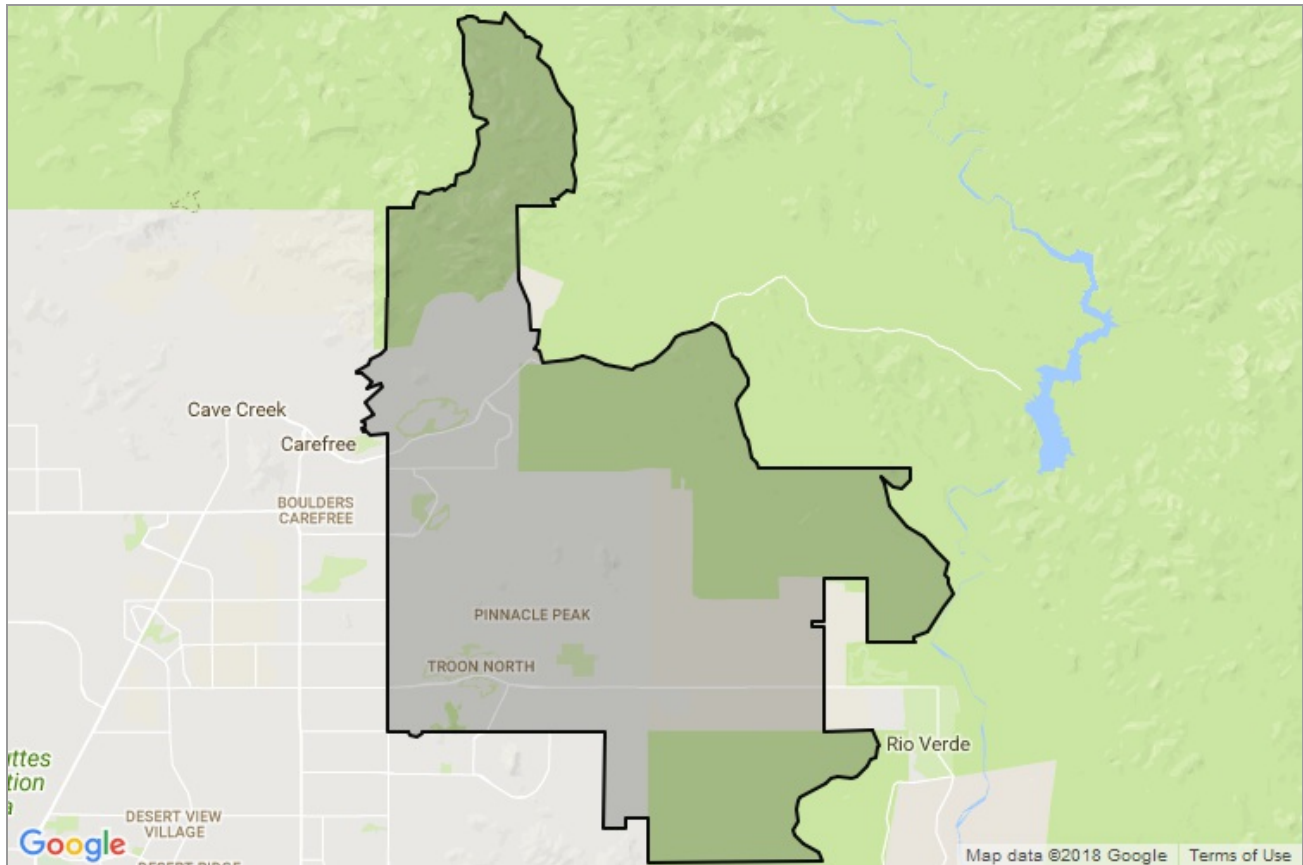


MARKET ACTIVITY REPORT

# Scottsdale, AZ 85262



Presented by

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REALTOR® | Arizona Real Estate License: BR565091000

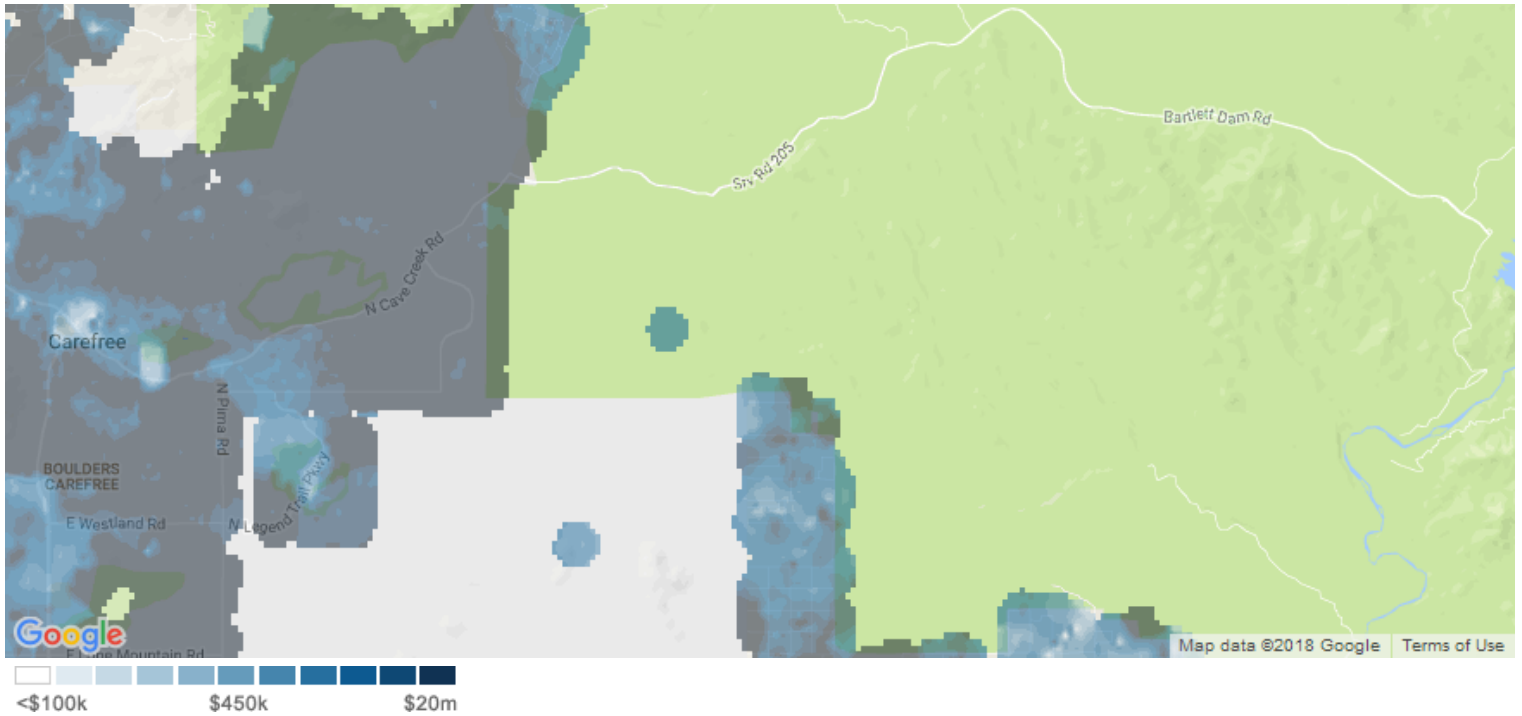
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# Scottsdale, AZ 85262

## Estimated Home Values



This map layer shows the average estimated home values, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

## Market Snapshot

Compared with Last Year: February 08, 2017 vs. February 08, 2018

Median Est. Home Value

**\$758K**

Up 3.2%

Median Est. Listing Price

**\$995K**

Up 10.7%

Median Days in RPR

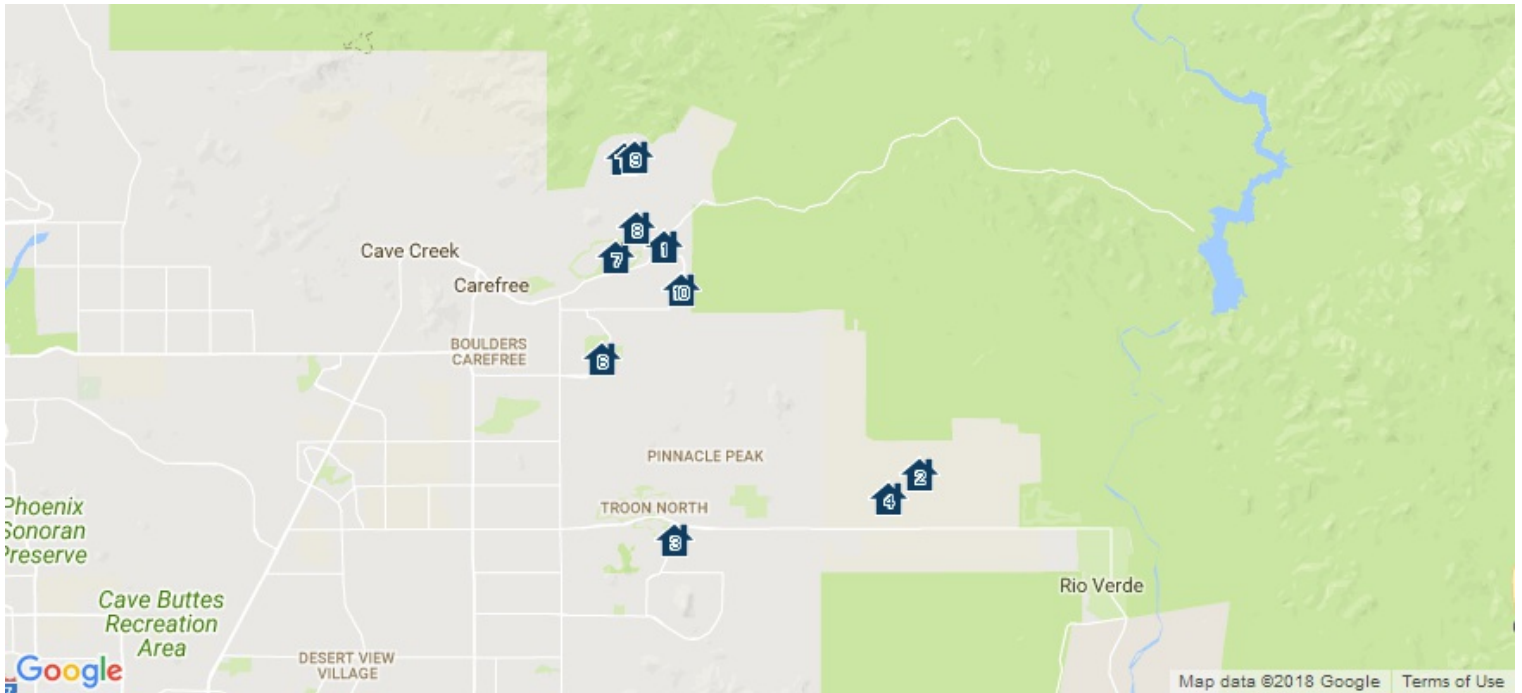
**119**

Down -6.3%



Sales Volume

**55**



Up 71.9%









Pending Listings: 10

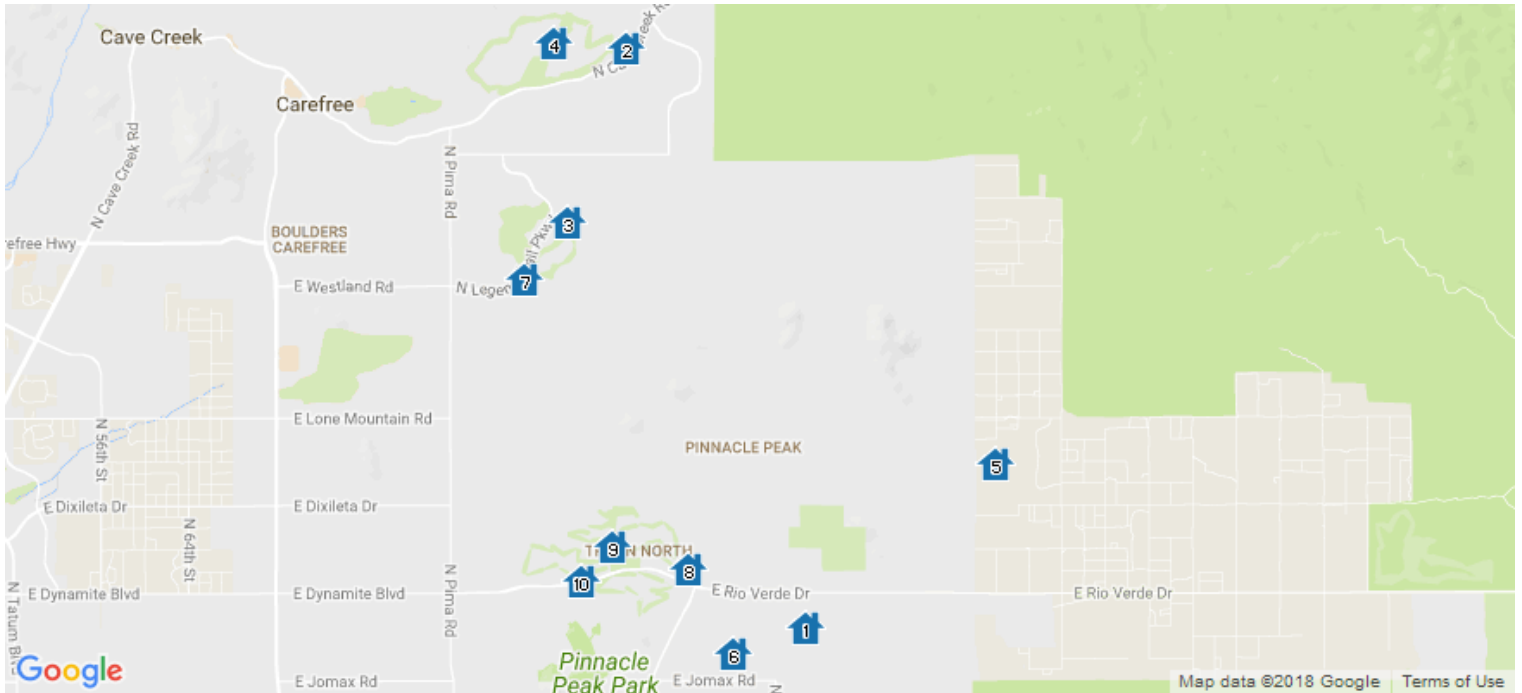
|   | Prop Type              | Bed /Ba | Living Area (sq ft) | Lot Size (sq ft) | Listing Date | Listing Price | Pending Date | Price per sq. ft. |
|---|------------------------|---------|---------------------|------------------|--------------|---------------|--------------|-------------------|
|  <p><b>10767 E Santa Fe Trl</b></p> <p>City Lights and Mountain Views at EVERY Turn! NO INTERIOR STEPS. Bright and airy transitional territorial home with a contemporary flair. Gated courtyard greets you with specimen desert landscape plantings, tranquil water feature and interlocking paver walkway. Both the main home and detached guest house have custom iron entrance doors from Colletti Designs. Designed by a true chef, the kitchen offers Wolf and SubZero ss appliances, custom furniture grade wood cabinetry, farm sink and quartzite slab countertops, opening to family room with poolside access. Enjoy the natural light with walls of windows and ceiling heights of 10-14' throughout. Ceilings detailed with massive exposed vigas, Italian porcelain floor tile throughout no carpet. Romantic oversized master bedroom retreat with</p> <p><i>Listing Courtesy of Russ Lyon Sotheby's International Realty</i></p> | Single Family Detached | 4/4     | 2,850 sq ft         | 44,649           | 1/28/2018    | \$835,000     | 1/31/2018    | \$293             |
|  <p><b>15325 E Windstone Trl</b></p> <p>\$3,500 SELLER CONTRIBUTION TOWARD CLOSING COSTS ARE APPROVED WITH A FULL PRICE OFFER USING THE PREFERRED LENDER AND TITLE COMPANY AND OPENING ESCROW BY FEB. 15TH, THIS IS AN AMAZING PROPERTY WITH INCREDIBLE MOUNTAIN VIEWS, PERFECT FOR THE HORSE OWNER WITH A 1.25 ACRE PROPERTY, INCREDIBLE LOCATION IN THE HEART OF RIO VERDE, HOME WILL FEATURE 3 BEDROOMS AND 2 BATHROOMS WITH OUR SPLIT FLOOR PLAN, THE KITCHEN OVER LOOKS THE GREAT ROOM WHICH IS PERFECT FOR ENTERTAINING, A LARGE ARCADIA DOOR LEADS YOU OUT TO YOUR COVERED PATIO READY FOR YOUR BBQ, THE MASTER SUITE HAS AN GENEROUS BATHROOM AND A WALK IN CLOSET AND SKYLIGHT, ALL TILE FLOORING EXCEPT IN THE BEDROOMS AND CLOSET, THIS HOME HAS IT ALL AT AN AMAZING PRICE AND IT IS A NEW BUILD, BUYER CAN INFLUENCE THE COLOR SELECTIONS</p> <p><i>Listing Courtesy of 50 States Realty</i></p>                                   | Single Family Detached | 3/2     | 1,512 sq ft         | 54,519           | 9/29/2017    | \$289,900     | 2/7/2018     | \$192             |

Pending Listings: 10 (cont.)

|  | Prop Type              | Bed /Ba | Living Area (sq ft) | Lot Size (sq ft) | Listing Date | Listing Price | Pending Date | Price per sq. ft. |
|--|------------------------|---------|---------------------|------------------|--------------|---------------|--------------|-------------------|
|  <p><b>27789 N 108th Way</b></p>   | Single Family Detached | 3/2     | 1,998 sq ft         | 6,269            | 12/22/2017   | \$434,000     | 2/6/2018     | \$217             |
| <p>Perfectly located Troon North gated golf community home near unlimited outdoor activities. Enjoy 2 landscaped golf courses with a modern day bistro/bar overlooking the greens or your just minutes away to Scottsdale shopping. Surrounded by mountains enjoy hiking or a nice drive to Bartlett Lake. This open floor plan home with an eat in kitchen has granite counter tops, stainless appliance and 12' ceilings making it perfect for entertaining. Wood flooring, a fireplace, and large picture windows makes you feel right at home. Large sliding doors makes it easy to step out on the patio and enjoy your evenings. The master suite boasts separate tub and shower, dual sinks and its own private access to the backyard patio. Come see this home and why many are choosing this area to reside in.</p> <p><i>Listing Courtesy of Re/Max Fine Properties</i></p> |                        |         |                     |                  |              |               |              |                   |
|  <p><b>29303 N 148th St</b></p>  | Single Family Detached | 4/3     | 2,709 sq ft         | 54,450           | 11/16/2017   | \$499,900     | 2/6/2018     | \$185             |
| <p>IEWS! VIEWS! VIEWS! 4 Peaks! Marvelous opportunity for a lifestyle of beauty and peace. Popular Great Room floor plan with fireplace, spacious kitchen and dining with custom chandelier, this home features 2709 sq ft with 4 Bedrooms, 2.5 baths in a split plan. Huge 3 car garage with 220V wiring, work space and storage is evap cooled and is flooded with natural light via skylights and glass block window. Lots of extra parking on concrete driveway and circle drive. New GE Oven, DW, Microwave in 2017. Oversized 85 gal hybrid electric water heater 2016. Water softener 2016. Misting system. Spacious Master bath remodeled with jetted tub and tiled shower 2016. Huge master closet. Guest wing has separate entrance off patio and jetted tub in the bathroom. So many beautiful places to sit and enjoy</p> <p><i>Listing Courtesy of Homesmart</i></p>      |                        |         |                     |                  |              |               |              |                   |
|  <p><b>9937 E Honey Mesquite Dr</b></p>   | Single Family Detached | 4/6     | 6,249 sq ft         | 36,394           | 6/26/2017    | \$2,895,000   | 12/23/2017   | \$463             |
| <p>Reminiscent of a Wine Country estate, this Italian-style residence could be purchased turn-key including a convertible Mercedes! Offers panoramic views of the 9th Chiricahua fairway, mountains, sunsets and sparkling city lights. The light interiors showcase beautiful Arizona nature &amp; sunny skies. The resort patio captures breathtaking Arizona sunsets. Enter through the picturesque porte cachere into a charming auto court revealing a magnificent arched entry door and covered breezeway which connects to the private casita. Other architectural details include native stone facade, Cantera stone columns &amp; mouldings, limestone fireplaces, handsome beams, vaulted brick ceilings, and Italian marble and African mahogany floors. Chef's kitchen remodeled in 2017</p> <p><i>Listing Courtesy of Russ Lyon Sotheby's International Realty</i></p>    |                        |         |                     |                  |              |               |              |                   |
|  <p><b>34457 N Legend Trail Pkwy, Unit 1009</b></p>  | Apartment              | 2/2     | 1,253 sq ft         | 1,255            | 9/25/2017    | \$295,000     | 2/2/2018     | \$235             |
| <p>This gorgeous fully furnished, private, ground level 2 Bedroom / 2 Bathroom home is located in the beautiful community of "The Retreat at Legend Trail". Features include granite counter tops, tile throughout the home and carpet in the bedrooms. Full size washer &amp; dryer, gas fireplace and a private 1 car garage. The covered patio is perfect to enjoy the incredible views of the 17th fairway of the Legend Trail golf course. Club house provides 2 full size pools, Jacuzzi, fitness center, tennis courts plus so much more. Please contact agent for more information on this great opportunity.</p> <p><i>Listing Courtesy of Silverleaf Realty</i></p>  |                        |         |                     |                  |              |               |              |                   |
|  <p><b>9833 E Miramonte Dr</b></p>   | Single Family Detached | 3/4     | 4,244 sq ft         | 59,049           | 8/14/2017    | \$1,195,000   | 1/20/2018    | \$282             |
| <p>This home is a thoroughly charming Southwest experience, beginning with the lush and inviting entry courtyard and continuing throughout. There are many quaint architectural features rarely seen in today's homes, including beams, hearths and ceiling details. The sunset view patio is a paradise complete with fountains and impressive shade trees. A spacious family room was added and the property was expanded with the addition of a large two room guest casita. Updates include a bright kitchen with expansive view windows. No membership to the Desert Mountain club is included in the sales price but available thru the Desert Mountain club. View "Documents Tab" for location within Community and Village.</p> <p><i>Listing Courtesy of Russ Lyon Sotheby's International Realty</i></p>   |                        |         |                     |                  |              |               |              |                   |

Pending Listings: 10 (cont.)

|   | Prop Type   | Bed /Ba | Living Area (sq ft) | Lot Size (sq ft) | Listing Date | Listing Price | Pending Date | Price per sq. ft. |
|---|---|---------|---------------------|------------------|--------------|---------------|--------------|-------------------|
|   |  <b>PENDING</b> • Pending as of 2/6/2018 <i>MLS ID: 5690751</i>                      |         |                     |                  |              |               |              |                   |
| <b>10181 E Old Trail Rd</b>   | Patio Home  | 3/4     | 2,489 sq ft         | 8,834            | 11/21/2017   | \$925,000     | 2/6/2018     | \$372             |
| <p>Outstanding "Cassia" in Sonoran Ridge in Scottsdale's Desert Mountain. Heavily updated over the last four months. See the Upgrades Summary in Documents for details. It is spectacular! On a ridge, facing south, with big McDowell Mtn. views, plus some city lights, too. This home is flawless, done by a professional designer, a perfect "lock'n leave" home in perhaps the finest recreational community of its type in the US. The Desert Mountain Club offers six Nicklaus Signature golf courses, four practice ranges, a state-of-the art golf performance center, a fifteen-mile trail system, and six clubhouses. One of these, the swim, tennis, fitness and spa "Sonoran Clubhouse", recently had \$12m spent on turning it into a world-class facility, before adding pickleball, bocce and croquet. mo</p> <p><i>Listing Courtesy of Re/Max PlatinumLiving</i></p> |   |         |                     |                  |              |               |              |                   |
|   |  <b>PENDING</b> • UCB (Under Contract-Backups) as of 2/5/2018 <i>MLS ID: 5687603</i> |         |                     |                  |              |               |              |                   |
| <b>41737 N 101st Pl</b>   | Single Family Detached  | 4/6     | 5,573 sq ft         | 29,280           | 10/24/2017   | \$2,250,000   | 2/5/2018     | \$404             |
| <p>This light-filled Italian Villa in the heart of Saguaro Forest Village is elevated for beautiful Valley Views and City Lights. Open plan with high ceilings features a greatroom hearth area with doors to patio, chef's kitchen, spacious dining and a great entertaining bar where friends and family casually gather to enjoy the Desert Mountain lifestyle. Large private den with wide-screen TV. Split plan for guest wing privacy. Large master suite has adjacent office that doubles as 5th bedroom. Welcoming entry courtyard gardens &amp; water fall and lushly landscaped resort patio &amp; pool. Move-in ready...furniture is available. View "Documents Tab" for location within Community and Village.</p> <p><i>Listing Courtesy of Russ Lyon Sotheby's International Realty</i></p>   |   |         |                     |                  |              |               |              |                   |
|   |  <b>PENDING</b> • Pending as of 2/5/2018 <i>MLS ID: 5630267</i>                      |         |                     |                  |              |               |              |                   |
| <b>27138 N 109th Way</b>  | Single Family Detached  | 3/3     | 2,227 sq ft         | 5,875            | 7/7/2017     | \$600,000     | 2/5/2018     | \$269             |
| <p>New Home ready now! Luxury home appointments without wasted space. Our brand new Great Room plan currently available only in north Scottsdale has received a warm welcome, especially for residents who are seeking a scaled down version of their own home. This plan invites Indoor outdoor living at its finest. Upon entering the home, your guests will be intrigued by the open-air Interior courtyard, complete with access points to the home from 3 sides. The "cornerless" multi-slide glass doors expand your enjoyment from great room and dining area alike. Designer selections for the interior color palette compliment the home and its location perfectly. Painted and glazed cabinets with contrasting kitchen island &amp; 6x36' plank flooring add a touch of the rustic southwest.</p> <p><i>Listing Courtesy of Taylor Morrison (Mls Only)</i></p>          |   |         |                     |                  |              |               |              |                   |



Price Changes: 10

|  | Prop Type | Bed /Ba | Living Area (sq ft) | Orig. Listing Date | Orig. Price | New Price | Date of Chg. | % Chg. |
|--|-----------|---------|---------------------|--------------------|-------------|-----------|--------------|--------|
|--|-----------|---------|---------------------|--------------------|-------------|-----------|--------------|--------|



**1** **FOR SALE** - Active: 9/16/2017 MLS ID: 5661349  
**27555 N 120th St** Single Family Detached 5/6 5,832 sq ft 9/16/2017 \$1,835,000 \$1,795,000 1/5/2018 -2.18%

Exquisite & unique luxury estate on 3.2 acres of scenic land with stunning desert and mountain views! This 5 bedroom, 5 1/2 bathroom, 3 car garage estate has BARELY been lived in and is in pristine and "almost new" condition. You will be amazed at all of the gorgeous stonework, custom flooring, custom and very unique cabinets, 9' solid alder doors, rare and unique lighting and chandeliers, gourmet kitchen with upgraded Viking appliances, HUGE master bathroom with a multi-jetted tub that fills from the ceiling, a home theater, 2 gas fireplaces and the fully equipped guest home that has a fully equipped kitchen, 2 bedrooms and a huge bonus room...and dont forget the view deck, endless spectacular views!

*Listing Courtesy of Cooper Premier Properties Llc*








**2** **FOR SALE** - Active: 2/11/2017 MLS ID: 5560290  
**10389 E Celestial Dr** Single Family Detached 5/5 4,524 sq ft 2/11/2017 \$1,777,800 \$1,749,000 2/8/2018 -1.62%







Buyer can still customize this Stunning New Single Level Home featuring a Fresh Contemporary Design with Energy Star Certified Efficiency! Enjoy Beautiful Mountain Views & City Lights from the Elevated Quiet Lot. Iron Entry Door & Custom Lighting welcomes you into the Open Great Room featuring Wood Floors, Massive Fireplace & Wide Folding Patio Doors Extending the Living Space into Back Patio. Enjoy Countless Upgrades in the Custom Chef's Kitchen. The Spacious Master Bedroom showcases mountain views w/ corner windows & a Luxurious Bathroom with floating counters, light-up mirrors, Huge walk-in shower & Soaking tub. Both the 2nd Master & Guest Suite have large designer private bathrooms. Beds 4 & 5 share Jack & Jill Bathroom. Golf or Lifestyle Membership available through Desert Mountain.

*Listing Courtesy of Giv Realty, Llc*

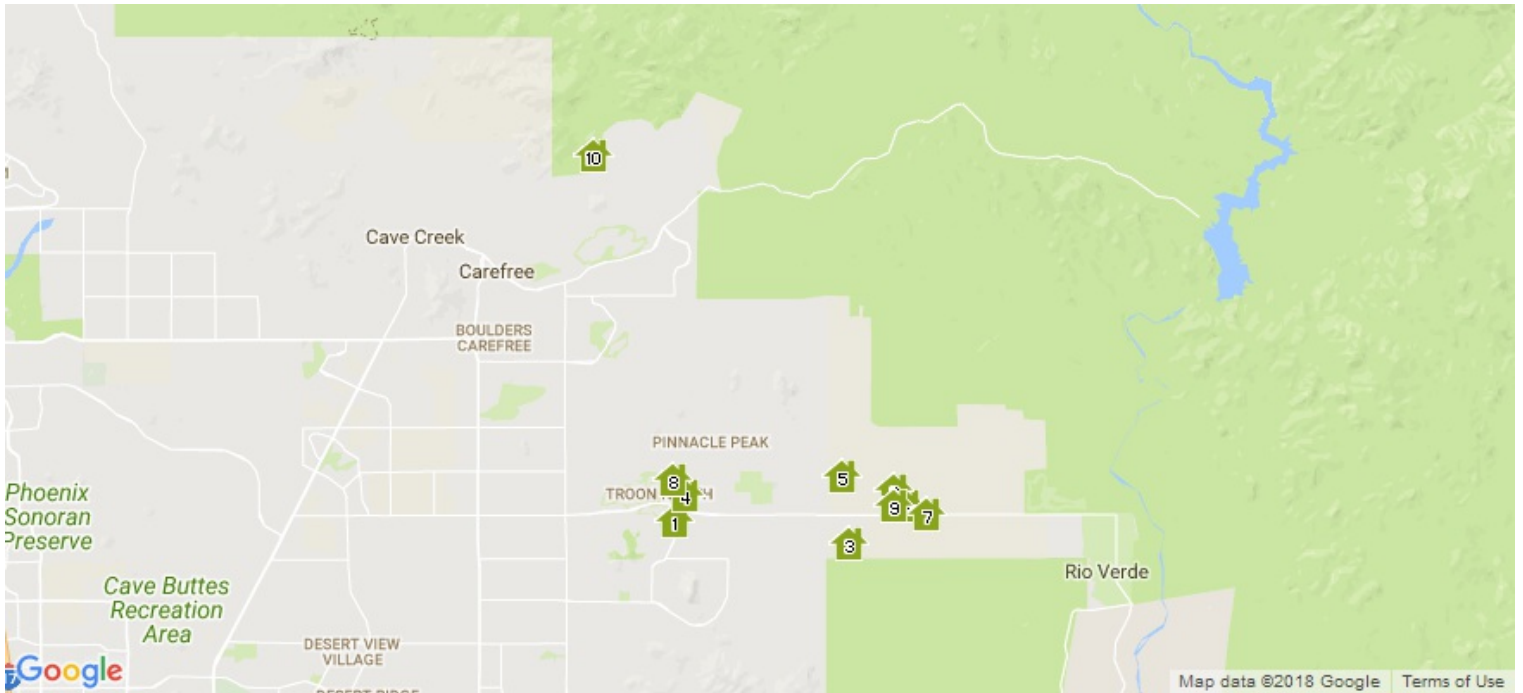
Price Changes: 10 (cont.)

|   | Prop Type | Bed /Ba | Living Area (sq ft) | Orig. Listing Date | Orig. Price | New Price | Date of Chg. | % Chg. |
|---|-----------|---------|---------------------|--------------------|-------------|-----------|--------------|--------|
|  <p><b>8</b> FOR SALE • Active: 1/17/2018 MLS ID: 5710313</p> <p><b>9879 E Chuckwagon Ln</b></p> <p>Single Family Detached</p> <p>4/4 3,929 sq ft</p> <p>1/17/2018 \$799,900 \$775,000 2/8/2018 -3.11%</p> <p>STUNNING LEGEND TRAIL HOME. Nestled on over a half-ACRE in a quiet cul-de-sac, this impressive split-plan home blends harmoniously with its high desert setting and surround of mountain views. Savor sunrises on the expansive front courtyard. Warm earth tones create a welcoming feel through the spacious interior, accented by soaring 12' ceilings. Entertain in style in the generous living spaces and eat-in granite kitchen. An expansive suite, the sitting-room master is a unique retreat that will have you daydreaming about calling it your own. Sunsets paint the sky with brilliant color over the backyard, complete with a pebble-finish pool/spa, fire pit, built-in BBQ, covered patio and alfresco shower. Resort-style community amenities, Legend Trail Golf Club, hiking/biking trails.</p> <p><i>Listing Courtesy of Those Callaways</i></p>                              |           |         |                     |                    |             |           |              |        |
|  <p><b>4</b> FOR SALE • Active: 10/1/2017 MLS ID: 5667931</p> <p><b>9796 E Miramonte Dr</b></p> <p>Single Family Detached</p> <p>3/3 3,072 sq ft</p> <p>10/1/2017 \$1,249,000 \$1,199,000 2/4/2018 -4%</p> <p>Price reduced and newly staged!! Fabulous 3 bedroom 3 bath contemporary remodel done by Design One Interiors. Featuring unobstructed mountain views from the great room, master and pool. ALL ONE LEVEL in this stunning home. A must see!!! No membership included but can be purchased from the club.</p> <p><i>Listing Courtesy of Russ Lyon Sotheby's International Realty</i></p>  |           |         |                     |                    |             |           |              |        |
|  <p><b>5</b> FOR SALE • Active: 12/11/2017 MLS ID: 5697581</p> <p><b>13747 E Montgomery Rd</b></p> <p>Single Family Detached</p> <p>5/6 4,737 sq ft</p> <p>12/11/2017 \$925,000 \$859,000 1/25/2018 -7.14%</p> <p>IMMACULATE and very Unique Luxury custom Estate with stunning and endless mountain views. Your new dream tastefully decorated and includes every feature you have always wanted in a custom home: Chef's kitchen with stainless steel appliances, double ovens, gorgeous custom cabinets and granite counter tops, 5 large bedrooms—all ensuite, jacuzzi tub, lots of custom stone and artwork, upstairs view deck/patio—with endless mountain views and cozy fireplace, large extended back patio, protective view fence/wall—for privacy and security, newly painted, newly epoxied garage floors &amp; very tall extended ceilings This home is pristine and has been very well-kept. If you are looking for the Jewel in the desert that needs no work and ready for move in, then you have found it! Read here for MORE:</p> <p><i>Listing Courtesy of Cooper Premier Properties Llc</i></p> |           |         |                     |                    |             |           |              |        |
|  <p><b>6</b> FOR SALE • Active: 11/7/2017 MLS ID: 5684581</p> <p><b>11334 E Pinon Dr</b></p> <p>Single Family Detached</p> <p>5/5 4,268 sq ft</p> <p>11/7/2017 \$925,000 \$879,999 2/8/2018 -4.86%</p> <p>This well maintained home in the upscale gated community of Desert Summit has a sun filled, 2 plus acre premium lot that backs to NAOS for maximum privacy. Relax in the backyard with the sparkling pool and heated spa with boulder accents, easy maintenance desert landscaping, built in BBQ, lounge areas, covered patio, and dynamite panoramic views including the famous Arizona sunsets. At over 4,000 sf, this 5 bed, 4.5 bath home includes such living spaces as formal living, formal dining, den/office, a great room feel in the open kitchen and family room with cozy fireplace, and 700 sf attached casita with bedroom, bath, and living room with a wet bar and exterior access. The expanded drive way is set back from the road and leads to the four car garage.</p> <p><i>Listing Courtesy of Russ Lyon Sotheby's International Realty</i></p>                                  |           |         |                     |                    |             |           |              |        |
|  <p><b>7</b> FOR SALE • Active: 5/17/2017 MLS ID: 5606713</p> <p><b>9504 E Preserve Way</b></p> <p>Single Family Detached</p> <p>3/4 3,117 sq ft</p> <p>5/17/2017 \$775,000 \$729,000 2/7/2018 -5.94%</p> <p>This Legend Trail home features a spacious open floor plan with recent updates in every room! **see finishes list in documents. The large open great-room has a custom stone accent media wall and a wall of windows overlooking the backyard. The kitchen area is an entertainers dream with the large bar island overlooking the great room in addition to the eat-in breakfast nook. This gourmet kitchen features leathered granite countertops, double oven, gas cooktop, large pantry and ample cabinets. The formal dining area is just off of the kitchen and family room. The split floor plan has a large master bedroom with sitting area, remodeled bathroom and large walk-in closet with custom cabinetry.</p> <p><i>Listing Courtesy of Realty One Group</i></p>  |           |         |                     |                    |             |           |              |        |

Price Changes: 10 (cont.)

|   | Prop Type   | Bed /Ba                            | Living Area (sq ft) | Orig. Listing Date | Orig. Price | New Price | Date of Chg. | % Chg. |  |
|---|---|------------------------------------|---------------------|--------------------|-------------|-----------|--------------|--------|--|
|   |  <b>FOR SALE</b> | Active: 12/13/2017 MLS ID: 5698299 |                     |                    |             |           |              |        |  |
| <b>10915 E Sutherland Way</b>   | Single Family Detached  | 4/3                                | 3,534 sq ft         | 12/13/2017         | \$775,000   | \$750,000 | 1/22/2018    | -3.23% |  |
| <p>Stunning Custom home in coveted Candlewood Estates! Amazing remodeled home w/No Expense Spared! This once Candelwood builder owned home and chosen lot has been Redone &amp; Loaded w/Exquisite upgrades including Flagstone Flooring, Chef's Island Kitchen w/Extensive Granite Slabs, Custom Cabinets, Butlers Pantry, built in Double Wine Fridges and ice maker. Beautiful custom office sits just off the master bedroom with built in large custom desk and bookshelves. Entertainers Greatroom, Split Bedroom floorplan, Oversized Master complete with Stone fireplace and patio access. Master Spa Inspired Bath, Jetted Therapy Tub, 2-Head Walk-In Shower, expansive master walk in closet. The guest wing comes complete with Task Area, large bathroom, 2 large Bedrooms both with walk in closets and main guest bed</p> <p style="text-align: right;"><i>Listing Courtesy of Realty One Group</i></p>       |   |                                    |                     |                    |             |           |              |        |  |
|   |  <b>FOR SALE</b> | Active: 6/12/2017 MLS ID: 5618817  |                     |                    |             |           |              |        |  |
| <b>28990 N White Feather Ln, Unit 165</b>   | -   | 3/4                                | 2,780 sq ft         | 6/12/2017          | \$555,900   | \$525,000 | 1/18/2018    | -5.56% |  |
| <p>Model perfect townhouse located in the heart of Troon North in the gated community of Stonedge * This quiet/interior end-unit offers the coveted "Amber" model Great RM floor plan featuring: entry rotunda w/ sweeping staircase, 3 Suites, Loft, 3 balconies, massive Family RM adjoining Dining area * Open kitchen offers neutral cabinetry, stainless steel appliances, kitchen island and breakfast bar. Master suite complete with private balcony, fireplace, and spacious bathroom * Exceptionally Open &amp; Bright with brand new shutters and blinds * Onsite neighborhood amenities within a short walk*</p> <p style="text-align: right;"><i>Listing Courtesy of Russ Lyon Sotheby's International Realty</i></p>  |   |                                    |                     |                    |             |           |              |        |  |
|   |  <b>FOR SALE</b> | Active: 11/13/2017 MLS ID: 5688310 |                     |                    |             |           |              |        |  |
| <b>28420 N 101st Pl</b>   | -   | 2/3                                | 2,400 sq ft         | 11/13/2017         | \$450,000   | \$433,900 | 1/15/2018    | -3.58% |  |
| <p>GLORIOUS VIEWS!!! Enjoy the hallmark of Arizona from your living room as the sun dips behind a sahuaro cactus into the far distant horizon. This well maintained two story condo features an open floor plan with two upstairs masters separated by a Loft/Den &amp; attached 2-car garage. This highly desirable resort location is adjacent to the TROON MONUMENT GOLF COURSE. On site amenities include a community heated pool and spa with exercise room. This intimate enclave makes an ideal year round home or vacation destination. Located a few miles from Scottsdale's famed BARRETT JACKSON CAR AUCTION, ARABIAN HORSE SHOW &amp; popular PGA PHOENIX OPEN the investment potential is tremendous. The lifestyle is further enhanced by nearby Four Seasons Resort and a spectacular desert setting. GREAT OPPORTUNITY!</p> <p style="text-align: right;"><i>Listing Courtesy of Reliance Real Estate</i></p> |   |                                    |                     |                    |             |           |              |        |  |
















Recently Sold: 10

|   | Prop Type | Bed /Ba | Living Area (sq ft) | Lot Size (sq ft) | Year Built | Sale Date | Sale Price | Price per sq. ft. |
|---|-----------|---------|---------------------|------------------|------------|-----------|------------|-------------------|
|  <p><b>1</b> <b>RECENTLY SOLD</b> • Sold Date: 2/8/2018, MLS Listing 5670614: 10/6/2017 MLS ID: 5670614</p> <p><b>27982 N 108th Way</b></p> <p>Single Family Detached</p> <p>3/2 1,998 sq ft 7,314 2000 2/8/2018 \$510,000 \$255</p> <p>Beautifully updated home in the prestigious gated community of Pinnacle Canyon at Troon North. Enter to soaring ceilings, the formal living room, and a direct view of the gorgeous backyard. The remodeled kitchen is light &amp; bright, well appointed, and open to the breakfast area and great room w/ gas fireplace. The master suite features a access to a serene patio and offers a perfectly organized walk-in closet, and spa-like bath with separate tub &amp; shower and double sinks. The resort style backyard includes a heated pool &amp; spa, built in BBQ and large covered patio. Close to golf, dining, shopping, hiking and all that Troon has to offer.</p> <p><i>Courtesy of Keller Williams Realty Phoenix</i></p>  |           |         |                     |                  |            |           |            |                   |
|  <p><b>2</b> <b>RECENTLY SOLD</b> • Sold Date: 2/7/2018, MLS Listing 5679941: 10/26/2017 MLS ID: 5679941</p> <p><b>28512 N 151st St</b></p> <p>Single Family Detached</p> <p>4/5 4,391 sq ft 52,291 2006 2/7/2018 \$848,000 \$193</p> <p>Rio Mountain Estates is a Gated Subdivision in North Scottsdale. Surrounded by 5 Golf Courses, Tonto National Forest and Mountain Views On All Sides. Beautiful Custom Home Features A Media Room w/ Full Bath. Other Home Features Include an Entry Ramada Tower Opening to 3 Separate Patios one with gas fire pit, Viewing Deck with Spiral Staircase, Extensive Custom Stone on Exterior and Interior, Rotunda with Barrel Ceiling, Coffered Ceilings, Knotty Alder Doors, True Split Floor Plan with Secluded Master Bedroom, Granite countertops, Travertine Floors and Much More. Backyard features pool with grotto waterfall and fire pit, sport court for basketball, volley ball or tennis and Built in BBQ. This home once sold for 1.2 mil with out the backyard finished. Come see this entertainers dream!</p> <p><i>Courtesy of Keller Williams Realty East Valley</i></p> |           |         |                     |                  |            |           |            |                   |

Recently Sold: 10 (cont.)

|   | Prop Type  | Bed /Ba | Living Area (sq ft) | Lot Size (sq ft) | Year Built | Sale Date | Sale Price | Price per sq. ft. |  |
|---|--|---------|---------------------|------------------|------------|-----------|------------|-------------------|--|
|   | <p><b>3</b> <b>RECENTLY SOLD</b> • Sold Date: 2/8/2018, MLS Listing 5679002: 10/25/2017 <b>MLS ID: 5679002</b></p> |         |                     |                  |            |           |            |                   |  |
| <b>13941 E Quail Track Dr</b>   | Single Family Detached   | 4/2     | 2,499 sq ft         | 54,450           | 2002       | 2/8/2018  | \$450,000  | \$180             |  |
| <p>4Br/2Ba home with a very open floor plan that contains great room, formal dining, kitchen and a wonderful floor to ceiling rock gas fireplace. Open kitchen with chery cabinetry ], walkin pantry, breakfast bar and dining area with a view of the mountains - a great place to enjoy your morning coffee. 4 full bedroom, master bath is spacious, jetted tub and VERY large walkin closet. Fantastic backyard, featuring extended covered patio, views of Four Peaks and surrounding mountains - what a way to relax after work. Front courtyard will compete of your attention with it's private get and views of sunsets. Located in a magnificent area of Scottsdale - enjoy all that the open desert will bestow for your enjoyment.</p> <p><i>Courtesy of Re/Max Excalibur</i></p>   |  |         |                     |                  |            |           |            |                   |  |
|   | <p><b>4</b> <b>RECENTLY SOLD</b> • Sold Date: 2/7/2018, MLS Listing 5707937: 1/12/2018 <b>MLS ID: 5707937</b></p>  |         |                     |                  |            |           |            |                   |  |
| <b>10922 E Southwind Ln</b>   | Single Family Detached   | 3/3     | 2,600 sq ft         | 12,784           | 2000       | 2/7/2018  | \$728,000  | \$280             |  |
| <p>Absolutely Amazing 2016 Full Remodel of this Guard Gated custom home in Candlewood Estates. Beautiful Kitchen with Stainless Steel Appliances, Shaker Cabinets, Quartz Countertops, New Doors &amp; Baseboards, Lighting Fixtures &amp; LED Lights throughout, Wood Shutters, Home Audio Surround System, Home Theatre System with Dolby 5.1 setup w/Receiver &amp; 70" UHD TV (4K) Vision LCD TV, TCL Roku HDTV-Bedroom, Two Wall Safes, Perimeter Alarm System, Ring Video Doorbell, Whole Home Salt Free Water Filtration System, Two High-Efficiency AC/Heating Units (2016), Wifi Thermostats, Interior &amp; Exterior Paint, Low Maintenance Irrigated Landscaping w/LED Lighting, Outdoor Fireplace, Built-In 5 Burner BBQ w/Granite Countertop, Private Backyard w/Views of Brown Mountains and so much more! Look at the 3D TOUR!!!</p> <p><i>Courtesy of Realty Executives</i></p> |  |         |                     |                  |            |           |            |                   |  |
|    | <p><b>5</b> <b>RECENTLY SOLD</b> • Sold Date: 2/6/2018, MLS Listing 5615526: 6/5/2017 <b>MLS ID: 5615526</b></p>   |         |                     |                  |            |           |            |                   |  |
| <b>30780 N 138th Pl</b>   | Single Family Detached   | 3/2     | 1,500 sq ft         | 43,603           | 2017       | 2/6/2018  | \$297,990  | \$199             |  |
| <p>THIS IS OUR AMAZING NEW FLOOR PLAN FEATURING 3 BEDROOMS, TWO BATHROOMS, SIDE ENTRY 2 CAR GARAGE, THE GREAT ROOM CONCEPT IS PERFECT FOR ENTERTAINING WITH AN OVERSIZED UPGRADED KITCHEN WITH GRANITE COUNTERTOPS AND A HUGE 8 FOOT KITCHEN ISLAND, BRING YOUR HORSES AND RV'S AS THE PROPERTY IS LOCATED IN THE COUNTY AND DOES NOT HAVE A HOA TO CONTEND WITH, THIS HOME WILL HAVE A SPLIT MASTER FLOOR PLAN WITH A LARGE MASTER BATH AND WALK IN CLOSET, TILE THROUGHOUT EXCEPT IN THE BEDROOMS AND CLOSETS</p> <p><i>Courtesy of 50 States Realty</i></p>  |  |         |                     |                  |            |           |            |                   |  |
|   | <p><b>6</b> <b>RECENTLY SOLD</b> • Sold Date: 2/7/2018, MLS Listing 5613580: 6/1/2017 <b>MLS ID: 5613580</b></p>   |         |                     |                  |            |           |            |                   |  |
| <b>29109 N 148th St</b>   | Single Family Detached   | 3/4     | 3,367 sq ft         | 158,567          | 2000       | 2/7/2018  | \$759,000  | \$225             |  |
| <p>Welcome to Rancho Costa Lotta, 3.6 acres, Private well, Awesome Views, This is a custom designed western style home with 3 bedrooms down stairs and a loft currently being used as a bedroom upstairs. The upstairs loft has a bathroom &amp; a huge balcony with amazing views. The kitchen offers stainless appliances, Farmers sink Gas viking cooktop, pantry, double ovens &amp; large side-by-side stainless built-in refrigerator. The great room is large with fireplace and large beams in the ceiling..The powder room off the great room is cute as can be. Covered patio is massive with tongue and groove ceilings &amp; fireplace with fantastic views. The absolutely darling horse set up has 4 stalls with runs and an arena. Property is fully fenced. Super special property..2.5 ac lot for sale to the south MLS# 5575062</p> <p><i>Courtesy of Homesmart</i></p>       |  |         |                     |                  |            |           |            |                   |  |
|   | <p><b>7</b> <b>RECENTLY SOLD</b> • Sold Date: 2/7/2018, MLS Listing 5430829: 4/19/2016 <b>MLS ID: 5430829</b></p>  |         |                     |                  |            |           |            |                   |  |
| <b>28207 N 154th St</b>   | Single Family Detached   | 3/3     | 3,250 sq ft         | 43,836           | 2004       | 2/7/2018  | \$515,000  | \$158             |  |
| <p>Immaculate Custom Home in Scottsdale Rio Verde Foothills! Amazing Mountain views and Open space! Resort Style Living in this expansive 1 level home with a backyard oasis. Master is Split from other bedrooms. Heated pool and spa with Baja step, rockfall, spillway, poolside and patio speakers, wood fire pit. Large open chef kitchen facing the great room with LP gas range, stainless appliances, slab granite counters and LOTS of cabinet space. Wired for Surround theater sound in great room and master bdrm. Central Vac and Cat 5 wiring throughout. Fully air-conditioned 1400+ sq ft 4 car, deep garage/Harley Man Cave, epoxy floors. Bonus Room in the Garage. Tall ceilings, great finishes and textures throughout. RV parking with all hookups. NO HOA!</p> <p><i>Courtesy of United Real Estate Success</i></p>  |  |         |                     |                  |            |           |            |                   |  |

Recently Sold: 10 (cont.)

|   | Prop Type   | Bed /Ba | Living Area (sq ft) | Lot Size (sq ft) | Year Built | Sale Date | Sale Price  | Price per sq. ft. |  |
|---|---|---------|---------------------|------------------|------------|-----------|-------------|-------------------|--|
|   |  <b>RECENTLY SOLD</b> • Sold Date: 2/5/2018, MLS Listing 5678703: 10/24/2017 MLS ID: 5678703 |         |                     |                  |            |           |             |                   |  |
| <b>29566 N 107th Pl</b>   | Single Family Detached  | 4/5     | 4,469 sq ft         | 42,202           | 2002       | 2/5/2018  | \$1,240,000 | \$277             |  |
| <p>THIS HOME IS A BEAUTIFUL TERRITORIAL, WITH UNCOMPROMISING QUALITY. IT HAS BEEN LIGHTLY LIVED IN AND HAS HAD A CARETAKER SINCE DAY ONE. YOU CAN ENJOY THE GREAT VIEWS OF THE SURROUNDING MOUNTAINS AND THE PINNACLE COURSE AT TROON NORTH, AND THE BEST PART IS, IT COMES COMPLETELY FURNISHED EXCEPT FOR A FEW PIECES OF ARTWORK AND PERSONAL ITEMS(SEE DOCUMENT TAB FOR LIST). THIS OPEN GREATROOM BOASTS SLATE FLOORS, MASSIVE VIGAS, ART NICHES, RADIUS WALLS, MASONRY FIREPLACE, AND A WET BAR WITH WINE COOLER. THE CHEFS KITCHEN IS OPEN TO THE GRTRM. THERE IS PLENTY OF SPACE FOR GUESTS AND FAMILY WITH 4 FULL SUITS PLUS A DEN/MEDIA ROOM. THE SPACIOUS MASTER BOASTS IT'S OWN MASONRY FIREPLACE WALL WITH ART NICHES AND A SEPARATE SITTING AREA. A LUXURIOUS MASTER BATH AWAITS—SEPARATE CLOSETS, VANITIES AND COMMODES</p> <p><i>Courtesy of Realty Executives</i></p>  |   |         |                     |                  |            |           |             |                   |  |
|   |  <b>RECENTLY SOLD</b> • Sold Date: 2/5/2018, MLS Listing 5536236: 12/14/2016 MLS ID: 5536236 |         |                     |                  |            |           |             |                   |  |
| <b>28511 N 148th St</b>   | Single Family Detached  | 3/3     | 2,475 sq ft         | 80,934           | 2001       | 2/5/2018  | \$420,905   | \$170             |  |
| <p>Almost two acre horse property with a gorgeous pond-like swimming pool. Panoramic views from the master bedroom balcony. Open floorplan featuring windows galore. Spacious kitchen with walk in pantry. Beautiful details include saltillo tile, mexican talvera sinks, knotty alder cabinets and doors, vegas and a fireplace. Double sinks in master bathroom along with a walk in shower and separate large tub perfect for soaking. This territorial has casual elegance throughout. Large laundry room and 3 car garage. Please note this is a short sale. Being sold AS IS.</p> <p><i>Courtesy of Homesmart</i></p>  |   |         |                     |                  |            |           |             |                   |  |
|    |  <b>RECENTLY SOLD</b> • Sold Date: 2/5/2018, MLS Listing 5691891: 11/24/2017 MLS ID: 5691891 |         |                     |                  |            |           |             |                   |  |
| <b>9330 E Brahma Rd</b>   | Single Family Detached  | 5/6     | 6,018 sq ft         | 522,589          | 1998       | 2/5/2018  | \$2,500,000 | \$415             |  |
| <p>Absolutely stunning totally remodeled custom estate home on 11 acres with the most amazing views across all of Desert Mountain to City lights &amp; Sunsets. The home features a soft contemporary design with a flowing floor plan. As you enter the privately gated drive there is the main home as well as a separate 2 room guest house. The main home features a phenomenal gourmet kitchen with Wolf/Subzero appliances, two wine refrig, wet bar, center island, breakfast nook &amp; family room. Separate full dining room &amp; formal living. Huge master suite w/french oak wood floors &amp; a spacious bath with his and her VM closets &amp; toilet rooms as well as a work out room. Three additional bedrooms in the home and a guest house with living, kitchenette, bedroom &amp; bath. Spectacular negative edge pool, spa &amp; BBQ.</p> <p><i>Courtesy of Berkshire Hathaway Homeservices Arizona Properties</i></p> |   |         |                     |                  |            |           |             |                   |  |