



North Valley Team - (480) 788-6473

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Moon Valley Sold Homes - December 2016

#	MLS#	COE Date	Subdivision	Built	SqFt	List Price	LP\$/SF	Sale Price	SP\$/SF	DOM
1	5476434	12/1/2016	Paradise Hills	1995	2383	\$379,900	\$159	\$370,000	\$155	91
2	5489044	12/1/2016	Golden Crest	1969	2179	\$385,000	\$177	\$380,000	\$174	98
3	5473293	12/5/2016	Moon Valley	1988	2345	\$332,500	\$142	\$320,000	\$136	120
4	5528126	12/6/2016	Moon Valley Gardens 2	1969	1280	\$140,000	\$109	\$150,000	\$117	14
5	5474777	12/7/2016	Moon Valley Gardens 2	1973	1628	\$179,900	\$111	\$181,000	\$111	77
6	5515299	12/7/2016	Moonlight Cove Two	1994	3018	\$375,000	\$124	\$365,000	\$121	40
7	5494832	12/8/2016	Lookout Mountain	1985	2870	\$436,800	\$152	\$433,000	\$151	91
8	5497777	12/9/2016	Sandahl Homes	1979	2358	\$359,500	\$152	\$327,500	\$139	86
9	5505969	12/9/2016	Cliffs At North Mountain	1987	810	\$114,000	\$141	\$114,000	\$141	4
10	5514722	12/9/2016	Moonlight Cove Two	1994	3309	\$429,000	\$130	\$410,000	\$124	25
11	5486411	12/12/2016	Turtle Creek	1985	1553	\$239,000	\$154	\$227,000	\$146	105
12	5499026	12/12/2016	Moon Valley	1962	2100	\$375,000	\$179	\$352,000	\$168	34
13	5491667	12/12/2016	Hacienda Del Sol 1	2005	1604	\$159,000	\$99	\$155,000	\$97	69
14	5535350	12/12/2016	Estates At Tapatio Cliffs	1994	2720	\$400,000	\$147	\$400,000	\$147	0
15	5506280	12/13/2016	North Slope	1985	2216	\$380,000	\$171	\$362,900	\$164	58
16	5517286	12/13/2016	Turtle Creek	1986	1246	\$219,000	\$176	\$219,000	\$176	20
17	5516049	12/15/2016	Moon Valley	1986	1837	\$297,000	\$162	\$300,000	\$163	53
18	5523518	12/15/2016	Suggs Moon Mountain Estates	1979	1511	\$267,500	\$177	\$263,000	\$174	35
19	5524577	12/15/2016	Hacienda Del Sol 1	1986	1000	\$82,900	\$83	\$85,000	\$85	4
20	5524823	12/15/2016	Moon Valley Vista 2	1993	2858	\$399,000	\$140	\$395,000	\$138	7
21	5530752	12/16/2016	Moonlight Cove	1992	1516	\$249,900	\$165	\$242,000	\$160	17
22	5526450	12/19/2016	Quail Hill Parcel A	1984	1350	\$159,900	\$118	\$160,000	\$119	33
23	5400416	12/20/2016	Moon Valley	1963	2980	\$659,000	\$221	\$625,000	\$210	259
24	5516520	12/20/2016	Moon Valley	1987	2222	\$300,000	\$135	\$295,000	\$133	23
25	5524567	12/20/2016	Moonlight Cove Two	1993	2514	\$364,900	\$145	\$355,000	\$141	27
26	5531142	12/21/2016	Cliffs At North Mountain	1987	886	\$103,900	\$117	\$110,000	\$124	1
27	5449267	12/22/2016	Summit At The Pointe	1994	2589	\$389,900	\$151	\$356,000	\$138	210
28	5434410	12/22/2016	Lookout Mountainside	1995	3860	\$649,900	\$168	\$620,000	\$161	197
29	5460147	12/23/2016	Sweetwater Vistas	2000	2213	\$329,000	\$149	\$315,000	\$142	189
30	5489986	12/27/2016	Moon Valley 2	1972	2337	\$375,000	\$160	\$360,000	\$154	82
31	5471942	12/28/2016	Ridgeway	1984	2850	\$388,000	\$136	\$369,000	\$129	123
32	5502427	12/28/2016	Country Club North 3	1973	2296	\$300,000	\$131	\$287,000	\$125	58
33	5522964	12/28/2016	Sandahl Homes Unit 3	1985	2254	\$413,900	\$184	\$400,000	\$177	50
34	5526560	12/28/2016	Moon Valley Cluster Homes	1974	1986	\$350,000	\$176	\$342,000	\$172	28
35	5504697	12/29/2016	Puerta Vieja 1	1976	2234	\$359,900	\$161	\$336,000	\$150	81
36	5509747	12/29/2016	Moonlight Cove Unit 5	1996	1720	\$265,000	\$154	\$255,500	\$149	59
37	5511630	12/29/2016	Moon Valley	1974	2394	\$469,000	\$196	\$477,000	\$199	7

38	5522394	12/29/2016	The Villages	1974	920	\$108,700	\$118	\$105,000	\$114	9
39	5451002	12/30/2016	Moon Valley Cluster Homes	1978	2102	\$304,900	\$145	\$295,000	\$140	171
40	5511358	12/30/2016	Arroyo Vista	1997	1715	\$289,900	\$169	\$280,000	\$163	61
41	5525992	12/30/2016	Moonlight Cove Two	1992	1816	\$279,000	\$154	\$276,000	\$152	48

OVERVIEW

Sales Month / Year	December 2016
Homes Closed:	41
Average List Price (\$/SF):	\$149.70
Average Sale Price (\$/SF):	\$145.85
Average Days on Market:	67



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