

Residential CMA

CASAS ADOBES

LAS BRISAS

2017

Listings as of 03/21/18 at 2:53 PM

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Property type Residential; Status of 'Active', 'Closed', 'Pending', 'Signature Pending', 'Cancellation Provision', 'Pending Short Sale Approval', 'Active Contingent'; Township of 13 and Range of 13 and Section of 1; Pending Date between '03/21/2017' and '03/21/2028'; Sold Date between '1/1/2017' and '12/31/2017'.

ACTIVE Properties

MLS #	Type	Address	L-PRICE	SQFT	\$/SQFT	DOM/CDOM	BR	Bath	STO	Conv	PI	GR	CP	Acre	YRBT	GH	Cool	Subdivision
21801724	SFR	6537 N Shadow Bluff Drive	\$358,000	2,268	157.85	64/64	4	3(3 0)	Two	No		2	0	0.2	1995	None	AC-C	Rancho Arboleda (1-110)
21802233	SFR	7009 N 1st Avenue	\$360,000	2,000	180.00	58/58	3	3(3 0)	Single	Conv		0	2	1.19	1963	None	AC-C	N/A
21806892	SFR	6625 N Casas Adobes Road	\$940,000	3,222	291.74	21/21	4	3(3 0)	Single	Conv		0	2	2.14	1948	House	AC-C	Casas Adobes Addition
21721685	SFR	6660 N Casas Adobes Road	\$1,390,000	5,877	236.52	216/216	6	8(6 2)	Single	Conv		6	0	1.57	1969	House	AC-Z	Casas Adobes Addition

Total Listings 4

Med \$/Sqft: 208.26
 Avg \$/Sqft: 216.53
 Avg DOM: 89

ACTIVE CONTINGENT Properties

MLS #	Type	Address	L-PRICE	SQFT	\$/SQFT	DOM/CDOM	BR	Bath	STO	Conv	PI	GR	CP	Acre	YRBT	GH	Cool	Subdivision
21729350	TH	194 W Lillian Lane	\$130,000	1,110	117.12	84/84	2	2(1 1)	Two	No		1	0	0	1982	None	AC-C	La Serena Townhouses II (1-29)

Total Listings 1

Med \$/Sqft: 117.12
 Avg \$/Sqft: 117.12
 Avg DOM: 84

CLOSED Properties

MLS #	Type	Address	L-PRICE	S-Price	SQFT	\$/SQFT	HwSid	Cls-Date	DOM/CDOM	BR	Bath	STO	Conv	PI	GR	CP	Acre	YRBT	GH	Cool	Subdivision
21624357	TH	184 W Lillian Lane N	\$141,500	\$143,000	992	144.15	VA	01/17/2017	74/74	2	2(2 0)	Single	No		2	0	0.05	1987	None	AC-C	La Serena Townhouses (1-
21713765	TH	105 W Greer Lane	\$170,000	\$170,000	1,829	92.95	Conventional	06/14/2017	2/2	2	2(2 0)	Single	No		2	0	0.13	1970	None	AC-C	La Serena Townhouses (1-
21706150	SFR	530 E Covered Wagon Drive	\$250,000	\$235,000	1,673	140.47	Cash	05/26/2017	69/69	3	2(2 0)	Single	No		2	0	0.11	1995	None	AC-C	Rancho Arboleda (1-110)
21708166	SFR	357 E Shadow Bluff Place	\$279,900	\$272,500	1,697	160.58	Conventional	06/15/2017	34/34	3	2(2 0)	Single	No		3	0	0.27	1997	None	AC-C	Rancho Arboleda (1-110)
21707239	SFR	273 E Shadow Bluff Place	\$274,900	\$276,000	1,673	164.97	Cash	04/18/2017	1/1	3	2(2 0)	Single	No		2	0	0.22	1996	None	AC-C	Rancho Arboleda (1-110)
21701175	SFR	6845 N Firenze Drive	\$269,000	\$277,500	1,815	152.89	Conventional	02/28/2017	5/5	3	2(2 0)	Single	Conv		0	2	1.18	1956	None	AC-C	Casas Adobes Estates NO.
21728212	SFR	571 E Wagon Bluff Drive	\$335,000	\$315,000	2,068	152.32	Cash	11/17/2017	6/6	3	2(2 0)	Single	No		2	0	0.14	1995	None	AC-C	Rancho Arboleda (1-110)
21615442	SFR	443 E Deone Lane	\$365,000	\$345,000	3,600	95.83	Conventional	02/10/2017	214/214	4	4(4 0)	Single	Conv		0	0	1.03	1967	Quarters	AC-C EV-C	Las Brisas Estates NO. 1 (16-20)
21723414	SFR	6811 N Deone Lane	\$370,000	\$360,000	2,415	149.07	Cash	12/13/2017	35/35	3	2(2 0)	Single	No		2	0	0.83	1973	None	AC-C	Casas Adobes Villas (1-2)
21630827	SFR	6914 N Orange Grove Circle	\$390,000	\$384,900	1,621	237.45	Conventional	06/09/2017	146/146	2	2(2 0)	Single	No		1	0	0.73	1952	None	AC-Z	Unsubdivided
21701402	SFR	6800 N Deone Lane	\$375,000	\$400,000	2,194	182.32	Conventional	02/10/2017	2/2	4	3(3 0)	Single	Conv		2	0	0.67	1975	None	AC-C EV-C	Casas Adobes Villas (1-2)
21629531	SFR	7045 N Edgewood Place	\$399,000	\$403,000	2,929	137.59	VA	01/11/2017	3/3	4	3(3 0)	Single	Conv		2	0	0.88	1968	None	AC-C	Westward Look Terrace
21706739	SFR	6710 N Shadow Run Drive	\$459,900	\$430,000	2,726	157.74	Conventional	07/12/2017	103/286	4	3(2 1)	Single	Conv		2	0	0.33	1995	None	AC-Z	Shadow View Estates (1-8)
21719674	SFR	6570 N Shadow Run Drive	\$449,900	\$438,000	2,819	155.37	Cash to Loan	09/01/2017	4/4	4	3(2 1)	Single	Conv		2	0	0.21	1997	None	AC-Z	Shadow View Estates (1-8)
21701034	SFR	353 E Florence Road	\$589,900	\$560,000	2,747	203.86	Cash	03/28/2017	56/252	4	3(2 1)	Single	Conv		2	0	0.95	1993	None	AC-C EV-C	Las Brisas Estates NO. 2 (2, 5-15)
21726543	SFR	6745 N Casas Adobes Drive	\$625,000	\$625,000	3,369	185.51	Conventional	12/07/2017	21/21	2	3(2 1)	Single	Conv		2	0	1.15	1990	None	AC-Z	Casas Adobes Estates NO. 2-A

Total Listings 16

Med \$/Sqft: 154.13
 Avg \$/Sqft: 157.07
 Avg DOM: 48

Report Count 21

Summary

Status	Total	Average Price	Low Price	High Price	Median	Avg DOM
Active	4	\$762,000	\$358,000	\$1,390,000	\$650,000	89

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Active Contingent	1	\$130,000	\$130,000	\$130,000	\$130,000	84
Closed*	16	\$352,181	\$143,000	\$625,000	\$352,500	48
Total	21	\$424,857	\$130,000	\$1,390,000	\$360,000	58
Price Differential	98.37					

* Price statistics for closed listings based on sold price. All other statuses and Totals based on current list price.