

# SUN LAKES HOMES RECENT SALES

## Homes Sold in IronOaks Statistical Market Analysis April 2020

YR = Year home was built  
LP = List Price  
SP = Sales Price  
COE = Close of Escrow Date



Status	# Listings	Sold Volume		List Price	Sold Price	Approx SQFT	List Price Per App.SQFT	Sold Price Per Approx SQFT	Agent Days On Market	
Closed	12	5,211,400	Low	260,000	260,000	1,100	125.99	125.39	1	
			Avg	440,133	434,283	2,317	192.65	190.33	49	
			High	749,000	710,000	3,209	236.36	236.36	192	
Overall	12	5,211,400	Low	260,000		1,100	125.99		1	
			Avg	440,133		2,317	192.65		49	
			High	749,000		3,209	236.36		192	
MLS #	Floor Plan	Address	Bed	Bth	SqFt	YR	LP	SP	COE	LP/SP/\$/SF
6041689	Lexia	10069 E EMERALD DR	3	2.5	3,209	2001	749,000	710,000	04/29/2020	233.41 / 221.25
6045318	Marbella	9226 E ROCKY LAKE DR	3	2.5	2,846	2003	445,900	445,900	04/23/2020	156.68 / 156.68
6047153	Bellagio	9137 E CRYSTAL DR	2	2.5	2,792	2002	599,000	595,000	04/22/2020	214.54 / 213.11
6051105	Sienna w/casita	25110 S RANGEWOOD DR	3	2.75	2508	2006	525,000	525,000	04/17/2020	209.33 / 209.33
6046259	Agent Omitted	9114 E CRYSTAL DR	2	2	1700	1996	315,000	302,000	04/16/2020	185.29 / 177.65
6040463	Trova	24609 S CEDARCREST DR	2	2	2,204	2002	489,000	497,000	04/16/2020	221.87 / 225.5
6024439	Sienna	8841 E SUNRIDGE DR	2	2	2521	2005	415,000	410,000	04/15/2020	164.62 / 162.63
6044292	Pinnacle	24408 S BOXWOOD DR	2	1.75	1,100	1992	260,000	260,000	04/08/2020	236.36 / 236.36
5991120	Ventana	24825 S ROSEWOOD DR	2	2	1,833	1993	349,900	340,000	04/08/2020	190.89 / 185.49
6013655	Galleria	24914 S STONEY PATH DR	3	2.5	3,166	1995	398,900	397,000	04/08/2020	125.99 / 125.39
6018169	Agent omitted	8909 E Copper DR	2	2.5	2,151	1998	419,900	412,000	04/06/2020	195.21 / 191.54
6045258	Naples	9611 E ARROWVALE DR	2	2	1,774	2003	315,000	317,500	04/03/2020	177.56 / 178.97

Prepared by Becky Kolb, The KOLB Team through ARMLS  
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# SUN LAKES HOMES RECENT SALES

## Homes Sold in Cottonwood/Palo Verde Statistical Market Analysis April 2020

YR = Year home was built  
LP = List Price  
SP = Sales Price  
COE = Close of Escrow Date



Status	# Listings	Sold Volume		List Price	Sold Price	Approx SQFT	List Price Per App.SQFT	Sold Price Per Approx SQFT	Agent Days On Market	
Closed	27	8,737,850	Low	229,900	225,000	1,214	144.52	144.42	3	
			Avg	334,526	323,624	1,809	183.83	178.37	40	
			High	649,000	550,000	2,606	259.51	247.76	177	
Overall	27	8,737,850	Low	229,900		1,214	144.52		3	
			Avg	334,526		1,809	183.83		40	
			High	649,000		2,606	259.51		177	
MLS #	Floor Plan	Address	Bed	Bth	SqFt	YR	LP	SP	COE	LP/SP/\$/SF
6055140	Agent Omitted	25818 S HOLLYGREEN DR	2	2	1,545	2005	319,900	305,000	04/30/2020	207.06 / 197.41
6054959	Sea Pines	10124 E MINNESOTA AVE	2	2	1,458	1983	229,900	225,000	04/28/2020	157.68 / 154.32
6054751	Modified Pima	9623 E FOSTER AVE	3	2	1,900	1979	286,900	276,900	04/24/2020	151 / 145.74
5999163	Agent Omitted	25625 S BRENTWOOD DR	3	2	2,115	1985	374,960	370,000	04/24/2020	177.29 / 174.94
6038232	Agent Omitted	25822 S NEW TOWN DR	2	3	1,932	1981	335,900	335,000	04/21/2020	173.86 / 173.4
6015736	Agent Omitted	9825 E NAVAJO PL	2	2	1,348	1987	269,000	269,000	04/17/2020	199.55 / 199.55
6049038	Agent Omitted	26401 S SEDONA DR	3	2	1,823	1982	282,500	282,500	04/17/2020	154.96 / 154.96
6021629	Zuni Custom	26026 S BRENTWOOD DR	2	2	2,119	1987	449,900	435,000	04/17/2020	212.32 / 205.29
5944964	Custom Galleria	26226 S BUTTONWOOD DR	3	3	2606	1994	649,000	550,000	04/17/2020	249.04 / 211.05
6033034	Agent Omitted	9609 E GLENSIDE CT	2	2	1,708	1986	269,900	250,000	04/16/2020	158.02 / 146.37
6028610	Shawnee	26433 S BRENTWOOD DR	2	2	1,545	1982	269,000	265,000	04/16/2020	174.11 / 171.52
6035026	Barcelona	11119 E CHESTNUT CT	2	2	2,250	1994	385,000	358,500	04/16/2020	171.11 / 159.33
6038778	Augusta	10238 E MINNESOTA AVE	2	2	1,558	1985	230,000	225,000	04/15/2020	147.63 / 144.42
6035949	Pinewood	10025 E MINNESOTA AVE	3	1.75	1,796	1983	299,000	299,000	04/15/2020	166.48 / 166.48
6031224	Toltec Plus	26420 S LAKEWOOD DR	2	2	1,650	1985	305,000	305,000	04/15/2020	184.85 / 184.85
6052790	Paloma	10930 E SAN TAN BLVD	2	2.5	2,119	1991	549,900	525,000	04/13/2020	259.51 / 247.76
6051921	Paloma	10901 E REGAL DR	2	2.5	2,119	1991	409,900	400,000	04/10/2020	193.44 / 188.77
6043906	Agent Omitted	26438 S RIBBONWOOD DR	2	2	1,833	1990	264,900	270,000	04/07/2020	144.52 / 147.3
6037521	Agent Omitted	26014 S BEECH CREEK DR	4	2	2,265	1982	399,950	399,950	04/07/2020	176.58 / 176.58
6038555	Agent Omitted	26006 S DARTFORD DR	2	2	1,586	1980	276,000	269,000	04/06/2020	174.02 / 169.61
6039959	Zuni	25813 S Hollygreen DR	2	2	1,922	1983	310,000	313,000	04/03/2020	161.29 / 162.85
6041614	Ventana	10818 E REGAL DR	2	2	1,915	1991	375,000	365,000	04/03/2020	195.82 / 190.6
6035519	Cochise	9626 E NAVAJO PL	2	2	1,214	1986	269,900	263,500	04/02/2020	222.32 / 217.05
6038219	Maya	26007 S GLENBURN DR	2	2	1,590	1979	292,000	275,000	04/02/2020	183.65 / 172.96
6034627	Toltec	26430 S Saddletree DR	2	2	1,474	1985	289,900	282,500	04/02/2020	196.68 / 191.66
6031461	Shalimar	26030 S SADDLETREE DR	2	2	1,872	1991	339,000	339,000	04/02/2020	181.09 / 181.09
6034925	Hopi	26629 S BRANCHWOOD CT	2	2	1,582	1986	299,900	285,000	04/01/2020	189.57 / 180.15

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# SUN LAKES HOMES RECENT SALES

## Homes Sold in Sun Lakes Country Club Statistical Market Analysis April 2020

YR = Year home was built  
LP = List Price  
SP = Sales Price  
COE = Close of Escrow Date



Status	# Listings	Sold Volume		List Price	Sold Price	Approx SQFT	List Price Per App.SQFT	Sold Price Per Approx SQFT	Agent Days On Market
Closed	10	2,215,000	Low	162,900	156,000	1,057	124.84	120.21	2
			Avg	221,500	216,410	1,473	149.65	146.31	38
			High	334,900	322,000	2,051	194.41	195.19	91
Overall	10	2,164,100	Low	162,900		1,057	124.84		2
			Avg	221,500		1,473	149.65		38
			High	334,900		2,051	194.41		91

MLS #	Floor Plan	Address	Bed	Bth	SqFt	YR	LP	SP	COE	LP/SP/\$/SF
6047139	Agent Omitted	8921 E MICHIGAN AVE	2	2	1,249	1980	174,900	165,200	04/30/2020	140.03 / 132.27
6028413	Agent Omitted	8998 E SUN LAKES BLVD N	2	2	1,489	1973	189,500	179,000	04/23/2020	127.27 / 120.21
6015213	Agent Omitted	9501 E LAWNSDALE PL	2	2	1,354	1987	218,000	218,000	04/22/2020	161 / 161
6044947	Agent Omitted	9040 E OLIVE LN N	2	2	1,057	1973	162,900	156,000	04/20/2020	154.12 / 147.59
6050688	Agent Omitted	26215 S LAKEVIEW DR	2	2	1,792	1985	298,000	285,000	04/15/2020	166.29 / 159.04
6033887	Agent Omitted	9004 E OLIVE LN N	2	2	1,441	1978	179,900	179,900	04/14/2020	124.84 / 124.84
6034720	Agent Omitted	25225 S LAKEWAY DR	2	2	2,051	1979	334,900	322,000	04/08/2020	163.29 / 157
6044776	Agent Omitted	9225 E Parkside DR	2	2	1,414	1987	274,900	276,000	04/06/2020	194.41 / 195.19
6037071	Unknown	8910 E MICHIGAN AVE	2	2	1,440	1981	187,000	187,000	04/02/2020	129.86 / 129.86
6040135	Agent Omitted	9036 E Sun Lakes BLVD N	2	2	1,440	1977	195,000	196,000	04/01/2020	135.42 / 136.11

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