



Market Update

The Marshall Brothers
Treating Clients Like Family!
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Please find below the Desert Mountain Market Overview for January 2014.

If you are interested in selling your property or would like an opinion of value or a market analysis on your property, please contact us today. If you are considering a purchase, there are many terrific properties currently available on the market. Please let us know how we can be of help.

Our business philosophy is simple - we stick to the basics - show up on time, answer our phones, reply to emails in a timely manner and.....*We Treat our Clients like Family!*

Kirk & Keith Marshall - The Marshall Brothers

Desert Mountain Real Estate Market Update

With our extensive knowledge of 24 years combined experience at Desert Mountain and over \$420 million in Sales since 2000, we are confident that we can help you sell your property. Our ability to market and present your property with integrity and honesty is our top priority.

Homes - Currently Listed

	# of		List Price	Price/SqFt	SqFt	Agent
	Listings	Homes				Days On Market
Active	153	Low	\$ 525,000	\$ 187	1,836	1
		Avg.	\$ 2,191,477	\$ 401	5,065	275
		High	\$ 8,888,000	\$ 1,045	12,500	2,820
Under Contract Backups	7	Low	\$ 850,000	\$ 232	3,664	33
		Avg.	\$ 1,473,429	\$ 319	4,524	308
		High	\$ 2,450,000	\$ 409	6,553	494
Pending	8	Low	\$ 585,000	\$ 214	2,086	1
		Avg.	\$ 1,596,675	\$ 341	4,395	309
		High	\$ 2,999,500	\$ 489	6,533	1,195

Homes Sold - January 2014

	#/Sold		Sold Price	Sold \$/SqFt	SqFt	Agent
	Listings	Homes				Days On Market
Sold	10	Low	\$ 687,500	\$ 235	2,470	26
		Avg.	\$ 1,962,300	\$ 376	4,771	396
		High	\$ 5,525,000	\$ 677	8,155	2,165

Homes Sold - January 2014 by Listing

MLS #	Address	Price per		Sold Date	List Price	Sold Price
		Apx. SqFt	Apx. SqFt			
5048974	Apache Cottage 30	2,470	278	1/30	\$ 739,000	\$ 687,500
5007140	Turquoise Ridge 15	3,124	235	1/03	\$ 769,000	\$ 735,000
5019555	Arrowhead 49	4,112	249	1/06	\$1,049,000	\$1,025,000
4656114	Grey Fox 57	4,400	318	1/15	\$1,398,800	\$1,398,000
5012109	Painted Sky 62 & 63	3,681	394	1/15	\$1,515,000	\$1,450,000
5041241	Mountain Skyline 35	4,660	371	1/24	\$1,849,000	\$1,727,500
2921625	Gambel Quail 30	4,761	410	1/08	\$1,998,000	\$1,950,000
4839703	Saguaro Forest 58	6,102	352	1/15	\$2,395,000	\$2,150,000
4915489	Saguaro Forest 297	6,242	477	1/15	\$3,089,000	\$2,975,000
5013071	Lone Mountain II 67	8,155	677	1/30	\$5,975,000	\$5,525,000



Lots - Currently Listed

	Lots	# of Listings	List Price	Apx. Total	Agent
				Acres	Days On Market
Active	161	Low	\$ 119,000	.5	6
		Avg.	\$ 537,455	2	445
		High	\$ 1,950,000	25	2,572
Under Contract Backups	1	Low	\$ 135,000	.5	745
		Avg.	\$ 135,000	.5	745
		High	\$ 135,000	.5	745
Pending	1	Low	\$ 395,000	2	109
		Avg.	\$ 395,000	2	109
		High	\$ 395,000	2	109
Sold	#/Sold Listings	Lots	Sold Price	Apx. Total Acres	Agent Days On Market
	7	Low	\$ 145,000	1	7
Avg.		\$ 340,000	2	506	
High		\$ 950,000	10	1,074	

Lots Sold - January 2014 by Village

MLS #	Address	List Price	Sold Price	Apx. Acres	COE	DOM
4978151	Arrowhead 54	\$ 148,000	\$ 145,000	.87	1/30	685
4625509	Lost Star 49	\$ 199,000	\$ 175,000	.80	1/10	1,726
4552079	Painted Sky 92	\$ 188,000	\$ 175,000	1.17	1/15	1,031
5040540	Apache Peak 136	\$ 220,000	\$ 200,000	.90	1/23	7
5049063	Apache Peak 148	\$ 300,000	\$ 285,000	.83	1/22	18
4847737	Saguaro Forest 162	\$ 495,000	\$ 450,000	1.52	1/09	409
4530268	Saguaro Forest 320	\$1,395,000	\$ 950,000	10.00	1/22	1,074

If you would like any additional information, please contact us for a consultation.

All data collected from the MLS Listing Service as of 02/04/2014



Constantino's Osso Buco
Chef de Cuisine Sarah Turgel

Veal Osso Buco

With the winter season upon us, Constantino's Restaurant is happy to announce some Italian classics, perfect to enjoy during the chillier weather. Among these new menu items is the wildly popular Veal Osso Buco!

Prepared in the traditional method, center cut veal shanks are slowly braised for hours in a rich combination of carrots, celery, onions, garlic, pinot grigio, veal stock, aromatics and Constantino's signature San Marzano tomato sauce. The "Osso Buco" is actually referring to the "Hole in the Bone," where the veal marrow is topped with an accompaniment of minced garlic, parsley, mint and lemon zest called Gremolata. The marrow mixed with the Gremolata is often scooped out of the bone and used as a spread for a slice of nice crusty Italian bread!!! The shank is presented with braised baby heirloom carrots and Risotto Milanese or creamy risotto cooked with saffron, Parmigiano Reggiano, and butter. Finally, the Osso Buco is beautifully glazed with the reduced and refined braising liquid which has been "mounted" with butter for additional shine and flavor. This classic would pair wonderfully with a sturdy red Italian wine such as an Amarone or a Super Tuscan, or a good California Cabernet!

We look forward to you dining with us at Constantino's Restaurant
Open Wednesday through Sunday 5:00-10:00 pm

Family Serving Family!

