

Desert MOUNTAIN

2024 ANNUAL SALES REPORT

NOTHING COMPARES

BEE & KATHLEEN
POWER+





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Dear Valued Client,

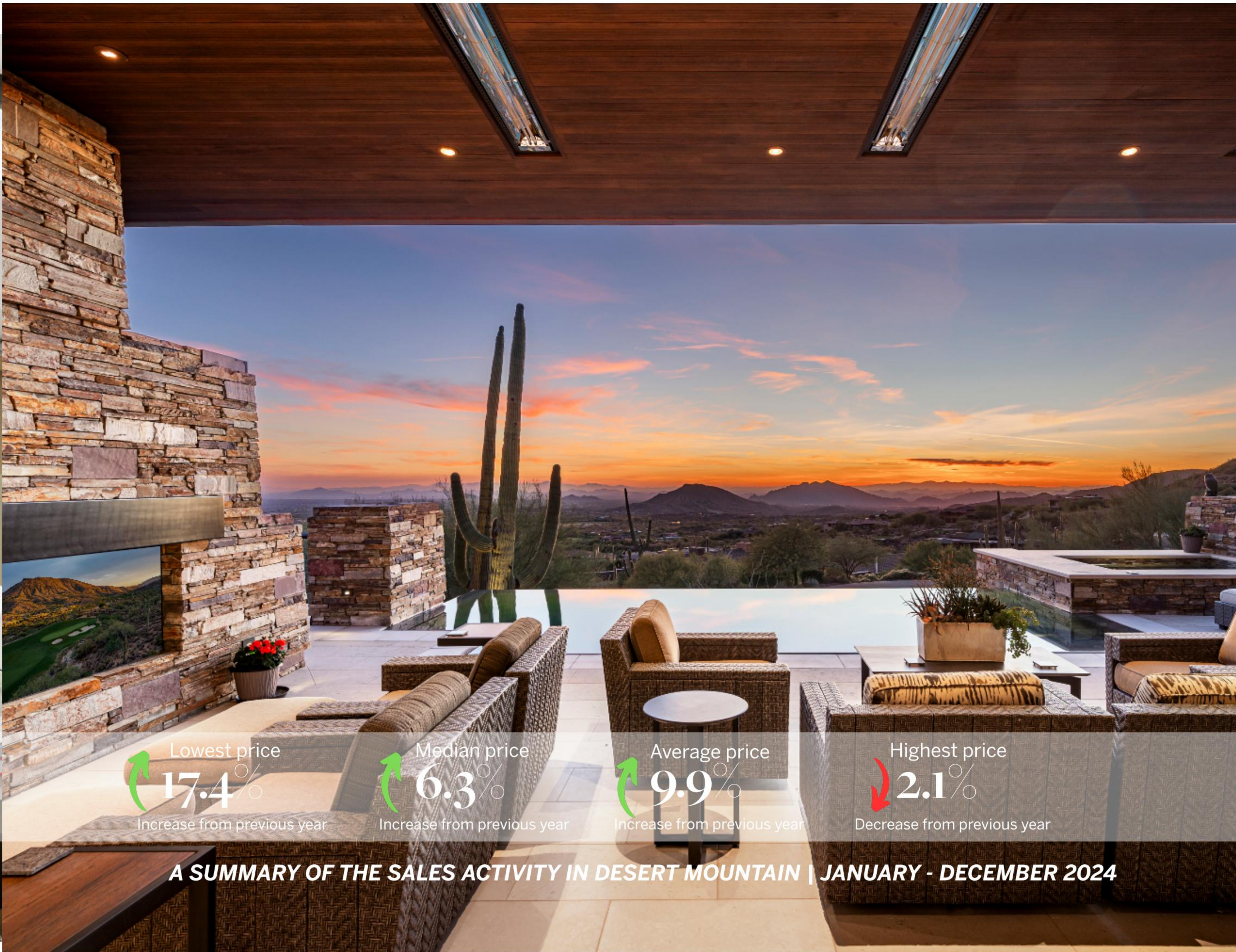
Thank you for taking the time to explore our comprehensive breakdown of the Desert Mountain real estate market. This report provides a detailed summary of the year's sales activity to date, offering valuable insights into trends and opportunities within this exclusive community.

As the market transitions to a more balanced state, many homeowners are reevaluating their options—whether that means building, selling, upsizing, downsizing, or remodeling to stay in place. We understand these decisions can be complex, and we're here to guide you every step of the way.

Our team is proud to offer full-time support year-round, including during the summer months, to help you navigate the next chapter of your homeownership journey. Whether you prefer a call, email, or text, we're always available to help you evaluate your "next best steps."

We look forward to hearing from you and appreciate the opportunity to assist with your real estate needs.





Lowest price
↑ 17.4%
Increase from previous year

Median price
↑ 6.3%
Increase from previous year

Average price
↑ 9.9%
Increase from previous year

Highest price
↓ 2.1%
Decrease from previous year

A SUMMARY OF THE SALES ACTIVITY IN DESERT MOUNTAIN | JANUARY - DECEMBER 2024

Annual Market Analysis of Sold Homes

LOWEST PRICE MEDIAN PRICE AVERAGE PRICE HIGHEST PRICE

\$950,000

\$2,600,000

\$2,920,437

\$12,000,000

JANUARY - DECEMBER 2023



HOMES AT A GLANCE

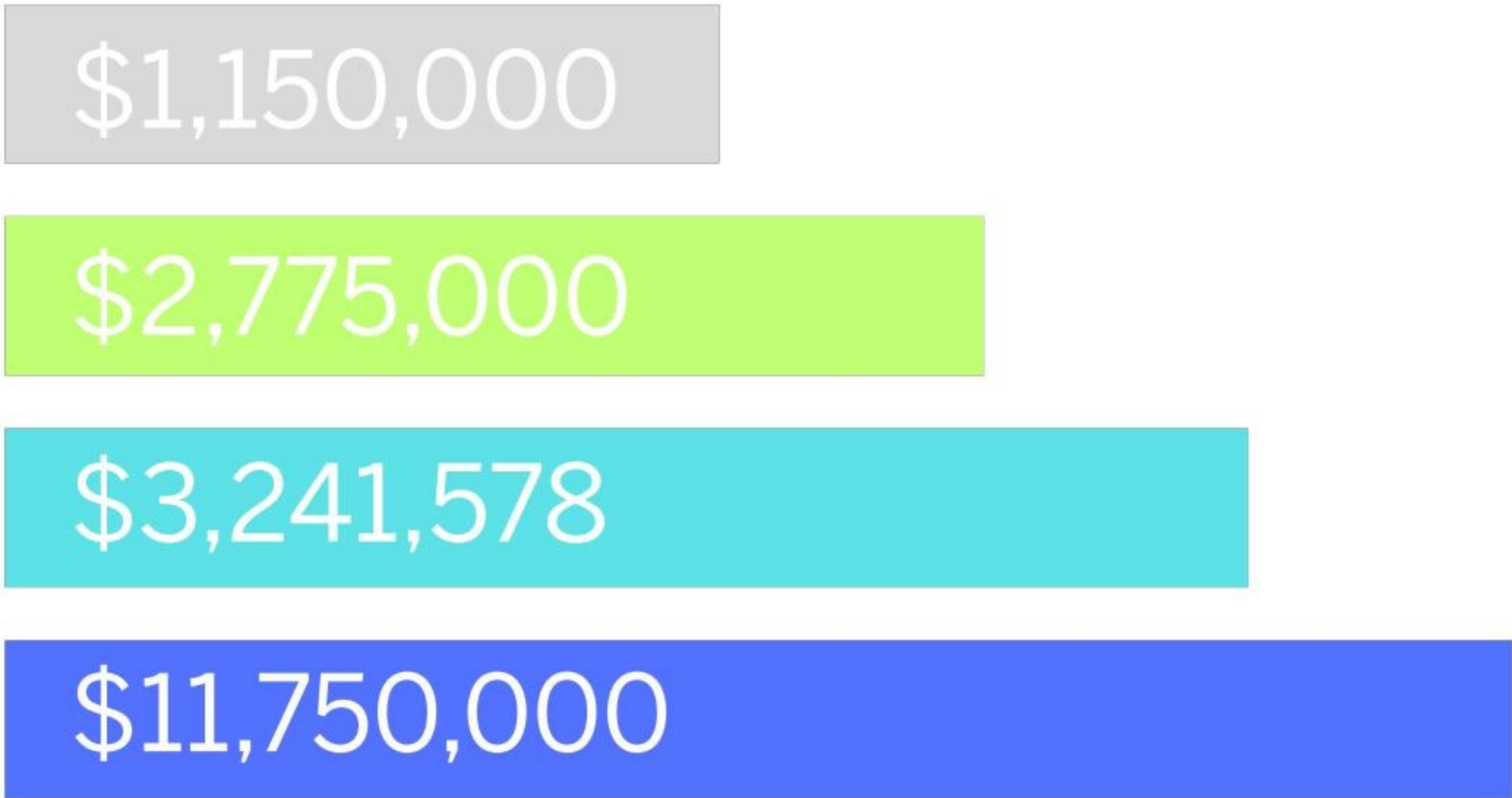
HOMES SOLD BY
Price Bracket
ANNUAL

HOMES	2024	2023	2022
Under 1 million	0	4	1
1 - 1.5 million	12	23	15
1.5 - 2 million	26	28	24
2 - 3 million	47	51	47
Over 3 million	68	60	55
Total Units	153	166	142
Total \$ Volume	\$496 M	\$484.8 M	\$421 M

HOMES AVAILABLE BY
Price Bracket
CURRENT

HOMES	2024	2023	2022
Under 1 million	0	0	0
1 - 1.5 million	2	1	8
1.5 - 2 million	6	7	13
2 - 3 million	24	14	18
Over 3 million	49	53	51
Total Units	81	75	90
Total \$ Volume	\$ 361.2 M	\$333.5 M	\$330.7 M

LOWEST PRICE MEDIAN PRICE AVERAGE PRICE HIGHEST PRICE



JANUARY - DECEMBER 2024

Sold

HOMES BY VILLAGE

MLS #	VILLAGE	LOT	BD	BA	SF	REPRESENTED	LIST PRICE	SOLD PRICE	SOLD DATE
6684602	Apache Cottage*	3	3	3	2454		\$ 1,895,000.00	\$ 1,895,000.00	5/30/24
6641498	Apache Cottage*	7	3	3	2500	Seller	\$ 2,695,000.00	\$ 2,540,000.00	2/26/24
6704138	Apache Cottage	8	3	3	2296		\$ 1,575,000.00	\$ 1,575,000.00	5/10/24
6737304	Apache Cottage*	12	3	3	2393		\$ 1,900,000.00	\$ 1,800,000.00	12/30/24
6698273	Apache Cottage	26	3	3	2454		\$ 1,500,000.00	\$ 1,500,000.00	6/7/24
6689478	Apache Cottage*	35	4	4	2833		\$ 2,875,000.00	\$ 2,750,000.00	5/20/24
6596551	Apache Cottage*	58	3	3	2476		\$ 1,795,000.00	\$ 1,755,000.00	2/28/24
6758113	Apache Peak*	5	4	4.5	3702		\$ 3,000,000.00	\$ 3,000,000.00	9/16/24
6701660	Apache Peak	12	3	3.5	4343		\$ 3,275,000.00	\$ 3,175,000.00	7/17/24
6763738	Apache Peak*	13	5	5.5	6147	Rep. Seller	\$ 3,995,000.00	\$ 3,800,000.00	12/17/24
6605187	Apache Peak*	25	4	4.5	5253		\$ 2,995,000.00	\$ 2,500,000.00	4/24/24
6749248	Apache Peak*	30	2	2.5	3397		\$ 2,300,000.00	\$ 2,100,000.00	10/30/24
6647964	Apache Peak*	112	4	4.5	4515		\$ 4,500,000.00	\$ 3,950,000.00	4/4/24
6663520	Apache Peak*	127	4	5.5	5928		\$ 3,900,000.00	\$ 3,850,000.00	2/14/24
6666357	Apache Peak*	165	4	5.5	7417	Rep. Seller & Buyer	\$ 7,950,000.00	\$ 7,400,000.00	4/26/24
6623525	Arrowhead*	56	4	4.5	4427		\$ 2,600,000.00	\$ 2,400,000.00	2/21/24
6655637	Arrowhead	71	5	5.5	5502		\$ 4,800,000.00	\$ 4,800,000.00	11/25/24
6751540	Cochise Geronimo	21	5	5.5	6071		\$ 4,750,000.00	\$ 4,500,000.00	12/9/24
6599793	Cochise Ridge*	14	2	2.5	2922		\$ 1,795,000.00	\$ 1,650,000.00	3/15/24
6761453	Cochise Ridge	19	3	4	3452		\$ 3,300,000.00	\$ 3,120,000.00	12/13/24
6711081	Cochise Ridge	49	3	3	2922		\$ 1,395,000.00	\$ 1,300,000.00	8/8/24
6666221	Cochise Ridge	63	3	3	2577		\$ 1,625,000.00	\$ 1,600,000.00	4/16/24
6757211	Cochise Ridge**	65	2	2.5	2922		\$ 1,550,000.00	\$ 1,450,000.00	11/12/24
6536500	Deer Run**	12	4	4.5	6785		\$ 4,900,000.00	\$ 4,400,000.00	6/27/24
6681419	Desert Fairways	1	4	4.5	3664	Rep. Seller	\$ 2,879,000.00	\$ 2,770,000.00	4/30/24
6703894	Desert Fairways 7*	7	3	3.5	2850		\$ 2,850,000.00	\$ 2,775,000.00	8/7/24
6653696	Desert Fairways 7*	12	3	3.5	2992		\$ 2,990,000.00	\$ 2,800,000.00	2/28/24
6764125	Desert Fairways	22	2	2.5	2576		\$ 1,379,000.00	\$ 1,150,000.00	12/10/24
6703785	Desert Fairways**	33	3	3.5	3664		\$ 1,800,000.00	\$ 1,725,000.00	6/21/24
6772489	Desert Fairways**	33	4	3.5	3664		\$ 2,950,000.00	\$ 2,925,000.00	11/7/24
6712530	Desert Greens*	47	3	3.5	3350		\$ 1,550,000.00	\$ 1,503,500.00	5/30/24
6695002	Desert Greens	51	4	4.5	3522		\$ 1,725,000.00	\$ 1,600,000.00	9/3/24
6621541	Desert Greens*	57	3	3.5	3350		\$ 2,500,000.00	\$ 2,450,000.00	6/14/24
6756674	Desert Greens	67	4	4.5	3807		\$ 1,998,000.00	\$ 1,998,000.00	11/1/24
6669457	Desert Greens*	75	3	3.5	2990		\$ 1,500,000.00	\$ 1,300,000.00	4/9/24
6771865	Desert Hills*	3	4	4.5	3901		\$ 2,500,000.00	\$ 2,500,000.00	12/12/24
6628706	Desert Hills*	18	4	4.5	3901		\$ 2,289,000.00	\$ 2,200,000.00	1/29/24

*Homes sold with Golf Membership

7*Homes sold with Seven- Golf Membership

**Homes sold with Lifestyle Membership

Sold

HOMES BY VILLAGE

MLS #	VILLAGE	LOT	BD	BA	SF	REPRESENTED	LIST PRICE	SOLD PRICE	SOLD DATE
6641499	Desert Hills	25	4	4.5	3901	Rep. Seller	\$ 2,750,000.00	\$ 2,500,000.00	7/11/24
6618802	Desert Hills*	40	3	3.5	3307		\$ 2,200,000.00	\$ 2,000,000.00	1/24/24
6651991	Desert Horizon**	16	4	4	4050		\$ 2,400,000.00	\$ 2,300,000.00	4/26/24
6700139	Desert Horizon	18	4	4.5	4050		\$ 2,200,000.00	\$ 2,100,000.00	7/15/24
6654835	Desert Horizon**	34	4	4.5	3900	Rep. Buyer	\$ 2,595,000.00	\$ 2,250,000.00	8/30/24
6620009	Eagle Feather	374	4	4.5	4867		\$ 3,195,000.00	\$ 3,250,000.00	3/22/24
6619239	Eagle Feather*	404	5	5.5	8251	Rep. Seller	\$ 8,750,000.00	\$ 7,700,000.00	4/30/24
6610670	Eagle Feather	458	5	5.5	7163		\$ 4,245,126.00	\$ 3,850,000.00	7/29/24
6643294	Eagle Feather*	461	4	4	3914		\$ 2,450,000.00	\$ 2,200,000.00	3/14/24
6758253	Eagle Feather	437	3	3.5	4421		\$ 2,250,000.00	\$ 2,200,000.00	10/24/24
6753611	Eagle Feather	415	4	4.5	5676		\$ 3,995,000.00	\$ 3,900,000.00	10/31/24
6715217	Gamble Quail	34	3	3.5	3850		\$ 2,500,000.00	\$ 2,450,000.00	7/30/24
6627437	Gambel Quail*	38	4	6	4544		\$ 3,695,000.00	\$ 3,550,000.00	6/28/24
6712532	Gambel Quail*	54	4	4.5	4111		\$ 2,595,000.00	\$ 2,350,000.00	11/1/24
6483608	Gambel Quail	78	4	5.5	4948		\$ 3,650,000.00	\$ 3,550,000.00	3/27/24
6694342	Gambel Quail*	93	5	4.5	5674		\$ 3,850,000.00	\$ 3,650,000.00	6/28/24
6748136	Gambel Quail	95	5	6	7156		\$ 3,950,000.00	\$ 3,850,000.00	12/13/24
6743126	Gamble Quail*	99	5	4.5	4352	Rep. Buyer	\$ 3,600,000.00	\$ 3,500,000.00	9/10/24
6691351	Gambel Quail*	116	3	3.5	4527		\$ 4,895,000.00	\$ 4,550,000.00	10/31/24
6745680	Gambel Quail	146	4	4.5	4561		\$ 2,475,000.00	\$ 2,400,000.00	11/1/24
6149118	Gambel Quail*	150	4	4.5	4675		\$ 4,495,000.00	\$ 4,450,000.00	6/7/24
6688901	Gambel Quail*	158	5	5.5	5622		\$ 3,850,000.00	\$ 3,500,000.00	9/4/24
6555119	Gambel Quail	169	5	5	4630		\$ 3,000,000.00	\$ 3,000,000.00	2/29/24
6696008	Gambel Quail*	194	4	4.5	4400		\$ 3,200,000.00	\$ 3,100,000.00	9/19/24
6670663	Gambel Quail	239	3	3.5	5645		\$ 4,700,000.00	\$ 4,500,000.00	10/25/24
6668206	Gambel Quail	242	4	5.5	6175		\$ 5,500,000.00	\$ 5,400,000.00	6/10/24
6656191	Gambel Quail	249	3	3.5	3463		\$ 2,790,000.00	\$ 2,690,000.00	2/28/24
6675745	Gambel Quail*	272	5	5.5	7805		\$ 7,500,000.00	\$ 6,864,835.00	9/10/24
6522391	Grey Fox	2	5	5.5	4730		\$ 3,495,000.00	\$ 3,375,000.00	12/2/24
6443123	Grey Fox	8	4	4.5	3822		\$ 3,585,000.00	\$ 3,385,000.00	7/18/24
6710878	Grey Fox**	18	4	4.5	3758		\$ 2,775,000.00	\$ 2,600,000.00	11/12/24
6648399	Grey Fox*	20	4	4	4089		\$ 3,250,000.00	\$ 3,250,000.00	4/30/24
6682837	Grey Fox*	52	6	5.5	4615		\$ 3,700,000.00	\$ 3,675,000.00	8/1/24
6762050	Grey Fox*	66	4	3.5	3813		\$ 2,500,000.00	\$ 2,462,500.00	12/4/24
6662516	Grey Fox 7*	84	4	4.5	4031		\$ 2,700,000.00	\$ 2,657,500.00	2/26/24
6650451	Grey Fox	85	4	4.5	4481		\$ 2,450,000.00	\$ 2,425,000.00	4/30/24
6751442	Grey Fox*	110	4	4.5	4597		\$ 2,000,000.00	\$ 1,800,000.00	10/31/24

Sold

HOMES BY VILLAGE

MLS #	VILLAGE	LOT	BD	BA	SF	REPRESENTED	LIST PRICE	SOLD PRICE	SOLD DATE
6648796	Grey Fox**	142	3	3.5	3938		\$ 2,350,000.00	\$ 2,300,000.00	3/15/24
6683174	Grey Fox*	155	4	4	4586	Rep. Seller	\$ 3,895,000.00	\$ 3,550,000.00	6/19/24
6634544	Grey Fox	160	3	3.5	3917		\$ 3,495,000.00	\$ 3,000,000.00	7/9/24
6668928	Hacienda*	2	3	3.5	2544		\$ 1,795,000.00	\$ 1,750,000.00	5/8/24
6612319	Hacienda*	10	4	4.5	3250	Rep. Buyer	\$ 1,795,000.00	\$ 1,600,000.00	4/29/24
6601838	Hacienda*	13	3	3.5	2901	Rep. Seller	\$ 1,695,000.00	\$ 1,660,000.00	1/31/24
6680870	Hacienda	22	3	3.5	2544		\$ 1,650,000.00	\$ 1,500,000.00	5/1/24
6628840	Hacienda	37	4	4.5	3250	Seller	\$ 1,925,000.00	\$ 1,875,000.00	2/15/24
6697589	Lookout Ridge*	1	3	3	2960	Rep. Buyer	\$ 2,250,000.00	\$ 2,250,000.00	4/26/24
6765693	Lookout Ridge*	9	3	3	2960	Rep. Seller	\$ 2,650,000.00	\$ 2,650,000.00	12/30/24
6601348	Lookout Ridge*	24	3	3.5	3067	Rep. Seller & Buyer	\$ 3,100,000.00	\$ 3,000,000.00	4/23/24
6737127	Lost Star*	12	5	6.5	7331	Rep. Seller & Buyer	\$ 7,995,000.00	\$ 7,350,000.00	8/16/24
6751652	Lost Star*	26	4	4.5	8005		\$ 6,500,000.00	\$ 6,385,000.00	11/4/24
6774998	Lost Star*	38	4	4	6084		\$ 7,250,000.00	\$ 7,000,000.00	10/25/24
6751515	Mountain Skyline*	35	4	4.5	4624		\$ 4,000,000.00	\$ 3,700,000.00	10/9/24
6667406	Mountain Skyline**	45	4	4.5	5243		\$ 4,455,000.00	\$ 4,455,000.00	2/23/24
6723206	Mountain Skyline	45	4	4.5	5243		\$ 5,250,000.00	\$ 4,900,000.00	7/15/24
6635998	Mountain Skyline	51	5	6	7154		\$ 4,800,000.00	\$ 4,650,000.00	4/8/24
6627088	Mountain Skyline*	70	4	3	3570		\$ 2,190,000.00	\$ 2,045,000.00	5/2/24
6709946	Mountain Skyline*	71	5	6	6700		\$ 6,750,000.00	\$ 6,600,000.00	11/15/24
6655979	Mountain Skyline**	88	4	4.5	4176		\$ 3,500,000.00	\$ 3,400,000.00	4/2/24
6651698	Mountain Skyline	109	4	4.5	5097		\$ 3,995,000.00	\$ 3,450,000.00	5/15/24
6679031	Painted Sky	12	5	5.5	5770		\$ 6,450,000.00	\$ 5,600,000.00	5/7/24
6634196	Painted Sky	13	3	3.5	3600		\$ 2,750,000.00	\$ 2,650,000.00	1/17/24
6606504	Painted Sky*	14	5	5.5	7011		\$ 4,125,000.00	\$ 3,700,000.00	1/5/24
6516431	Painted Sky	15	4	4.5	5300		\$ 4,500,000.00	\$ 4,200,000.00	5/26/24
6656175	Painted Sky**	24	4	4.5	4489		\$ 3,000,000.00	\$ 2,850,000.00	4/30/24
6781180	Painted Sky	46	4	4.5	4559		\$ 4,950,000.00	\$ 4,650,000.00	12/17/24
6696147	Painted Sky	94	4	4.5	4378		\$ 3,985,000.00	\$ 3,985,000.00	7/2/24
6673326	Renegade Trail	10	4	4.5	3858		\$ 1,895,000.00	\$ 1,950,000.00	4/22/24
6655039	Rose Quartz*	32	4	3.5	5106		\$ 2,295,000.00	\$ 1,950,000.00	8/15/24
6595876	Rose Quartz	65	3	2.5	3491	Rep. Seller	\$ 2,390,000.00	\$ 2,150,000.00	5/3/24
6385686	Saguaro Forest*	43	4	4.5	6362		\$ 5,995,000.00	\$ 5,000,000.00	4/25/24
6670189	Saguaro Forest*	66	5	7	9414		\$ 7,250,000.00	\$ 6,600,000.00	2/28/24
6414054	Saguaro Forest*	92	4	4.5	5280		\$ 2,995,000.00	\$ 2,918,000.00	5/30/24
6660496	Saguaro Forest*	95	4	5.5	6536		\$ 7,500,000.00	\$ 7,499,999.00	6/21/24
6651937	Saguaro Forest*	162	4	5.5	7328		\$ 4,950,000.00	\$ 4,655,000.00	3/28/24

* Homes sold with Golf Membership

7 Homes sold with 7-Golf Membership

**Homes sold with Lifestyle Membership

Sold

HOMES BY VILLAGE

MLS #	VILLAGE	LOT	BD	BA	SF	REPRESENTED	LIST PRICE	SOLD PRICE	SOLD DATE
6666549	Saguaro Forest*	190	4	4.5	5794		\$ 4,400,000.00	\$ 4,400,000.00	5/10/24
6752312	Saguaro Forest*	237	5	6.5	9411		\$ 5,200,000.00	\$ 5,958,707.00	11/21/24
6647324	Saguaro Forest*	251	4	6	8704		\$ 11,750,000.00	\$ 10,800,000.00	8/30/24
6149589	Saguaro Forest	349	3	3.5	4415		\$ 2,995,000.00	\$ 4,834,665.00	2/27/24
6602297	SEVEN - Camelot Villa 7*	1015	4	4.5	4874		\$ 3,895,836.00	\$ 3,895,386.00	7/19/24
6659190	SEVEN - Camelot Villa 7*	1037	3	3.5	2895		\$ 3,090,000.00	\$ 3,090,000.00	3/6/24
6636092	SEVEN - Camelot Villa*	1035	3	3.5	2851	Rep. Seller	\$ 3,095,000.00	\$ 2,875,000.00	3/25/24
6753892	SEVEN - Camelot Villa**	1070	3	3.5	3162		\$ 3,495,000.00	\$ 3,300,000.00	9/27/24
6771853	SEVEN - Camelot Villa 7*	1061	4	4.5	3169	Rep. Seller	\$ 3,299,000.00	\$ 3,200,000.00	12/17/24
6714082	SEVEN - Cullum Homes*	1008	3	3.5	3755		\$ 3,750,000.00	\$ 3,700,000.00	9/23/24
6795637	SEVEN - Cullum Homes	1011	4	4.5	3900		\$ 3,919,086.00	\$ 3,919,086.00	12/31/24
6711193	SEVEN - Cullum Homes**	1021	6	6	7347		\$ 6,643,538.00	\$ 6,643,538.00	7/3/24
6554545	SEVEN - Retreat Condo*	1110	3	3.5	2489		\$ 1,919,900.00	\$ 1,963,029.00	5/3/24
6554584	SEVEN - Retreat Condo*	1116	3	3.5	2489		\$ 1,925,900.00	\$ 1,925,900.00	8/14/24
6396509	SEVEN - Retreat Condo*	1119	3	3.5	2489		\$ 1,984,900.00	\$ 1,925,000.00	2/23/24
6734148	SEVEN - Retreat Condo 7*	2111	2	3.5	2702	Rep. Buyer	\$ 2,389,790.00	\$ 2,389,790.00	7/21/24
6775444	Seven Arrows*	2	5	5.5	6012		\$ 4,000,000.00	\$ 3,995,000.00	11/20/24
6658970	Sonoran Cottage	8	3	3	2292		\$ 1,300,000.00	\$ 1,200,000.00	5/30/24
6675375	Sonoran Cottage	21	3	3	2292		\$ 1,429,000.00	\$ 1,400,000.00	4/2/24
6640090	Sonoran Cottage*	36	3	3	2290		\$ 1,500,000.00	\$ 1,455,000.00	1/5/24
6772700	Sonoran Ridge	4	2	2.5	2234		\$ 1,225,000.00	\$ 1,225,000.00	11/15/24
6684941	Sonoran Ridge*	8	3	3	2288	Seller	\$ 1,595,000.00	\$ 1,595,000.00	5/22/24
6644555	Sonoran Ridge	19	3	3.5	2490		\$ 1,500,000.00	\$ 1,400,000.00	2/28/24
6769860	Sonoran Ridge*	20	2	2.5	2234		\$ 1,750,000.00	\$ 1,700,000.00	12/31/24
6722720	Sonoran Ridge**	34	2	2.5	2045		\$ 1,500,000.00	\$ 1,450,000.00	9/10/24
6629205	Sunrise	224	5	6.5	5780		\$ 5,750,000.00	\$ 5,650,000.00	6/10/24
6654550	Sunrise	246	4	4.5	4350	Rep. Seller	\$ 2,599,000.00	\$ 2,400,000.00	4/8/24
6668936	Sunrise*	266	3	4.5	3754		\$ 2,495,000.00	\$ 2,525,000.00	5/7/24
6712334	Sunrise**	271	3	3	3072		\$ 2,195,000.00	\$ 2,152,000.00	9/30/24
6779924	Sunrise**	307	3	3.5	3440		\$ 2,500,000.00	\$ 2,500,000.00	11/5/24
6537293	Sunrise*	311	4	4.5	5010		\$ 4,950,000.00	\$ 4,950,000.00	5/6/24
6776316	Sunrise	316	3	3.5	3400	Rep. Seller	\$ 1,650,000.00	\$ 1,540,000.00	12/18/24
6270701	Sunrise	324	4	4.5	5205		\$ 4,195,000.00	\$ 3,950,000.00	2/28/24
6769953	Sunrise	331	4	4.5	4000	Rep. Seller	\$ 1,885,000.00	\$ 1,835,000.00	11/15/24
6683377	Sunset Canyon	18	4	4.5	4925		\$ 2,499,000.00	\$ 2,485,000.00	7/12/24
6776464	Sunset Canyon	22	5	5.5	6725		\$ 5,695,000.00	\$ 5,495,000.00	10/30/24
6705786	Sunset Canyon*	32	5	5.5	4569		\$ 2,995,000.00	\$ 2,445,000.00	9/3/24
6671996	Sunset Canyon*	49	5	10	12825		\$ 9,000,000.00	\$ 7,500,000.00	12/12/24
6604873	Turquoise Ridge**	15	3	3.5	3124	Rep. Seller	\$ 1,999,000.00	\$ 1,800,000.00	7/31/24
6653101	Turquoise Ridge*	21	4	4.5	4761		\$ 3,495,000.00	\$ 3,225,000.00	4/17/24
6656823	Turquoise Ridge*	49	4	4.5	4574	Rep. Seller	\$ 3,995,000.00	\$ 3,600,000.00	6/24/24
6755023	Turquoise Ridge	58	3	3.5	4108		\$ 2,995,000.00	\$ 2,500,000.00	11/25/24

LOTS AT A GLANCE

LOTS SOLD BY
Price Bracket
ANNUAL

HOMES	2024	2023	2022
Under 250K	0	0	0
250K+ - 500K	2	9	6
500K+ - 750K	20	10	6
750K+ - 1M	4	7	7
Over 1 million	5	8	14
Total Units	31	34	33
Total \$ Volume	\$ 25.1 M	\$24.8 M	\$36 M

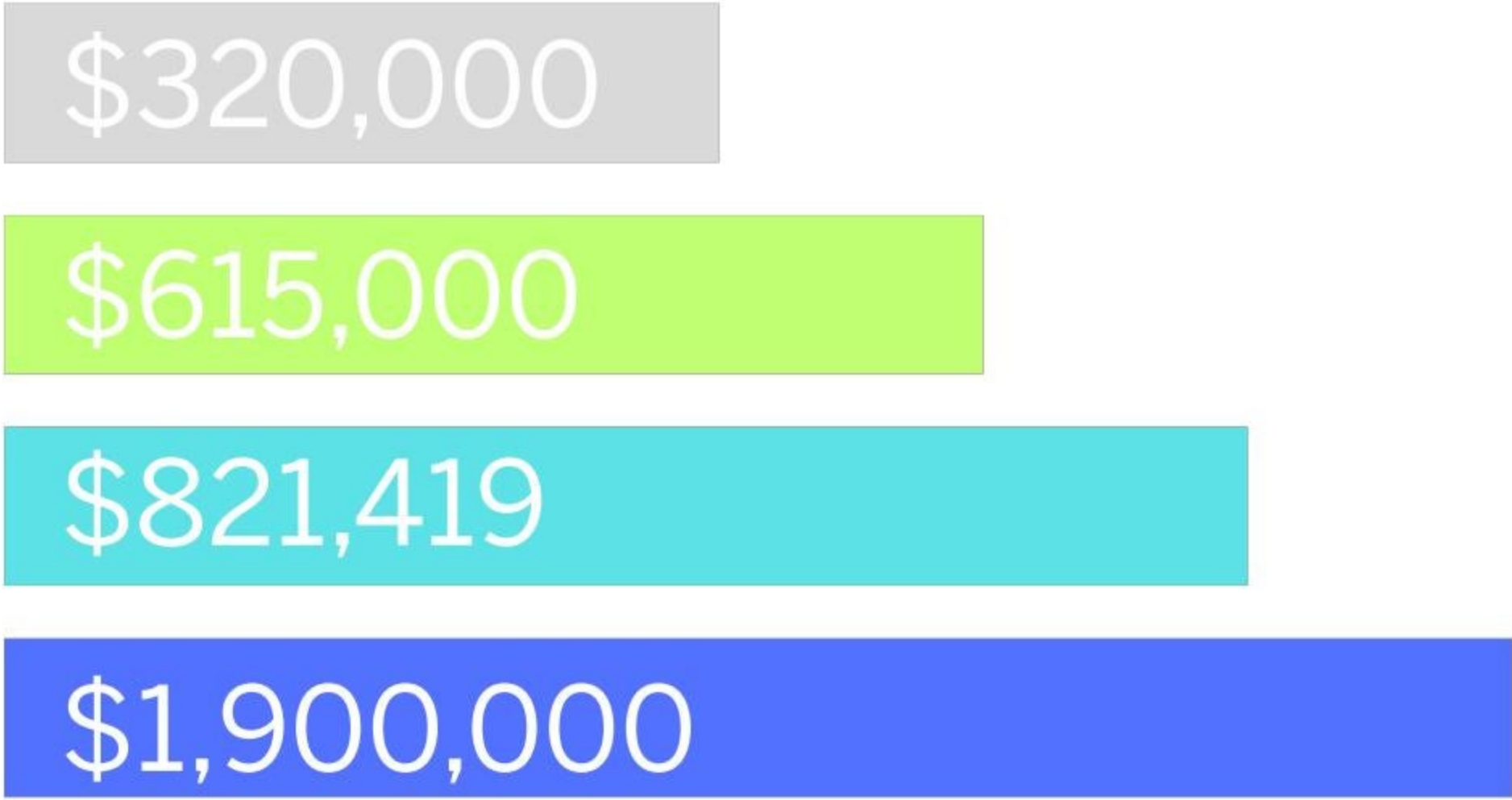
LOTS AVAILABLE BY
Price Bracket
CURRENT

HOMES	2024	2023	2022
Under 250K	0	0	0
250K+ - 500K	1	4	6
500K+- 750K	2	12	8
750K +- 1M	2	2	7
Over 1 Million	12	13	15
Total Units	17	31	36
Total \$ Volume	\$ 25.7 M	\$39.3 M	\$47.3 M



Annual Market Analysis of Sold Lots

LOWEST PRICE MEDIAN PRICE AVERAGE PRICE HIGHEST PRICE

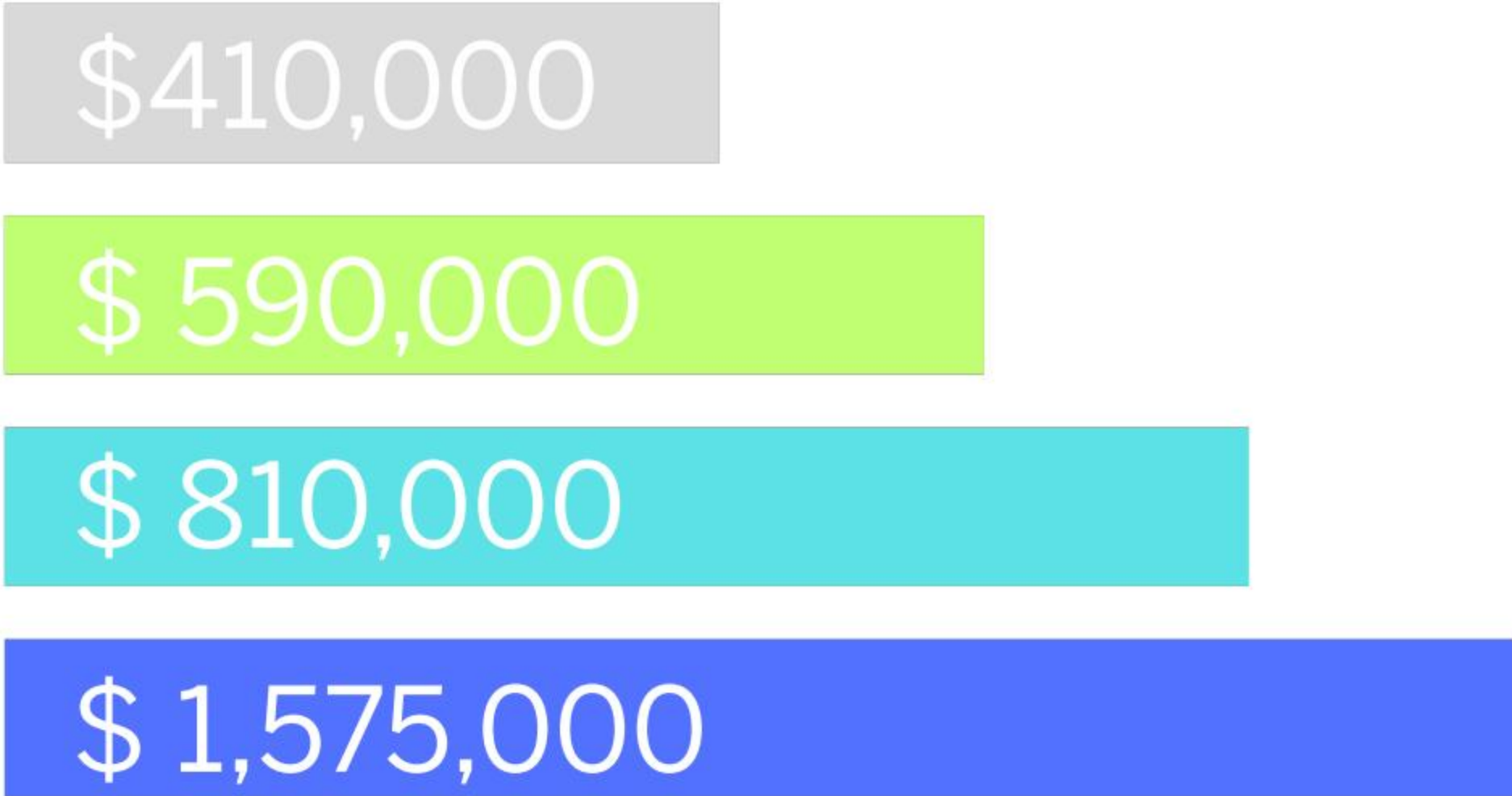


JANUARY - DECEMBER 2023



A SUMMARY OF THE SALES ACTIVITY IN DESERT MOUNTAIN | JANUARY - DECEMBER 2024

LOWEST PRICE MEDIAN PRICE AVERAGE PRICE HIGHEST PRICE



JANUARY - DECEMBER 2024

Sold

LOTS BY VILLAGE

MLS #	VILLAGE	LOT	BLD. ENV.	SF	REPRESENTED	LIST PRICE	SOLD PRICE	SOLD DATE
6670811	Arrowhead	28	22,500	47,654		\$ 625,000.00	\$ 610,000.00	4/19/24
6747369	Eagle Feather	397	23,447	54,642		\$ 599,000.00	\$ 585,000.00	10/15/24
6623978	Gambel Quail	50	21,254	37,869		\$ 699,000.00	\$ 625,000.00	4/25/24
6639938	Gambel Quail	59	21,056	35,650		\$ 599,000.00	\$ 585,000.00	4/2/24
6735786	Gambel Quail	94	21,254	43,663		\$ 530,000.00	\$ 500,000.00	8/21/24
6713476	Gambel Quail	147	17,558	33,473		\$ 575,000.00	\$ 525,000.00	11/8/24
6644922	Gambel Quail	192	21,602	46,431	Rep - Seller	\$ 749,000.00	\$ 605,000.00	4/15/24
6629160	Gambel Quail	235	21,139	41,587		\$ 635,000.00	\$ 560,000.00	5/31/24
6700903	Gambel Quail	240	20,040	40,680		\$ 620,000.00	\$ 590,000.00	5/24/24
6694965	Gambel Quail	257	21,936	44,400		\$ 675,000.00	\$ 640,000.00	5/2/24
6653591	Grey Fox	3	12,168	24,451		\$ 525,000.00	\$ 525,000.00	12/4/24
6719694	Grey Fox	16	15,111	30,209		\$ 650,000.00	\$ 526,250.00	12/26/24
6776576	Grey Fox	55	15,035	26,365		\$ 525,000.00	\$ 502,500.00	11/21/24
6576299	Grey Fox	74	14,105	22,860		\$ 647,000.00	\$ 550,000.00	4/29/24
6601444	Grey Fox	83	19,453	38,723		\$ 739,000.00	\$ 625,000.00	11/1/24
6514086	Grey Fox	140	147,725	29,492		\$ 650,000.00	\$ 525,000.00	10/23/24
6743596	Lone Mountain	25	36,710	305,007	Rep- Buyer	\$ 1,875,000.00	\$ 1,575,000.00	11/25/24
6752299	Lone Mountain	31	23,194	212,486		\$ 410,000.00	\$ 469,836.00	11/20/24
6773133	Lone Mountain	35	23,427	215,012		\$ 1,000,000.00	\$ 950,000.00	12/13/24
6773002	Lone Mountain	36	N/A	227,514		\$ 850,000.00	\$ 862,000.00	11/19/24
6611665	Lone Mountain	73	16,348	41,477		\$ 650,000.00	\$ 625,000.00	2/29/24
6582670	Lone Mountain	88	N/A	95,340		\$ 1,600,000.00	\$ 1,325,000.00	4/26/24
6438633	Mountain Skyline	9	16,510	29,158		\$ 629,500.00	\$ 550,000.00	11/8/24
6661719	Mountain Skyline	71	21,441	39,806		\$ 775,000.00	\$ 700,000.00	4/29/24
6738402	Mountain Skyline	73	21,914	43,887		\$ 975,000.00	\$ 875,000.00	11/26/24
6561848	Painted Sky	31	19,688	28,000		\$ 850,000.00	\$ 775,000.00	2/18/24
6710611	Painted Sky	42	22,303	51,600		\$ 1,495,000.00	\$ 1,421,000.00	11/8/24
6731595	Saguaro Forest	37	20,787	57,329		\$ 1,475,300.00	\$ 1,345,000.00	9/20/24
6512644	Saguaro Forest	295	20,152	45,728		\$ 1,350,000.00	\$ 1,200,000.00	6/30/24
6415677	Sunrise	211	20,800	41,233		\$ 599,000.00	\$ 525,000.00	6/11/24
6700564	Sunrise	274	23,104	45,604		\$ 549,900.00	\$ 524,000.00	6/7/24

* Lots sold with Golf Membership

7* Lots sold with 7-Golf Membership

7* Lots sold with Lifestyle Membership

Build Your dream home

LOTS AVAILABLE

Apache Peak 94

Views! Views! Views! This exceptional 70,516 SF homesite, perched at 3,700 feet, offers a rare opportunity to build your dream home with breathtaking panoramic vistas. From the Mazatzal Mountains in the northeast to the Superstition and McDowell ranges in the south, the scenery is truly unmatched. Dramatic terrain, striking rock outcroppings, and the iconic Apache Peak create an awe-inspiring backdrop. Imagine waking up to vibrant sunrises and wind down with the twinkling city lights below. This expansive homesite provides the perfect canvas to design a residence that seamlessly integrates with the natural splendor of the Sonoran Desert - whether you envision a modern architectural masterpiece, a chic desert retreat, or a luxurious estate with expansive outdoor living spaces.



Saguaro Forest 153/154

Nestled within the exclusive Desert Mountain community, this exceptional double lot, featuring 20,913 SF building envelope, offers a rare opportunity to create your dream home in a serene and private setting. Situated along the 17th hole of the renowned Chiricahua golf course, this homesite boasts an unparalleled blend of mountain, sunset, and city light views. The expansive combined lots enhance both privacy and openness, allowing for a flexible home design with generous indoor-outdoor living spaces. Surrounded by the natural beauty of the Sonoran Desert, the property is adorned with lush vegetation and striking granite boulders, adding to its charm and character. This is your chance to experience the tranquility and grandeur of the desert living while enjoying the world-class amenities of a prestigious community.



MEET POWER+ TEAM



Bee and her husband, John, have been active members of Desert Mountain since 1993, where they raised their two children, Philip and Jonna. Originally from Sweden, Bee has a strong business background in economics. She has been a dedicated real estate agent in Desert Mountain since 1997. Her down-to-earth approach, high energy, and sharp negotiation skills contributes to The POWER+ team's reputation as the most productive sales team in Desert Mountain. The couple divides their time between Desert Mountain and their second home in Vancouver, Canada, whenever their busy schedules allow. An avid hiker, Bee loves exploring the beautiful trails of Desert Mountain with her dogs. In 2022, Bee was honored with the **Top 100 Agents Nationwide** award by Sotheby's International Realty, presented in New York by CEO Philip White.



Kathleen and her husband Pierre decided to make Desert Mountain Apache Peak Village their year-round home in 2006 after enjoying over 20 years of vacations in Scottsdale. With nearly four decades of experience, Kathleen is a seasoned real estate agent who has excelled in luxury communities, including the San Francisco Bay Area and Chicago's North Shore, before settling in Desert Mountain. Kathleen's extensive expertise in real estate transactions, exceptional communication skills, and a proven track record of success are second nature to her. Her professionalism, results-driven mindset, and personal approach to client service have played pivotal roles in contributing to the POWER+ team's reputation as the top-selling team in Desert Mountain. In 2022 Kathleen received the **Top 100 Agents Nationwide** award by Sotheby's International Realty, presented in New York by the CEO Philip White.



Maddi, a native of Sweden, relocated to North Scottsdale, drawn to the beauty and lifestyle of the Sonoran Desert. Before settling in Arizona, she spent over a decade in Chicago, providing operational support to the CEO of Healthcare Information Services, a firm specializing in revenue management and consulting. Prior to that, she traveled the world as an international fashion model. Maddi has successfully parlayed her diverse background in management, global travel and fashion-alongside a keen and creative eye for marketing-into her passion for luxury real estate. With exceptional marketing skills, she knows how to showcase properties in a way that captivates buyers and maximizes exposure. As a licensed real estate agent, she brings a unique and valuable skill set to the POWER+ team and their clients. Fluent in English, Swedish and German, Maddi's strong language skills and international expertise further enhance her ability to connect with a global clientele.



LIST WITH US
BUY WITH US

NOTHING COMPARES

BEE & KATHLEEN
POWER+

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