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North Scottsdale Sold Homes 2014 - 85377 Postal Code

| # | MLS# | COE Date | Subdivision | Built | SqFt | List Price | LP\$/SF | Sale Price | SP\$/SF | DOM |
|----|---------|----------|------------------------------|-------|-------|-------------|---------|-------------|---------|------|
| 1 | 4984257 | 01/10/14 | Ridgeview Estates | 2003 | 2217 | \$479,000 | \$216 | \$479,000 | \$216 | 101 |
| 2 | 5036248 | 01/10/14 | The Boulders Carefree | 1975 | 2800 | \$965,000 | \$345 | \$965,000 | \$345 | 24 |
| 3 | 5030941 | 01/14/14 | Carefree Arizona | 1975 | 2856 | \$650,000 | \$228 | \$625,000 | \$219 | 45 |
| 4 | 5018279 | 01/15/14 | COW TRACK ESTATES 2 | 2001 | 4966 | \$1,975,000 | \$398 | \$1,850,000 | \$373 | 89 |
| 5 | 5031461 | 01/24/14 | Black Mountain Foothills | 1994 | 4237 | \$1,170,000 | \$276 | \$1,111,000 | \$262 | 71 |
| 6 | 5041538 | 01/29/14 | Carefree Plat 3B | 1969 | 2900 | \$1,188,000 | \$410 | \$1,110,000 | \$383 | 37 |
| 7 | 5016861 | 01/29/14 | Black Mountain Foothills | 1985 | 5070 | \$1,399,000 | \$276 | \$1,399,000 | \$276 | 60 |
| 8 | 4917502 | 01/30/14 | The Colony at Carefree | 1991 | 1243 | \$215,000 | \$173 | \$215,000 | \$173 | 288 |
| 9 | 5047674 | 01/31/14 | Velvet Shadows | 1989 | 2632 | \$535,000 | \$203 | \$519,750 | \$197 | 22 |
| 10 | 5036695 | 01/31/14 | Carefree Plat 3A AMD | 2001 | 3600 | \$1,299,000 | \$361 | \$1,189,000 | \$330 | 58 |
| 11 | 5014604 | 02/03/14 | The Boulders | 1975 | 2948 | \$529,000 | \$179 | \$500,000 | \$170 | 112 |
| 12 | 4878383 | 02/03/14 | Crossings at Carefree | 2001 | 3499 | \$995,000 | \$284 | \$890,000 | \$254 | 375 |
| 13 | 5001576 | 02/04/14 | The Crossings at Carefree | 1989 | 3210 | \$729,000 | \$227 | \$665,000 | \$207 | 101 |
| 14 | 5014978 | 02/06/14 | Unknown | 2003 | 3009 | \$535,000 | \$178 | \$535,000 | \$178 | 91 |
| 15 | 5030953 | 02/10/14 | Posada Del Sol | 1976 | 1435 | \$286,000 | \$199 | \$280,000 | \$195 | 63 |
| 16 | 4994612 | 02/12/14 | Carefree Rolling Hills | 1977 | 4197 | \$1,049,000 | \$250 | \$920,000 | \$219 | 159 |
| 17 | 5013026 | 02/14/14 | Las Torres,Canyon Ridge | 1980 | 1841 | \$235,000 | \$128 | \$222,000 | \$121 | 128 |
| 18 | 4928884 | 02/17/14 | Carefree Fore | 1969 | 2610 | \$499,900 | \$192 | \$499,900 | \$192 | 257 |
| 19 | 4953195 | 02/17/14 | Carefree Casas 2 | 1979 | 2558 | \$410,000 | \$160 | \$365,500 | \$143 | 253 |
| 20 | 5023079 | 02/20/14 | Carefree Fore | 1981 | 2400 | \$659,900 | \$275 | \$640,000 | \$267 | 106 |
| 21 | 5058524 | 02/21/14 | SkyRanch at Carefree | 1997 | 2074 | \$459,000 | \$221 | \$459,000 | \$221 | 30 |
| 22 | 5058990 | 02/26/14 | Village at Carefree | 2002 | 1970 | \$306,000 | \$155 | \$306,000 | \$155 | 2 |
| 23 | 4996686 | 03/04/14 | The Crossings at Carefree | 1989 | 3304 | \$724,900 | \$219 | \$690,000 | \$209 | 125 |
| 24 | 5028895 | 03/07/14 | Carefree Too | 1996 | 3015 | \$645,900 | \$214 | \$620,000 | \$206 | 116 |
| 25 | 5036169 | 03/20/14 | Black Mountain | 1980 | 2562 | \$525,000 | \$205 | \$485,000 | \$189 | 115 |
| 26 | 4539727 | 03/21/14 | Lower Camp Creek | 1949 | 1450 | \$249,000 | \$172 | \$235,000 | \$162 | 1101 |
| 27 | 5020843 | 03/21/14 | Vista del Norte | 1983 | 1485 | \$199,900 | \$135 | \$199,000 | \$134 | 49 |
| 28 | 5076807 | 03/23/14 | SkyRanch at Carefree | 1986 | 2203 | \$499,000 | \$227 | \$489,000 | \$222 | 21 |
| 29 | 5046029 | 04/07/14 | Metes and Bounds | 2000 | 3955 | \$1,500,000 | \$379 | \$1,375,000 | \$348 | 78 |
| 30 | 4933739 | 04/08/14 | The Boulders | 1985 | 2989 | \$869,000 | \$291 | \$850,000 | \$284 | 334 |
| 31 | 5025100 | 04/08/14 | Tranquil Trail Estates | 2011 | 3200 | \$768,000 | \$240 | \$765,000 | \$239 | 143 |
| 32 | 4939590 | 04/10/14 | Carefree | 2007 | 6093 | \$3,400,000 | \$558 | \$2,865,000 | \$470 | 274 |
| 33 | 5045329 | 04/11/14 | Colina | 1991 | 1264 | \$179,900 | \$142 | \$160,000 | \$127 | 88 |
| 34 | 5024675 | 04/11/14 | The Boulders | 1973 | 2540 | \$625,000 | \$246 | \$585,000 | \$230 | 150 |
| 35 | 5074632 | 04/15/14 | BOULDERS CAREFREE | 1973 | 1690 | \$419,000 | \$248 | \$425,000 | \$251 | 38 |
| 36 | 5042096 | 04/17/14 | VILLAGE AT CAREFREE | 2005 | 2226 | \$339,000 | \$152 | \$305,000 | \$137 | 130 |
| 37 | 5061784 | 04/18/14 | Carefree | 1994 | 2377 | \$699,000 | \$294 | \$660,000 | \$278 | 76 |
| 38 | 5035025 | 04/23/14 | DOUBLEGATE | 1983 | 1097 | \$199,000 | \$181 | \$175,000 | \$160 | 149 |
| 39 | 5021254 | 04/30/14 | Carefree | 2008 | 11000 | \$3,995,000 | \$363 | \$3,600,000 | \$327 | 161 |
| 40 | 5061577 | 05/01/14 | The Boulders | 1971 | 2847 | \$525,000 | \$184 | \$515,000 | \$181 | 75 |
| 41 | 5059920 | 05/01/14 | Carefree Inn Estates Amended | 1964 | 2273 | \$329,900 | \$145 | \$315,000 | \$139 | 97 |
| 42 | 4901103 | 05/08/14 | Ridgeview Estates | 2003 | 4042 | \$795,000 | \$197 | \$765,000 | \$189 | 432 |

| | | | | | | | | | | |
|----|---------|----------|--------------------------------|------|------|-------------|-------|-------------|-------|------|
| 43 | 5051683 | 05/09/14 | CAREFREE TOO | 1969 | 2690 | \$599,000 | \$223 | \$625,000 | \$232 | 103 |
| 44 | 5074677 | 05/09/14 | Carefree Terrace Condo | 1975 | 1086 | \$79,900 | \$74 | \$79,900 | \$74 | 212 |
| 45 | 5053192 | 05/12/14 | Villa DelSol Condo not ASub | 1981 | 1660 | \$249,500 | \$150 | \$249,500 | \$150 | 113 |
| 46 | 5041053 | 05/16/14 | Carefree | 1981 | 3290 | \$879,000 | \$267 | \$869,000 | \$264 | 143 |
| 47 | 4986810 | 05/16/14 | Carefree Arizona | 2006 | 5623 | \$1,250,000 | \$222 | \$1,242,299 | \$221 | 225 |
| 48 | 5078047 | 05/21/14 | Colony at Carefree | 1984 | 1104 | \$209,000 | \$189 | \$204,000 | \$185 | 67 |
| 49 | 5042557 | 05/23/14 | Carefree | 1989 | 3740 | \$849,000 | \$227 | \$785,000 | \$210 | 161 |
| 50 | 5096759 | 05/26/14 | Cow Track Estates | 1977 | 3348 | \$879,999 | \$263 | \$840,000 | \$251 | 12 |
| 51 | 5091859 | 05/27/14 | Colina of Carefree | 1996 | 1264 | \$194,999 | \$154 | \$190,000 | \$150 | 15 |
| 52 | 5091063 | 05/28/14 | Carefree Mountain Estates | 1995 | 3705 | \$735,000 | \$198 | \$800,000 | \$216 | 5 |
| 53 | 5026291 | 05/29/14 | Carefree Grandview Estates | 1997 | 5015 | \$2,200,000 | \$439 | \$2,200,000 | \$439 | 188 |
| 54 | 5078454 | 06/02/14 | CAREFREE ARIZONA | 1981 | 4372 | \$1,395,000 | \$319 | \$1,251,375 | \$286 | 106 |
| 55 | 5115201 | 06/19/14 | Carefree Mountain Estates | 1995 | 2756 | \$648,000 | \$235 | \$648,000 | \$235 | 3 |
| 56 | 5116411 | 06/26/14 | Las Torres Canyon Ridge | 1980 | 1905 | \$217,000 | \$114 | \$207,000 | \$109 | 28 |
| 57 | 5077392 | 06/27/14 | CAREFREE TERRACE | 1975 | 1086 | \$89,900 | \$83 | \$79,500 | \$73 | 122 |
| 58 | 5069305 | 06/30/14 | The Boulders | 1978 | 3324 | \$1,075,000 | \$323 | \$1,045,000 | \$314 | 123 |
| 59 | 5072259 | 07/09/14 | Carefree Rolling Hills 2 | 1996 | 2972 | \$626,900 | \$211 | \$615,000 | \$207 | 24 |
| 60 | 5017878 | 07/11/14 | Ocotillo Ridge Estates | 2006 | 5758 | \$2,395,000 | \$416 | \$2,250,000 | \$391 | 264 |
| 61 | 5041884 | 07/15/14 | Carefree Fore | 1995 | 2484 | \$560,000 | \$225 | \$520,000 | \$209 | 204 |
| 62 | 5109942 | 07/16/14 | CAREFREE PLAT 3B | 2008 | 4000 | \$1,695,000 | \$424 | \$1,695,000 | \$424 | 41 |
| 63 | 5067251 | 07/23/14 | The Boulders | 1981 | 1938 | \$569,000 | \$294 | \$540,000 | \$279 | 150 |
| 64 | 5013308 | 07/25/14 | THE BOULDERS | 1974 | 1803 | \$519,000 | \$288 | \$465,000 | \$258 | 270 |
| 65 | 5135481 | 07/25/14 | VISTA DEL NORTE CONDO | 1983 | 1485 | \$250,000 | \$168 | \$235,000 | \$158 | 17 |
| 66 | 5068642 | 07/25/14 | CAREFREE TOO | 2004 | 2569 | \$575,000 | \$224 | \$537,000 | \$209 | 163 |
| 67 | 5059851 | 07/28/14 | The Colony at Carefree | 1991 | 1303 | \$225,000 | \$173 | \$215,000 | \$165 | 183 |
| 68 | 5085580 | 08/05/14 | The Boulders | 1971 | 2278 | \$525,000 | \$230 | \$515,000 | \$226 | 127 |
| 69 | 5032165 | 08/15/14 | Las Torres, Canyon Ridge | 1980 | 1966 | \$224,900 | \$114 | \$207,000 | \$105 | 258 |
| 70 | 5076033 | 08/18/14 | Carefree Sentinel Rock Estates | 1995 | 2705 | \$495,000 | \$183 | \$477,500 | \$177 | 174 |
| 71 | 5028163 | 08/25/14 | Wachs Carefree Desert | 1999 | 1737 | \$294,000 | \$169 | \$280,000 | \$161 | 275 |
| 72 | 5123803 | 08/25/14 | Carefree Rolling Hills | 1981 | 3997 | \$769,000 | \$192 | \$745,000 | \$186 | 87 |
| 73 | 5124266 | 08/26/14 | Velvet Shadows | 1998 | 3281 | \$745,000 | \$227 | \$720,000 | \$219 | 77 |
| 74 | 5110237 | 09/03/14 | Carefree Fore More | 1993 | 3490 | \$460,000 | \$132 | \$430,000 | \$123 | 92 |
| 75 | 4917491 | 09/04/14 | CAREFREE GRAND VIEW ESTATES | 1981 | 3868 | \$1,129,000 | \$292 | \$1,030,000 | \$266 | 1141 |
| 76 | 5077914 | 09/10/14 | Ocotillo Ridge Estates | 2008 | 7623 | \$1,950,000 | \$256 | \$1,825,000 | \$239 | 195 |
| 77 | 5049344 | 09/15/14 | The Boulders | 1984 | 3163 | \$798,000 | \$252 | \$740,000 | \$234 | 203 |
| 78 | 5066435 | 09/22/14 | Carefree Fore More | 1971 | 3869 | \$774,900 | \$200 | \$725,000 | \$187 | 218 |
| 79 | 5052472 | 10/01/14 | Carefree Arizona | 1968 | 4657 | \$1,295,000 | \$278 | \$1,185,000 | \$254 | 266 |
| 80 | 4879648 | 10/02/14 | Carefree Grand View Estates | 1985 | 5313 | \$1,600,000 | \$301 | \$1,600,000 | \$301 | 489 |
| 81 | 5181156 | 10/02/14 | Tranquil Trail Estates | 2014 | 2155 | \$550,000 | \$255 | \$550,000 | \$255 | 5 |
| 82 | 5147863 | 10/09/14 | The Boulders | 1982 | 3014 | \$650,000 | \$216 | \$650,000 | \$216 | 348 |
| 83 | 5086328 | 10/14/14 | Carefree Terrace | 1975 | 1156 | \$107,500 | \$93 | \$99,000 | \$86 | 203 |
| 84 | 5079947 | 10/17/14 | Cow Track Estates 2 | 1982 | 2319 | \$549,000 | \$237 | \$532,000 | \$229 | 183 |
| 85 | 5078745 | 10/20/14 | CAREFREE ROLLING HILLS 3 | 1989 | 3390 | \$715,000 | \$211 | \$700,000 | \$206 | 230 |
| 86 | 5168117 | 10/22/14 | Cow Track Estates 2 | 1984 | 4699 | \$1,225,000 | \$261 | \$1,199,000 | \$255 | 46 |
| 87 | 5181027 | 10/22/14 | CAREFREE TERRACE | 1975 | 1156 | \$110,000 | \$95 | \$110,000 | \$95 | 8 |
| 88 | 5191421 | 11/14/14 | Ridgeview Estates | 2000 | 3332 | \$599,500 | \$180 | \$593,000 | \$178 | 4 |
| 89 | 5186770 | 11/17/14 | Carefree Mountain Estates | 1999 | 3865 | \$860,000 | \$223 | \$830,000 | \$215 | 34 |
| 90 | 5128714 | 11/28/14 | Leigh Estates | 1972 | 2538 | \$499,000 | \$197 | \$455,000 | \$179 | 169 |
| 91 | 5133520 | 12/03/14 | Carefree Sentinel Rock Estates | 1995 | 2557 | \$494,000 | \$193 | \$475,000 | \$186 | 167 |
| 92 | 5034502 | 12/08/14 | Carefree | 1989 | 3328 | \$649,500 | \$195 | \$625,000 | \$188 | 380 |
| 93 | 5193827 | 12/11/14 | The Boulders | 1973 | 1819 | \$479,900 | \$264 | \$430,000 | \$236 | 30 |
| 94 | 5101462 | 12/12/14 | Village at Carefree | 2002 | 1970 | \$269,000 | \$137 | \$249,000 | \$126 | 220 |
| 95 | 5126071 | 12/15/14 | Montacino Carefree | 2005 | 2545 | \$460,000 | \$181 | \$445,000 | \$175 | 403 |
| 96 | 5133397 | 12/15/14 | The Boulders | 1996 | 4700 | \$1,850,000 | \$394 | \$1,795,000 | \$382 | 173 |
| 97 | 5186236 | 12/23/14 | VILLAGE AT CAREFREE | 2000 | 1970 | \$289,000 | \$147 | \$279,900 | \$142 | 62 |

OVERVIEW

Community/Area/City

Carefree 85377

Sales Year

2014

| | |
|-----------------------------|----------|
| Homes Closed: | 97 |
| Average List Price (\$/SF): | \$230.25 |
| Average Sale Price (\$/SF): | \$219.76 |
| Average Days on Market: | 159 |



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