

DESERT MOUNTAIN REAL ESTATE UPDATE ⇒ ⇒ ⇒ SEPTEMBER 2025

HOMES	—YTD SALES—		—LISTINGS—		HOMESITES	—YTD SALES—		—LISTINGS—	
	2025	2024	2025	2024		2025	2024	2025	2024
\$1M - \$2 M	17	45	14	9	Up to \$500	1	2	0	2
\$2+M to \$4 M	44	69	36	37	\$500K+ to \$1M	2	16	5	13
\$4+M to \$6M	31	18	17	21	\$1+M to \$2M	4	4	8	21
Above \$6M	11	7	10	12	\$2+M	3	0	3	7
Total	103	139	77	79	Total	10	22	16	43

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.

SALES ACTIVITY: HOMES

VILLAGE	LOT	BED/ BATH	LIST PRICE	SALE PRICE	SQ.FT.	CLOSE DATE
Apache Cottage	52	3/3	\$1,599,000	—	2,476	Under Contract
Cochise Ridge	67	2/2.5	\$1,595,000	\$1,575,000	2,577	9/4/25
Cochise Ridge	107	2/3	\$1,800,000	\$1,685,000	3,120	9/15/25
Cullum Homes - SEVEN	1009	3/3.5	\$3,450,000	—	4,556	Under Contract
Cullum Homes - SEVEN	1013	4/4.5	\$3,989,890	\$3,964,000	3,609	9/2/25
Desert Greens	66	4/4.5	\$2,100,000	\$2,025,000	3,664	9/15/25
Desert Hills	11	4/4.5	\$2,150,000	—	3,901	Under Contract
Eagle Feather	383	3/5	\$2,000,000	\$2,000,000	3,850	9/26/25
Gambel Quail	57	2/2.5	\$1,750,000	\$1,575,000	3,799	9/16/25
Grey Fox	12	4/3.5	\$4,000,000	—	5,011	Under Contract
Grey Fox	128	3/3.5	\$3,000,000	\$2,775,000	3,071	9/30/25
Grey Fox	158	4/4.5	\$3,600,000	\$3,525,000	4,281	9/15/25
Lone Mountain	44	4/4.5	\$5,500,000	\$5,200,000	6,706	9/2/25
Saguaro Forest	339	6/8	\$14,250,000	\$14,000,000	11,272	9/10/25
Sunrise	215	4/4.5	\$3,550,000	\$3,340,000	5,356	9/16/25
Sunrise	301	3/3.5	\$2,300,000	—	5,000	Under Contract

SALES ACTIVITY: HOMESITES

VILLAGE	LOT	BLDG. ENV.	LIST PRICE	SALE PRICE	SQ.FT.	CLOSE DATE
Eagle Feather	336	20,398	\$675,000	—	46,513	Under Contract
Gambel Quail	94	21,254	\$850,000	—	43,663	Under Contract
Gambel Quail	23	20,138	\$900,000	—	39,000	Under Contract

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VILLAGE & LOT	BEDS BATHS SF GARAGE	PRICE
Sonoran Cottage 26	2 BD 2.5 BA 1,836 SF 2 G	\$1,100,000
Rio Mountain Estates	3 BD 3.5 BA 4,571 SF 4 G	\$1,692,000
**Hacienda 10	4 BD 4.5 BA 3,250 SF 2 G	\$1,825,000
Lookout Ridge 1	3 BD 3 BA 2,960 SF 2 G	\$2,095,000
*Retreat 2127 at SEVEN	3 BD 3.5 BA 2,721 SF 2 G	\$2,595,000
*Turquoise Ridge 28	3 BD 3.5 BA 4,160 SF 3 G	\$2,975,000
Gambel Quail 81	5 BD 5.5 BA 4,900 SF 3 G	\$3,995,000
Sunrise 297	5 BD 5.5 BA 4,600 SF 3 G	\$3,995,000
*Gambel Quail 99 - <i>New Listing</i>	5 BD 4.5 BA 4,352 3 G	\$4,100,000
*Painted Sky 74	4 BD 4.5 BA 4,996 SF 3 G	\$4,195,000
*Apache Peak 151- <i>New Price</i>	4 BD 4.5 BA 5,293 SF 4 G	\$4,495,000
*Saguaro Forest 271	4 BD 4.5 BA 6,590 SF 3 G	\$5,395,000
**Apache Peak 158	5 BD 4.5 BA 5,416 SF 3 G	\$5,500,000
Cintarosa Ranch 358- <i>New Listing</i>	5 BD 5.5 BA 4,965 SF 8 G	\$5,600,000
*Saguaro Forest 108 - <i>New Listing</i>	4 BD 4.5 BA 5,533 SF 4G	\$5,595,000
*Saguaro Forest 147- <i>New Listing</i>	3 BD 4 BA 7,951 SF 3 G	\$5,995,000
Seven Sister Estates - <i>New Price</i>	5 BD 6.5 BA 8,845 SF 7 G	\$5,995,000
*Saguaro Forest 289	4 BD 5.5 BA 8,352 SF 3 G	\$9,495,000
*Apache Peak 86- <i>New Listing</i>	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.

CALL TO SEE OUR ACTIVE LOT LISTINGS!

VILLAGE	LOT	BLD. ENV.	PRICE	SQ. FT.
Apache Peak	94	20,913	\$1,485,000	70,524

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