormick Lot 1-251	1978	1712	\$425,000	\$248	\$433,000	\$253	2
44	5816906	9/17/2018	Chateau De Vie	1969	1704	\$239,000	\$140	\$238,000	\$140	4
45	5792709	9/18/2018	Monterra Scottsdale Residences Coi	1980	680	\$142,500	\$210	\$140,000	\$206	90
46	5803154	9/18/2018	La Jolla Blanca	1984	2010	\$535,000	\$266	\$525,000	\$261	26
47	5804901	9/18/2018	Mccormick Ranch - PARADISE PARK	1979	2432	\$634,900	\$261	\$634,900	\$261	41
48	5655566	9/19/2018	Las Villas Unit 1-55	1979	1895	\$485,000	\$256	\$475,000	\$251	353
49	5746861	9/19/2018	Pima Inn Condominiums Phase 2 Ur	1966	1064	\$160,000	\$150	\$155,000	\$146	113
50	5793177	9/19/2018	Casabella	1990	1076	\$235,000	\$218	\$229,900	\$214	62
51	5790376	9/20/2018	Villa Antano Lot 1-77 Tr A-H	1984	2465	\$549,900	\$223	\$530,000	\$215	52
52	5802093	9/20/2018	La Mariposa Villas	1991	1638	\$409,900	\$250	\$395,000	\$241	48
53	5794209	9/20/2018	Chateau De Vie 6	1971	1620	\$249,900	\$154	\$249,000	\$154	96
54	5804133	9/20/2018	Paseo Village Amd	1974	2355	\$659,900	\$280	\$644,000	\$273	43
55	5804872	9/20/2018	La Buena Vida Townhouses	1968	1608	\$303,900	\$189	\$300,000	\$187	50
56	5725684	9/21/2018	Veritas at Mccormick Ranch Condor	2009	1913	\$527,500	\$276	\$527,500	\$276	185
57	5784354	9/21/2018	Casa Buena	1979	2830	\$635,000	\$224	\$600,000	\$212	56
58	5801310	9/21/2018	Paradise Park Trails	1979	2111	\$499,999	\$237	\$465,000	\$220	51
59	5796881	9/21/2018	Paradise Park Trails	1980	2910	\$769,900	\$265	\$709,220	\$244	60
60	5802301	9/21/2018	La Buena Vida	1968	1676	\$279,000	\$166	\$279,000	\$166	52
61	5807066	9/21/2018	Chateau De Vie 7	1973	1440	\$276,000	\$192	\$276,000	\$192	4
62	5809028	9/21/2018	Traviata Condominiums	2004	1233	\$304,000	\$247	\$286,000	\$232	21
63	5817882	9/21/2018	Park Scottsdale 1 Lots 1-181	1961	1380	\$309,900	\$225	\$312,500	\$226	4
64	5716560	9/24/2018	Paradise Valley Farms	1997	8600	\$4,995,000	\$581	\$4,425,000	\$515	231
65	5747489	9/24/2018	Paseo Village Amd	1974	2556	\$599,000	\$234	\$585,000	\$229	173
66	5774390	9/24/2018	Park Scottsdale 12	1970	1632	\$409,900	\$251	\$405,000	\$248	109
67	5810402	9/24/2018	Park Scottsdale 1 Lots 1-181	1961	2148	\$399,900	\$186	\$395,000	\$184	35
68	5792589	9/25/2018	Chateau De Vie 5	1972	1248	\$250,000	\$200	\$251,000	\$201	14
69	5808327	9/25/2018	Belcara at Mccormick Ranch Condoi	1979	780	\$154,900	\$199	\$154,000	\$197	33
70	5810106	9/25/2018	Paradise Park Manor 2	1980	3069	\$849,000	\$277	\$839,000	\$273	36
71	5810256	9/25/2018	Sienna Condominiums	1994	1073	\$255,000	\$238	\$250,000	\$233	35
72	5786063	9/26/2018	Casas Dia Festivo Lot 1-7 12-28 40-6	1984	1748	\$439,900	\$252	\$430,000	\$246	92
73	5797385	9/26/2018	Sands Scottsdale Three	1977	2270	\$525,000	\$231	\$512,500	\$226	65
74	5813273	9/26/2018	Country Horizons Lot 1-67 Tr A-B	1985	2726	\$600,000	\$220	\$585,000	\$215	26
75	5804159	9/27/2018	Park Scottsdale 1	1961	1810	\$459,900	\$254	\$451,000	\$249	50
76	5797343	9/27/2018	Monterra Scottsdale Residences Coi	1980	680	\$143,000	\$210	\$140,000	\$206	67
77	5808379	9/27/2018	Villa Antigua Scottsdale Condomini	1986	755	\$159,900	\$212	\$167,000	\$221	5
78	5810909	9/27/2018	Winfield Place Phase 1	1975	578	\$150,000	\$260	\$150,000	\$260	38
79	5758006	9/28/2018	Privado Village	1986	3593	\$799,000	\$222	\$785,000	\$218	154
80	5802509	9/28/2018	Walden Place 3 Lot 101-111 113-15	1984	1266	\$250,000	\$197	\$230,000	\$182	44
81	5790866	9/28/2018	Park Scottsdale 3 Lots 551-620	1962	1374	\$399,993	\$291	\$390,000	\$284	52
82	5798442	9/28/2018	Casabella Patio Homes Lot 1-63 Tr A	1979	2679	\$799,000	\$298	\$744,300	\$278	51
83	5810696	9/28/2018	Heritage Terrace Lot 1-105	1983	2554	\$750,000	\$294	\$750,000	\$294	38
84	5812266	9/28/2018	Camello Vista 1 P/D 86-568914	1978	1335	\$210,000	\$157	\$235,000	\$176	3
85	5817390	9/28/2018	Santa Fe Subdivision Unit Two Lot 1	1979	1925	\$484,900	\$252	\$485,000	\$252	1
86	5817659	9/28/2018	Paseo Village Amd	1974	1984	\$579,000	\$292	\$560,000	\$282	4

OVERVIEW

Sales Month / Year	September 2018 Sales
Homes Closed:	86
Average List Price (\$/SF):	\$242.66
Average Sale Price (\$/SF):	\$236.77
Average Days on Market:	74

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