



DESERT MOUNTAIN REAL ESTATE UPDATE ⇒ ⇒ ⇒ JANUARY 2026

HOMES	—YTD SALES—		—LISTINGS—		HOMESITES	—YTD SALES—		—LISTINGS—	
	2026	2025	2026	2025		2026	2025	2026	2025
\$1M - \$2 M	3	2	20	9	Up to \$500	0	0	0	1
\$2+M to \$4 M	6	4	54	43	\$500K+ to \$1M	2	0	2	6
\$4+M to \$6M	0	3	36	29	\$1+M to \$2M	0	0	8	8
Above \$6M	1	1	16	14	\$2+M	0	0	6	4
Total	10	10	126	95	Total	2	0	16	19

Only properties with price availability are reflected. Inventory changes, a combination of sales, expirations, cancellations, new listings, and price changes.
All information is deemed to be accurate but not guaranteed.

Highlighted in bold are properties Power+ represented

SALES ACTIVITY: HOMES

VILLAGE	LOT	BED/ BATH	LIST PRICE	SALE PRICE	SQ.FT.	CLOSE DATE
Apache Cottage	15	3/3	\$1,900,000	—	2,393	Under Contract
Apache Cottage	47	3/3	\$1,699,000	\$1,650,000	2,392	1/30/26
Apache Peak	87	5/5.5	\$5,250,000	—	7,527	Under Contract
Arrowhead	68	7/7.5	\$3,475,000	—	6,910	Under Contract
*Chiricahua Villa - Rep. Buyer	214	3/3.5	\$2,850,000	—	3,861	Under Contract
*Cochise Geronimo - Rep. Buyer	18	5/5.5	\$12,500,000	—	7,858	Under Contract
*Camelot Villa - SEVEN	1034	3/3.5	\$2,750,000	\$2,600,000	3,095	1/26/26
*Cullum Home - SEVEN	1009	3/3.5	\$3,450,000	\$3,450,000	4,556	1/12/26
Cullum Home - SEVEN	1017	4/5	\$5,750,000	—	6,297	Under Contract
Desert Greens	42	3/3.5	\$1,975,000	—	2,990	Under Contract
Desert Horizon	47	4/ 4.5	\$2,995,000	—	4,050	Under Contract
Eagle Feather	337	5/5	\$2,650,000	\$2,600,000	4,240	1/7/26
Gambel Quail	26	3 /4.5	\$2,895,000	—	3,867	Under Contract
Gambel Quail	135	4/4.5	\$5,100,000	—	4,698	Under Contract
Lookout Ridge	15	3/3.5	\$3,150,000	—	3,482	Under Contract
Lookout Ridge	55	3/3.5	\$2,300,000	\$2,000,000	3,067	1/6/26
Lookout Ridge	56	3/3.5	\$2,149,000	\$2,000,000	2,960	1/15/26
Mountain Skyline	50	4/4.5	\$3,150,000	\$3,250,000	4,332	1/27/26

Painted Sky - Rep. Seller & Buyer	74	4/4.5	\$3,975,000	\$3,500,000	4,996	1/30/26
*Rose Quartz	39	4/4.5	\$2,795,000	\$2,795,000	4,333	1/14/26
*Saguaro Forest - Rep. Seller & Buyer	147	3/4	\$5,995,000	—	7,951	Under Contract
Saguaro Forest	103	4/4.5	\$4,000,000	—	5,906	Under Contract
Saguaro Forest	312	4 /5.5	\$7,500,000	—	7,176	Under Contract
*Sunrise - Rep. Seller	257	4 /5.5	\$3,495,000	—	4,486	Under Contract
*Sunset Canyon	64	4/5.5	\$6,500,000	\$6,500,000	5,906	1/10/26
Sunrise	306	5/4.5	\$2,395,000	—	4,260	Under Contract
*Turquoise Ridge - Rep. Seller	28	3/3.5	\$2,995,000	—	4,160	Under Contract

Sold with *Golf, **Lifestyle,*** 7-Golf

SALES ACTIVITY: HOMESITES

VILLAGE	LOT	BLDG. ENV.	LIST PRICE	SALE PRICE	SQ.FT.	CLOSE DATE
Eagle Feather	387	20,708	\$399,000	—	42,154	Under Contract
Gambel Quail	155	21,204	\$795,000	\$750,000	45,603	1/29/26
Mountain Skyline	47	19,083	\$800,000	\$679,000	33,696	1/6/26

CALL TO SEE OUR ACTIVE HOME LISTINGS!

VILLAGE & LOT	BEDS BATHS SF GARAGE	PRICE
Rio Mountain Estates	3 BD 3.5 BA 4,571 SF 4 G	\$1,647,000
**Hacienda 10	4 BD 4.5 BA 3,250 SF 2 G	\$1,650,000
*SEVEN - Retreat 1108	3 BD 3.5 2,453 SF 2 G	\$1,975,000
***SEVEN - Retreat 1122	3 BD 3 BA 2,453 SF 2.5 G	\$2,100,000
*Lookout Ridge 1	3 BD 3 BA 2,960 SF 2 G	\$2,395,000
Sunrise 267/268 - <i>New Listing</i>	4 BD 4.5 BA 4,498 SF 3 G	\$2695,000
**Sunrise 252	3 BD 3.5 BA 3,885 SF 4 G	\$2,750,000
Lookout Ridge 24 - <i>New Listing</i>	3 BD 3.5 BA 3,067 2 G	\$3,300,000
Apache Peak 57 - <i>New Listing</i>	4 BD 5.5 BA 6,496 SF 4 G	\$3,495,000
Sunrise 297	5 BD 5.5 BA 4,600 SF 3 G	\$3,595,000
Gambel Quail 81	5 BD 5.5 BA 4,900 SF 3 G	\$3,995,000
**Apache Peak 158 - <i>New Price</i>	5 BD 4.5 BA 5,416 SF 3 G	\$4,295,000
*Saguaro Forest 271- <i>New Price</i>	4 BD 4.5 BA 6,590 SF 3 G	\$4,999,000
*Saguaro Forest 108	4 BD 4.5 BA 5,533 SF 4 G	\$5,595,000
Cintarosa Ranch 358	5 BD 5.5 BA 4,965 SF 8 G	\$5,600,000
Seven Sister Estates, Cave Creek	5 BD 6.5 BA 8,845 SF 7 G	\$5,995,000
*Saguaro Forest 156	4 BD 4.5 BA 5,991 SF 4 G	\$6,995,000
*Apache Peak 86	4 BD 5.5 BA 8,685 SF 4 G	\$12,500,000

*Golf Membership is available with this home, with buyer approval by the club.
**Lifestyle Membership available with this home, with buyer approval by the club.
*** 7-Golf Membership is available with this home, with buyer approval by the club.

Full Golf Membership can be downgraded to a Lifestyle Membership at time of closing

CALL TO SEE OUR ACTIVE LOT LISTINGS!

VILLAGE	LOT	BLD. ENV.	PRICE	SQ. FT.
Apache Peak	94	20,913	\$1,485,000	70,524
Lone Mountain	29A	24,168	\$1,750,000	222,504
Saguaro Forest	273	17,309	\$1,250,000	40,028

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