SUN LAKES HOMES RECENT SALES

Homes Sold in IronOaks

Statistical Market Analysis October 2021

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

kw INTEGRITY FIRST REALTY KELLERWILLIAMS.

The Kolb Team
Arizona's Active Adult Communities Experts

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	19	9,896,520	Low	359,000	375,000	1,508	210.82	210.82	1
			Avg	520,611	520,869	2,071	252.88	253.12	26
			High	715,000	715,000	2,862	307.18	312.31	100
Overall	19	9,896,520	Low	359,000		1,508	210.82		1
			Avg	520,611		2,071	252.88		26
			High	715,000		2,862	307.18		100

MLS #	Floor Plan	Address	Bed	Bth	SqFt	YR	LP	SP	COE	LP/SP/$/SF
6300872	Agent omitted	9429 E NACOMA DR	2	2.5	2,151	1996	475,000	460,560	10/29/2021	220.83 / 214.11
6298527	Hermosa	24433 S MCCORKINDALE CT	2	2	2,050	1992	589,000	575,000	10/29/2021	287.32 / 280.49
6297840	Monaco	23732 S PLEASANT WAY	2	2	1,508	1998	385,000	390,000	10/27/2021	255.31 / 258.62
6296234	Palacia	9223 E ARROWVALE DR	2	2	1,936	2004	449,000	450,000	10/27/2021	231.92 / 232.44
6298747	Palmera Extended	9902 E SUNBURST DR	3	2	1,950	2001	599,000	609,000	10/26/2021	307.18 / 312.31
6304620	Agent omitted	23606 S DESERT BURST CT	2	2.5	2,151	1997	497,900	461,560	10/22/2021	231.47 / 214.58
6302957	Cypress	24919 S GLENBURN DR	2	2	1,790	2006	515,000	525,000	10/22/2021	287.71 / 293.3
6302266	Barcelona w/casita	8921 E COPPER DR	3	3	2,028	1998	569,000	575,500	10/22/2021	280.57 / 283.78
6295196	Galleria	10324 E NACOMA DR	2	2.5	2,862	1994	646,000	650,000	10/22/2021	225.72 / 227.11
6298764	Sonoma	24617 S CEDARCREST DR	4	4	2,645	2001	715,000	715,000	10/22/2021	270.32 / 270.32
6303288	Solano	10711 E HERCULES DR	2	2	1,540	1994	359,000	375,000	10/20/2021	233.12 / 243.51
6293462	Palacia Plus	9530 E HERCULES DR	2	2	2,123	1995	484,900	500,000	10/20/2021	228.4 / 235.52
6294979	Milano	9210 E CEDAR WAXWING DR	2	2	1,997	2003	609,900	610,000	10/18/2021	305.41 / 305.46
6246204	Agent omitted	24910 S MOHAWK CT	2	2	1,566	2005	439,900	429,900	10/13/2021	280.91 / 274.52
6275631	Palacia	25050 S DRIFTER DR	2	2	1,778	1993	395,000	390,000	10/06/2021	222.16 / 219.35
6293125	Sienna	24217 S BRIARCREST DR	2	2	2,261	2004	499,000	525,000	10/04/2021	220.7 / 232.2
6287869	Agent omitted	23713 S ROSECREST DR	2	2	1,882	1997	415,000	415,000	10/01/2021	220.51 / 220.51
6268217	Marbella	9926 E Diamond DR	2	2.5	2,846	2001	600,000	600,000	10/01/2021	210.82 / 210.82
6284934	Barcelona w/casita	553 W CHAMPAGNE DR	3	3	2,283	1998	649,000	640,000	10/01/2021	284.28 / 280.33

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For more information, contact The Kolb Team at 480-809-5759.

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SUN LAKES HOMES RECENT SALES

Homes Sold in Cottonwood/Palo Verde

Statistical Market Analysis October 2021

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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	16	7,148,300	Low	299,900	346,000	1,424	205.69	211.13	4
			Avg	443,188	446,769	1,869	239.34	242.04	28
			High	585,000	570,000	2,668	301.92	301.92	61
Overall	16	7,148,300	Low	299,900		1,424	205.69		4
			Avg	443,188		1,869	239.34		28
			High	585,000		2,668	301.92		61

MLS #	Floor Plan	Address	Bed	Bth	SqFt	YR	LP	SP	COE	LP/SP/$/SF
6304077	Sea Pines	10312 E MICHIGAN AVE	2	2	1,458	1986	299,900	346,000	10/29/2021	205.69 / 237.31
6300674	Agent omitted	10906 E REGAL DR	2	2	1,457	1990	439,900	439,900	10/28/2021	301.92 / 301.92
6301267	Macayo	26426 S BEECH CREEK DR	2	2	1,717	1984	453,000	453,500	10/28/2021	263.83 / 264.12
6281409	Borgata	25621 S NOTTINGHAM DR	2	2	2,668	1990	585,000	570,000	10/25/2021	219.27 / 213.64
6290649	Alameda	10418 E REGAL DR	3	1.75	1,823	1984	399,900	399,000	10/22/2021	219.36 / 218.87
6289379	Posada	10441 E CHESTNUT DR	2	2	2,534	1984	539,400	535,000	10/21/2021	212.87 / 211.13
6294151	Agent omitted	10325 E NAVAJO PL	2	2	1,880	1991	425,000	430,000	10/20/2021	226.06 / 228.72
6286093	Shawnee	26418 S NEW TOWN DR 15	2	2	1,545	1984	384,900	384,900	10/15/2021	249.13 / 249.13
6288675	Toltec	10605 E SUNNYDALE DR	2	2	1,424	1986	362,000	380,000	10/12/2021	254.21 / 266.85
6288643	Agent omitted	10133 E Chestnut DR	2	2.5	1,886	1983	425,000	420,000	10/12/2021	225.34 / 222.69
6239322	Agent omitted	10109 E CHESTNUT DR	3	2	1,823	1982	449,000	449,000	10/12/2021	246.3 / 246.3
6284513	Zuni	10402 E REGAL DR	2	2	1,958	1986	449,000	449,000	10/12/2021	229.32 / 229.32
6288280	Alameda	10422 E WATFORD WAY	2	2	2,075	1987	485,000	485,000	10/12/2021	233.73 / 233.73
6292237	Agent omitted	26025 S BRENTWOOD DR	3	2	2,100	1979	499,000	509,000	10/08/2021	237.62 / 242.38
6283579	Agent omitted	25853 S HOLLYGREEN DR	3	2	1,823	1983	440,000	443,000	10/06/2021	241.36 / 243.01
6285711	Shawnee	10418 E SAN TAN BLVD	2	2	1,727	1984	455,000	455,000	10/06/2021	263.46 / 263.46

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SUN LAKES HOMES RECENT SALES

Homes Sold in Sun Lakes Country Club

Statistical Market Analysis October 2021

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LP = List Price
SP = Sales Price
COE = Close of Escrow Date

kw INTEGRITY FIRST REALTY KELLERWILLIAMS.

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Arizona's Active Adult Communities Experts

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	14	3,662,500	Low	180,000	170,000	1,153	110.23	104.10	0
			Avg	262,286	261,607	1,453	182.97	182.98	36
			High	369,900	370,000	1,785	236.91	236.27	96
Overall	14	3,662,500	Low	180,000		1,153	110.23		0
			Avg	262,286		1,453	182.97		36
			High	369,900		1,785	236.91		96

MLS #	Floor Plan	Address	Bed	Bth	SqFt	YR	LP	SP	COE	LP/SP/$/SF
6223036	Agent omitted	8845 E MONTANA AVE	3	2	1,667	1976	215,000	208,500	10/29/2021	128.97 / 125.07
6292348	Agent omitted	9318 E OLIVE LN	2	2	1,153	1981	199,900	216,000	10/29/2021	173.37 / 187.34
6281304	Agent omitted	26409 S MARICOPA PL	2	2	1,457	1987	249,000	236,000	10/29/2021	170.9 / 161.98
6296775	Agent omitted	9103 E OLIVE LN S	2	2	1,249	1978	295,900	295,000	10/28/2021	236.91 / 236.19
6291739	Sun Haven	26251 S LAKESIDE DR	2	2	1,345	1980	297,500	290,000	10/27/2021	221.19 / 215.61
6271358	Agent omitted	9533 E FAIRWAY BLVD	2	2	1,566	1987	369,900	370,000	10/18/2021	236.21 / 236.27
6288961	Agent omitted	8940 E UTAH AVE	2	2	1,600	1974	275,000	265,000	10/14/2021	171.88 / 165.63
6289343	Agent omitted	9035 E CITRUS LN S	2	2	1,404	1985	225,000	236,500	10/08/2021	160.26 / 168.45
6286251	Dual wide	26635 S NAVAJO PL	2	2	1,548	1985	239,000	250,000	10/08/2021	154.39 / 161.5
6299036	Agent omitted	8946 E FAIRWAY BLVD	2	2	1,633	1980	180,000	170,000	10/07/2021	110.23 / 104.1
6288979	Pam Harbor DW	25636 S MONTANA AVE	2	2	1,248	1980	269,900	275,000	10/07/2021	216.27 / 220.35
6288795	Agent omitted	9038 E PALMER DR	2	2	1,785	1977	299,900	287,500	10/07/2021	168.01 / 161.06
6276401	Agent omitted	25411 S OKLAHOMA AVE	3	2	1,348	1980	258,000	265,000	10/06/2021	191.39 / 196.59
6267183	Agent omitted	9421 E SUN LAKES BLVD S	2	2	1,345	1979	298,000	298,000	10/06/2021	221.56 / 221.56

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