



Russ Lyon | Sotheby's  
INTERNATIONAL REALTY



## DESERT MOUNTAIN

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**Treating Clients Like Family**

[www.DesertMountain.properties](http://www.DesertMountain.properties)

Please find below the Desert Mountain Market Overview for May 2017. You can view all currently listed Desert Mountain homes and lots very easily on our “quick search” map at our website [DesertMountain.properties](http://DesertMountain.properties). Simply click on the Desert Mountain community located on the Scottsdale Map in the middle of the home page. As well as see what has sold in the last year. Please do call or email with any questions.

Our business philosophy is simple - we stick to the basics, show up on time, answer our phones, deliver what we promise and....***We Treat our Clients like Family!***

Kirk & Keith Marshall - The Marshall Brothers

### *Desert Mountain* Real Estate Market Update

#### Homes

	# of Listings	Homes	List Price	Price/SqFt	SqFt	Days On Market
Active	160	Low	\$ 549,500	\$ 185	1,836	7
		Avg.	\$ 2,347,504	\$ 423	5,181	337
		High	\$ 9,788,000	\$1,152	11,625	1,444
Pending	18	Low	\$ 565,000	\$ 234	1,836	37
		Avg.	\$ 1,926,854	\$ 382	4,396	284
		High	\$ 9,950,000	\$1,318	8,459	792

#### Homes Sold - May 2017

	#/Sold Listings	List Price	Sold Price	Sold \$/SqFt	SqFt	Days On Market
Sold	19	Low	\$ 555,000	\$ 535,000	\$ 190	2,086
		Avg.	\$ 1,240,763	\$ 1,149,395	\$ 278	4,214
		High	\$ 2,495,000	\$ 2,239,000	\$ 390	10,000

## Homes Sold - May 2017 by Village

MLS #	Address	SqFt	Apx. \$/SqFt	Sold Date	List Price	Sold Price
5410482	Sonoran Cottage 17	2,086	256	5/15	\$ 555,000	\$ 535,000
5513060	Lookout Ridge 37	2,976	218	5/30	\$ 699,000	\$ 650,000
5502745	Apache Cottage 30	2,393	309	5/12	\$ 775,000	\$ 740,000
5472690	Renegade Trail 1	3,858	216	5/31	\$ 899,000	\$ 835,000
5443736	Cochise Ridge 105	4,440	190	5/25	\$ 925,000	\$ 842,500
5433727	Gambel Quail 205	4,356	194	5/05	\$ 899,000	\$ 845,000
5512828	Desert Fairways 10	3,514	260	5/26	\$ 950,000	\$ 915,000
5496251	Desert Greens 68	3,351	291	5/25	\$ 1,099,000	\$ 975,000
5406007	Lookout Ridge 9	2,960	338	5/11	\$ 1,139,500	\$ 1,000,000
5582780	Cochise Ridge 98	4,020	259	5/15	\$ 1,075,000	\$ 1,040,000
5545429	Rose Quartz 32	5,106	215	5/16	\$ 1,195,000	\$ 1,100,000
5565564	Sunrise 328-330	3,300	364	5/15	\$ 1,295,000	\$ 1,200,000
5591556	Turquoise Ridge 58	4,108	305	5/05	\$ 1,250,000	\$ 1,252,000
5412614	Gambel Quail 159	4,756	268	5/08	\$ 1,295,000	\$ 1,275,000
5551625	Desert Horizons 12	4,171	318	5/01	\$ 1,500,000	\$ 1,325,000
5560738	Renegade Trail 16	3,860	346	5/03	\$1,385,000	\$ 1,335,000
5584657	Sunset Canyon 9	4,191	390	5/31	\$1,649,000	\$ 1,635,000
5502338	Painted Sky 68	10,000	210	5/15	\$2,495,000	\$ 2,100,000

## Lots

	# of	Apx.		
		Lots	Listings	Days On Market
Active	109	Low	\$ 109,000	25
		Avg.	\$ 424,332	669
		High	\$ 1,595,000	4,024
Pending	8	Low	\$ 165,000	49
		Avg.	\$ 521,075	684
		High	\$ 1,050,000	1,540
Sold	13	#/Sold		Apx.
		Lots	Listings	Days On Market
Sold	13	Low	\$ 55,000	.64
		Avg.	\$ 360,089	.87
		High	\$1,287,000	.98

## Lots Sold - May 2017 by Village

MLS #	Address	List Price	Sold Price	Apx. Acres	COE	DOM
5507517	Eagle Feather 378	\$ 69,900	\$ 55,000	.97	5/24	571
5551891	Rose Quartz 41	\$ 135,000	\$ 120,000	.47	5/08	41
5182648	Arrowhead 3	\$ 149,900	\$ 145,000	.91	5/12	948
5571685	Painted Sky 15	\$ 189,000	\$ 176,500	.82	5/25	79
5418560	Lone Mountain 35	\$ 200,000	\$ 185,000	4.94	5/16	1,185
5581362	Sunrise 300	\$ 200,000	\$ 195,656	.95	5/30	16
5593898	Turquoise Ridge 31	\$ 295,000	\$ 270,000	.85	5/25	40
4868726	Lone Mountain 41	\$ 299,000	\$ 275,000	6.03	5/12	1,593
5530801	Sunrise 222	\$ 299,000	\$ 275,000	1.02	5/25	177
5482551	Apache Peak 156	\$ 499,000	\$ 399,000	1.56	5/19	282
5487790	Saguaro Forest 31	\$ 785,000	\$ 500,000	1.08	5/25	1,828
5510139	Seven Arrows 14	\$ 860,000	\$ 798,000	3.14	5/06	1,615
5512235	Saguaro Forest 236	\$1,695,000	\$1,287,000	1.01	5/31	208

If you would like any additional information, please do call or email us. All data collected from the MLS Listing Service as of 6/01/2017. If you are currently working with another Broker please do not consider this a solicitation.

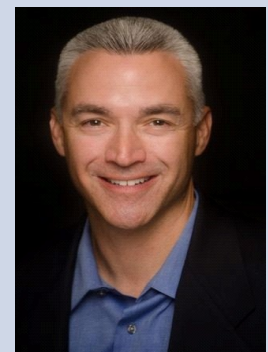
To view our website please click on any area of the Market Update.



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