



Prepared for Website Visitor  
By Dave Dion CDPE, CNE



## Desert Mountain Sales - May 2010

41916 101st Place,



\$1,635,000

**SOLD!!!**

**List Price** \$1,950,000  
**Bedrooms** 3  
**Baths** 3.5  
**Parking** 3 Car Garage,  
**Square Ft** 3495  
**Sale Date** 5/24/2010  
**List \$/Sqft** \$558  
**Sale \$/Sqft** \$468  
**Taxes** \$9,590  
**Days on Market** 234  
**Age of Home** 5  
**Levels** 1

**Comments:** As you enter this custom built home, your eyes are drawn to beautiful valley and mountain views through french doors which open to the patio and negative edge pool. The open floor plan has a warm feeling with extensive use of wood and stone throughout. Oak flooring, travertine, slate, terracotta finishes all add to the charm of this private home. The interior floorplan has master and two additional bedroom suites which provides

40829 107th Way,



\$1,700,000

**SOLD!!!**

**List Price** \$2,150,000  
**Bedrooms** 4  
**Baths** 4.5  
**Parking** 4 Car Garage  
**Square Ft** 5260  
**Sale Date** 5/19/2010  
**List \$/Sqft** \$409  
**Sale \$/Sqft** \$323  
**Taxes** \$2,221  
**Days on Market** 1117  
**Age of Home** 2  
**Levels** 1

**Comments:** Newly completed tuscan-style home by meramont homes. Interiors by janelle shick. Grand interior entry courtyard- very private, with lush landscaping perfect for entertaining all year round. Open floorplan with formal dining, wine room, library and media room. Attached guest house. Spacious four car garage. Price includes a degm to the desert mountain club.

42613 111th Place,



\$3,100,000

**SOLD!!!**

**List Price** \$3,500,000  
**Bedrooms** 5  
**Baths** 6.5  
**Parking** 4 Car Garage,  
**Square Ft** 9153  
**Sale Date** 5/26/2010  
**List \$/Sqft** \$382  
**Sale \$/Sqft** \$339  
**Taxes** \$8,964  
**Days on Market** 54  
**Age of Home** 1  
**Levels** 1

**Comments:** A "bank owned bargain". This gorgeous tuscan villa is new and it is finished with outstanding materials. Situated on over 3 acres and high on the mountain side it has 9153 sf, including a 1500 sf casita. There are 5 br, 6.5 baths, office, media/games room, neg. Edge pool & spa, 4-car garage and views to die for!!! This true great room plan has reclaimed beamed ceilings throughout and a fabulous gourmet island kitchen. The split mbr is

43055 111th Place,



\$3,550,000

**SOLD!!!**

**List Price** \$3,990,000  
**Bedrooms** 4  
**Baths** 5.5  
**Parking** 3 Car Garage,  
**Square Ft** 7200  
**Sale Date** 5/28/2010  
**List \$/Sqft** \$554  
**Sale \$/Sqft** \$493  
**Taxes** \$4,964  
**Days on Market** 111  
**Age of Home** 1  
**Levels** 1

**Comments:** Enjoy sonoran desert lifestyle on top of the world! This stunning master craftsman style home atop apache peak provides sweeping, panoramic, birds eye views from four peaks to pinnacle peak. These expansive vistas encompass dramatic mountain peaks, the sprawling valley floor and sparkling city lights. Exceptional craftsmanship can be found in the extensive stonework, wood beams and millwork throughout. That main



Prepared for Website Visitor  
By Dave Dion CDPE, CNE



## Desert Mountain Sales - May 2010

10718 Fernwood Lane,



\$950,000

**SOLD!!!**

**List Price** \$1,177,155  
**Bedrooms** 5  
**Baths** 5.5  
**Parking** 2 Car Garage,  
**Square Ft** 4250  
**Sale Date** 5/14/2010  
**List \$/Sqft** \$277  
**Sale \$/Sqft** \$224  
**Taxes** \$5,304  
**Days on Market** 490  
**Age of Home** 14  
**Levels** 1

**Comments:** Wow !!!! 5 bedroom desert contemporary on the sixth green of the apache golf course with spectacular mountain, sunsets and city light views!!! Spacious and open floorplan featuring four bedrooms/den and a luxurious guest casita. Travertine and granite combine with built-ins and hand carved woods make this home a showcase!! Sunny patio spaces with large pool, spa, firepit and built-in bbq creating a wonderful setting for

10911 Purple Aster



\$3,050,000

**SOLD!!!**

**List Price** \$3,950,000  
**Bedrooms** 4  
**Baths** 5  
**Parking** 3 Car Garage  
**Square Ft** 5749  
**Sale Date** 5/14/2010  
**List \$/Sqft** \$687  
**Sale \$/Sqft** \$531  
**Taxes** \$12,134  
**Days on Market** 75  
**Age of Home** 9  
**Levels** 2

**Comments:** Authentic european mediterranean-style masterpiece. Elegance abounds from this lee hutchison design/phil smith custom home. Nestled on one of the premier home sites in all of desert mountain, the views are endless. Large beams, pietra stone floors, cantera stone accents, custom cabinetry, scalamandre linen window treatments and venetian plaster wall finishes throughout are just some of the superb details in this exquisite

10143 Sundance Trail,



\$1,825,000

**SOLD!!!**

**List Price** \$2,000,000  
**Bedrooms** 4  
**Baths** 4.5  
**Parking** 3 Car Garage,  
**Square Ft** 5571  
**Sale Date** 5/28/2010  
**List \$/Sqft** \$359  
**Sale \$/Sqft** \$328  
**Taxes** \$3,655  
**Days on Market** 169  
**Age of Home** 1  
**Levels** 1

**Comments:** Just completed june'09, situated on 5th fairway of renegade, wow!!! Views front & back of course, pinnacle pk, city lites & black mtn. Finest appointments thru-out. Dramatic great room w/10x12' sliding glass pella wood doors, artisan hand-carved beams & masonry f/p's w/custom travertine surrounds. Travertine flrs, slab granite on all countertops, complete viking appliance pkg, double dishwashers, huge walk-in pantry.

10641 Tamarisk Way,



\$1,100,000

**SOLD!!!**

**List Price** \$1,295,000  
**Bedrooms** 3  
**Baths** 3.5  
**Parking** 2 Car Garage,  
**Square Ft** 2900  
**Sale Date** 5/13/2010  
**List \$/Sqft** \$447  
**Sale \$/Sqft** \$379  
**Taxes** \$4,061  
**Days on Market** 55  
**Age of Home** 12  
**Levels** 1

**Comments:** Gorgeous remodel overlooking the 12th hole of cochise with spectacular views. Entire home was remodeled in 2004... Wood and stone floors in the main living areas wine room, gourmet kitchen, spa, and more. An absolute jewel and a must see!! Includes a full deferred equity golf membership.



Prepared for Website Visitor  
By Dave Dion CDPE, CNE



## Recent Desert Mountain Sales May 2010

Address	Size	Bed	Bath	Parking	Sale Price	\$/Sqft	DOM	
<b>Average:</b>						\$2,113,750	\$385	288
41916 101st Place,		3495		3 3.5	3 Car	\$1,635,000	\$468	234
40829 107th Way,		5260		4 4.5	4 Car	\$1,700,000	\$323	1117
42613 111th Place,		9153		5 6.5	4 Car	\$3,100,000	\$339	54
43055 111th Place,		7200		4 5.5	3 Car	\$3,550,000	\$493	111
10718 Fernwood Lane,		4250		5 5.5	2 Car	\$950,000	\$224	490
10911 Purple Aster		5749		4 5	3 Car	\$3,050,000	\$531	75
10143 Sundance Trail,		5571		4 4.5	3 Car	\$1,825,000	\$328	169
10641 Tamarisk Way,		2900		3 3.5	2 Car	\$1,100,000	\$379	55



Prepared for Website Visitor  
By Dave Dion CDPE, CNE



## Map of Recent Desert Mountain Sales May 2010



- Recent sale (RS1) - 41916 101st Place, Scottsdale, AZ - \$1,635,000
- Recent sale (RS2) - 40829 107th Way, Scottsdale, AZ - \$1,700,000
- Recent sale (RS3) - 42613 111th Place, Scottsdale, AZ - \$3,100,000
- Recent sale (RS4) - 43055 111th Place, Scottsdale, AZ - \$3,550,000
- Recent sale (RS5) - 10718 Fernwood Lane, Scottsdale, AZ - \$950,000
- Recent sale (RS6) - 10911 Purple Aster Way, Scottsdale, AZ - \$3,050,000
- Recent sale (RS7) - 10143 Sundance Trail, Scottsdale, AZ - \$1,825,000
- Recent sale (RS8) - 10641 Tamarisk Way, Scottsdale, AZ - \$1,100,000