



Russ
Lyon

Sotheby's
INTERNATIONAL REALTY



DESERT MOUNTAIN

Keith Marshall
602.809.4100
Keith.Marshall@RussLyon.com

Kirk Marshall
602.882.2112
Kirk.Marshall@RussLyon.com

Treating Clients Like Family

Please find below the Desert Mountain Market Overview for August 2014. With our extensive knowledge of 24 years combined experience at Desert Mountain and over \$438 million in Sales since 2000, we are confident that we can help you in your real estate needs. Our ability to market and present your property with integrity and honesty is our top priority.

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 - Currently Listed

	# of Listings	Homes	List Price	Price/SqFt	SqFt	Agent Days On Market
Active	105	Low	\$ 650,000	\$ 194	1,836	0
		Avg.	\$ 2,289,770	\$ 411	5,092	308
		High	\$ 7,999,999	\$ 1,045	12,500	2,190
Under Contract Backups	5	Low	\$ 1,395,000	\$ 321	4,350	38
		Avg.	\$ 1,816,000	\$ 361	5,029	185
		High	\$ 2,495,000	\$ 407	6,964	318
Pending	7	Low	\$ 949,000	\$ 270	2,454	60
		Avg.	\$ 1,825,514	\$ 374	4,791	212
		High	\$ 2,995,000	\$ 492	7,292	420

Homes Sold - August 2014

	#/Sold Listings	Homes	Sold Price	Sold \$/SqFt	SqFt	Agent Days On Market
Sold	8	Low	\$ 500,000	\$ 224	2,234	8
		Avg.	\$ 1,511,750	\$ 329	4,356	223
		High	\$ 3,200,000	\$ 495	6,471	490

Homes Sold - August 2014 by Village

MLS #	Address	Price per		Sold Date	List Price	Sold Price
		Apx. SqFt	Apx. \$ SqFt			
5053538	Sonoran Ridge 6	2,234	224	8/26	\$ 525,000	\$ 500,000
5053278	Desert Hills 36	3,572	230	8/01	\$ 870,000	\$ 820,000
5153544	Apache Cottage 7	2,476	363	8/26	\$ 975,000	\$ 900,000
5151700	Grey Fox 172	4,000	300	8/21	\$1,200,000	\$1,200,000
5090162	Gambel Quail #9	4,985	331	8/29	\$1,695,000	\$1,650,000
5016514	Painted Sky 73	5,785	324	8/15	\$1,999,999	\$1,875,000
4966411	Painted Sky 71	5,329	366	8/14	\$1,999,000	\$1,949,000
4923532	Saguaro Forest 167	6,471	495	8/21	\$3,475,000	\$3,200,000

Lots - Currently Listed

	# of Lots	Listings	List Price	Apx. Total	Agent
				Acres	Days On Market
Active	122	Low	\$ 79,999	.5	4
		Avg.	\$ 520,644	2	493
		High	\$ 1,950,000	12	2,781
Under Contract	4	Low	\$ 95,000	1	256
		Avg.	\$ 171,725	1	613
		High	\$ 299,900	2	1,431
Pending	1	Low	\$ 122,900	1	129
		Avg.	\$ 122,900	1	129
		High	\$ 122,900	1	129
Sold	#/Sold Listings	Lots	Sold Price	Apx. Total	Agent
				Acres	Days On Market
Sold	3	Low	\$ 75,000	1	140
		Avg.	\$ 218,333	1	402
		High	\$ 425,000	2	763

Lots Sold - August 2014 by Village

MLS #	Address	List Price	Sold Price	Apx.		
				Acres	COE	DOM
4788495	Eagle Feather 423	\$ 75,000	\$ 75,500	.92	8/20	763
5052316	Sunrise 289	\$ 159,000	\$ 155,000	.97	8/20	117
5014434	Lone Mountain II 57	\$ 499,000	\$ 425,000	1.59	8/14	305



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

All data collected from the MLS Listing Service as of 09/01/2014.



If you are currently working with another Broker please do not consider this a solicitation.



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www.desertmountainhomesandlots.com



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