



North Valley Team - (480) 788-6473

Info@ScottsdaleArizonaRealtor.com - www.ScottsdaleArizonaRealtor.com

Moon Valley Sold Homes - May 2021

#	MLS#	COE Date	Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	6180072	5/3/2021	Coral Gables Estates	1990	6055	\$1,399,000	\$231	\$1,275,000	\$211	95
2	6221810	5/3/2021	The Villages	1974	1036	\$175,000	\$169	\$170,000	\$164	18
3	6130146	5/4/2021	Moon Valley	1974	4351	\$1,125,000	\$259	\$1,100,000	\$253	137
4	6197331	5/4/2021	Lookout Mountainside	1996	3041	\$679,900	\$224	\$670,000	\$220	59
5	6216436	5/4/2021	Greentrails	1986	1752	\$435,000	\$248	\$460,000	\$263	6
6	6214954	5/5/2021	Cresta Del Oro 2	1973	2897	\$525,000	\$181	\$564,000	\$195	30
7	6201101	5/6/2021	Cliffs at North Mountain	1987	581	\$150,000	\$258	\$155,000	\$267	48
8	6214077	5/6/2021	Moon Valley	1972	2153	\$699,000	\$325	\$712,000	\$331	4
9	6217198	5/6/2021	Moon Valley Gardens 2	1969	1520	\$299,900	\$197	\$325,000	\$214	2
10	6214061	5/7/2021	Coral Gables Estates	1981	4075	\$1,199,000	\$294	\$1,075,000	\$264	0
11	6224581	5/10/2021	Hacienda Del Sol	1970	500	\$105,000	\$210	\$95,000	\$190	10
12	6214608	5/11/2021	Canyon View	1992	1817	\$450,000	\$248	\$488,820	\$269	41
13	6211304	5/11/2021	Estates at Tapatio Cliffs	1994	3230	\$649,000	\$201	\$649,000	\$201	48
14	6208083	5/11/2021	Moonridge Estates	1995	2748	\$625,000	\$227	\$613,000	\$223	24
15	6214326	5/11/2021	Lookout Mountain Views	1980	1780	\$519,000	\$292	\$519,000	\$292	6
16	6217295	5/11/2021	Mini Moon Estates 2	1976	2630	\$719,900	\$274	\$755,000	\$287	6
17	6222814	5/12/2021	Sunset North	1981	2518	\$529,999	\$210	\$488,000	\$194	19
18	6224012	5/12/2021	Cliffs at North Mountain	1987	581	\$155,000	\$267	\$161,000	\$277	41
19	6209639	5/13/2021	Moon Valley	2004	5091	\$1,699,000	\$334	\$1,600,000	\$314	53
20	6170524	5/14/2021	Moon Mountain Estates	1960	4390	\$1,900,000	\$433	\$1,789,000	\$408	116
21	6179466	5/14/2021	Lookout Mountain	1988	6101	\$1,600,000	\$262	\$1,500,000	\$246	125
22	6185464	5/14/2021	Quail Hill Parcel	1975	1127	\$176,750	\$157	\$170,000	\$151	42
23	6218918	5/14/2021	Regency Heights	1979	2702	\$799,995	\$296	\$850,000	\$315	30
24	6218716	5/14/2021	Pointe Mountainside	1995	3091	\$799,000	\$258	\$854,250	\$276	5
25	6220791	5/14/2021	Moon Valley Vista	1989	2939	\$625,000	\$213	\$655,000	\$223	5
26	6219386	5/14/2021	The Cliffs at North Mountain Condon	1987	581	\$155,000	\$267	\$159,900	\$275	36
27	6225386	5/14/2021	Sunset North 5	1978	2454	\$444,900	\$181	\$444,900	\$181	33
28	6217823	5/17/2021	Suncrest Villas East	1985	1687	\$490,000	\$290	\$515,000	\$305	33
29	6220311	5/17/2021	Tamarac at Moon Valley	1988	1861	\$430,000	\$231	\$405,000	\$218	8
30	6228683	5/18/2021	Cresleigh at The Pointe	1995	1674	\$415,000	\$248	\$454,000	\$271	21
31	6207692	5/19/2021	Puerta Vieja 2	1978	2421	\$699,999	\$289	\$699,999	\$289	50
32	6210304	5/20/2021	Lookout Mountain Views	1979	2068	\$615,000	\$297	\$615,000	\$297	13
33	6222241	5/20/2021	Retreat On Lookout Mountain	1994	2080	\$540,000	\$260	\$573,000	\$275	2
34	6224970	5/20/2021	Encanto Moon Valley	2017	1635	\$399,000	\$244	\$399,000	\$244	30
35	6209156	5/21/2021	Lookout Mountainside	1997	3913	\$795,000	\$203	\$800,000	\$204	5
36	6215141	5/21/2021	Sandahl Homes	1979	2632	\$575,000	\$218	\$625,000	\$237	28
37	6213945	5/21/2021	Moonlight Cove 4	1995	2111	\$459,900	\$218	\$469,000	\$222	39
38	6225346	5/21/2021	Presidio Estates	1993	2532	\$600,000	\$237	\$676,500	\$267	5
39	6231172	5/21/2021	Fairway at The Pointe	1994	1759	\$475,000	\$270	\$510,000	\$290	18
40	6231297	5/22/2021	Moonlight Cove 5	1995	2095	\$429,900	\$205	\$449,000	\$214	18
41	6203354	5/24/2021	Moon Valley	1971	2568	\$750,000	\$292	\$739,000	\$288	16

42	6228062	5/25/2021	Moon Valley Vista	1985	1659	\$469,000	\$283	\$540,000	\$325	15
43	6210688	5/25/2021	Sandahl Homes	1981	2079	\$530,000	\$255	\$575,000	\$277	11
44	6218566	5/25/2021	Moonlight Cove	1996	2350	\$469,900	\$200	\$505,000	\$215	4
45	6226335	5/25/2021	North Slope	1984	2766	\$630,000	\$228	\$670,000	\$242	17
46	6225018	5/25/2021	Cliffs at North Mountain	1987	581	\$150,000	\$258	\$166,000	\$286	7
47	6227703	5/25/2021	Sandahl Homes	1979	2260	\$510,000	\$226	\$610,000	\$270	2
48	6225165	5/27/2021	Moon Valley	1969	1927	\$525,000	\$272	\$580,000	\$301	5
49	6234492	5/27/2021	Sandahl Homes	1979	2220	\$750,000	\$338	\$762,000	\$343	4
50	6219019	5/27/2021	Moon Valley	1972	3534	\$1,043,000	\$295	\$1,050,000	\$297	50
51	6222148	5/27/2021	Cliffs at North Mountain Condominiu	1987	822	\$199,000	\$242	\$215,000	\$262	4
52	6223082	5/27/2021	Suncrest Villas East Unit 3	1984	1278	\$425,000	\$333	\$435,000	\$340	13
53	6226400	5/27/2021	10th Place & Redfield Road	2002	2070	\$399,999	\$193	\$485,000	\$234	2
54	6218941	5/28/2021	Turtle Creek	1985	1395	\$349,900	\$251	\$365,000	\$262	5
55	6224726	5/28/2021	Cave Creek Unit 3	1987	2139	\$485,000	\$227	\$470,000	\$220	0
56	6229396	5/28/2021	Sunset North Unit 6	1973	1786	\$495,000	\$277	\$491,000	\$275	4
57	6203954	5/31/2021	Cave Creek Unit 2	1985	2019	\$400,000	\$198	\$435,000	\$215	7
58	6225071	5/31/2021	Sandahl Homes Unit 4	1981	2079	\$679,900	\$327	\$679,900	\$327	41

OVERVIEW

Sales Month / Year	May 2021 Sales
Homes Closed:	58
Average List Price (\$/SF):	\$252.09
Average Sale Price (\$/SF):	\$258.90
Average Days on Market:	26



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