


# THE 85260 MONTHLY MARKET REPORT

AUGUST 2021

JOIN THE DISCUSSION AT 85260 SCOTTSDALE  GROUP

YOUR TOP REAL ESTATE TEAM IN 85260



## PLAY IT FORWARD

...By donating your reusable sports equipment to kids who need it!

We partnered with Arizona Sports Angels to give back to help others move to victory



**Drop off location:** 14201 N Hayden Rd C4,  
Scottsdale, AZ 85260




**Dates and times to donate:** 08/02 - 08/31, 8am - 5pm  
*Anytime time convenient to you for the entire month of August between the hours of 8am - 5pm!*

**What to donate:** basketballs, footballs, soccer balls, baseballs and bats, baseball gloves, volleyballs, tennis rackets, tennis balls, golf balls, golf clubs, plastic jump ropes, four square balls, playground balls, field marker cones, ball bags/nets to store balls in school classrooms

Please call 480.227.2028 if you have any questions



**480.227.2028**  
info@kellycookhomes.com | www.kellycookhomes.com

 @kellycookrealestategroup  
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Kelly Cook & Family  
480.227.2028

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"Helping others is our success"  
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## DATA, DATA AND MORE DATA!

### JUNE 85260 RECENT SOLD MARKET ACTIVITY

ADDRESS	SQ FT	SOLD PRICE
11818 N 86TH ST	5,553	\$3,250,000
8307 E GARY RD	5,533	\$3,150,000
8565 E SWEETWATER AVE	6,449	\$2,995,000
8139 E DESERT COVE AVE	6,048	\$2,875,000
7650 E CORTEZ RD	6,021	\$2,605,035
7825 E SWEETWATER AVE	3,695	\$1,798,000
8260 E SUTTON DR	4,286	\$1,750,000
8340 E ASTER DR	4,168	\$1,700,000
11551 N 87TH PL	5,009	\$1,688,888
9735 E CORTEZ ST	3,545	\$1,625,000
9843 E CLINTON ST	5,008	\$1,600,000
7341 E DREYFUS AVE	2,722	\$1,535,000
7580 E LARKSPUR DR	3,553	\$1,400,000
9426 E SHANGRI LA RD	3,857	\$1,395,000
13225 N 83RD PL	4,272	\$1,350,000
12015 N MILLER RD	4,178	\$1,350,000
7204 E PARADISE DR	4,350	\$1,337,500
9167 E TARANTINI LN	3,430	\$1,150,000
7822 E ASTER DR	2,610	\$1,095,000
10125 E LARKSPUR DR	3,151	\$980,000
11714 N 83RD PL	2,624	\$980,000
11609 N 84TH ST	2,501	\$965,000
8699 E ASTER DR	2,937	\$905,000
9670 E DESERT TRL	2,322	\$850,000
8527 E CACTUS RD	2,260	\$830,000
9070 E PINE VALLEY RD	2,714	\$800,000
7320 E WETHERSFIELD RD	2,242	\$770,000
7511 E BECKER LN	2,635	\$765,000
13258 N 101ST PL	2,343	\$750,000
8882 E CAPTAIN DREYFUS AVE	2,700	\$750,000
7246 E LUPINE AVE	2,020	\$720,000
9663 E LUDLOW DR	2,096	\$701,000
12740 N 94TH PL	2,899	\$700,000
7843 E CLINTON ST	1,852	\$680,000
13240 N 94TH PL	2,311	\$665,000
8869 E CONIESON RD	1,901	\$650,000
14007 N 102ND ST	1,879	\$650,000
9344 E BLANCHE DR	1,720	\$650,000
8819 E LUPINE AVE	2,068	\$635,000
9313 E PINE VALLEY RD	1,844	\$625,000
9377 E CARIBBEAN LN	1,580	\$605,000
15119 N 100 PL	1,490	\$600,000
9440 E PARADISE DR	1,570	\$546,000
8981 E SUTTON DR	1,612	\$535,000
9003 E WINDROSE DR	1,579	\$525,000
8993 E GRAY RD	1,147	\$490,000
9225 E LAUREL LN	1,369	\$490,000
13494 N 103RD ST	1,306	\$475,000
11209 N 89TH WAY	1,365	\$452,500
15550 N FRANK LLOYD WRIGHT #1028 BLVD	1,352	\$452,500

\*All single family homes sold in the last 30 days

### JULY 85260 RECENT SOLD MARKET ACTIVITY

ADDRESS	SQ FT	SOLD PRICE
10002 E SHANGRI LA RD	5,950	\$3,350,000
24763 N 90TH WAY	4,700	\$3,240,680
7331 E SUNNYSIDE DR	6,587	\$3,000,000
10195 E CACTUS RD	4,833	\$2,195,000
8157 E SUNNYSIDE DR	4,280	\$1,779,375
9780 E CACTUS RD	3,000	\$1,680,000
7536 E WINDROSE DR	3,064	\$1,669,000
9455 E ASTER DR	4,232	\$1,595,000
8691 E DAVENPORT DR	3,484	\$1,550,000
8576 E VOLTAIRE AVE	4,135	\$1,550,000
7205 E PARADISE DR	3,842	\$1,235,000
12452 N 74TH PL	3,063	\$1,188,000
9439 E YUCCA ST	3,606	\$1,150,000
9504 E SUNNYSIDE DR	2,949	\$1,150,000
13255 N 79TH ST	2,684	\$1,150,000
14008 N 82ND ST	3,616	\$1,120,000
7602 E PARADISE DR	2,767	\$1,050,000
7856 E CLINTON ST	2,643	\$999,950
10826 N 83RD ST	2,838	\$950,000
11835 N 76TH WAY	2,726	\$945,000
7336 E JENAN DR	2,428	\$930,000
8891 E CAMINO DEL SANTO	2,854	\$915,000
9660 E SHARON DR	3,243	\$895,000
9098 E LUDLOW DR	2,658	\$885,000
9631 E CORRINE DR	2,605	\$857,650
12255 N 84TH PL	2,552	\$845,000
9002 E CARIBBEAN LN	3,284	\$835,000
16213 N 99TH PL	2,969	\$825,000
9527 E VOLTAIRE DR	3,026	\$810,000
10078 E BECKER LN	3,003	\$808,000
15019 N 91ST WAY	2,053	\$800,000
9644 E PRESIDIO RD	2,994	\$800,000
7604 E WINDROSE DR	2,351	\$800,000
7555 E CHARTER OAK RD	2,559	\$790,000
9065 E KAREN DR	2,007	\$780,000
13064 N 100TH PL	2,635	\$760,000
13346 N 101ST ST	2,438	\$740,000
9687 E LUDLOW DR	2,096	\$725,000
10745 N 103RD WAY	2,788	\$720,000
8984 E GAIL RD	1,708	\$680,000
9064 E KAREN DR	2,220	\$672,000
8954 E FLORIADE DR	2,000	\$660,000
9503 E VOLTAIRE DR	2,253	\$655,000
14784 N 100TH PL	1,852	\$650,000
8654 E MESCAL ST	1,800	\$645,000
10124 E FLORIADE DR	1,854	\$644,000
9102 E LAUREL LN	1,580	\$605,050
10030 E CELTIC DR	1,514	\$570,000
7881 E CHOLLA ST	1,599	\$560,000
9573 E DREYFUS PL	2,046	\$550,000
12787 N 95TH PL	1,880	\$541,000
8992 E GAIL RD	1,540	\$500,000
15550 N FRANK LLOYD WRIGHT BLVD, #1060	1,510	\$495,000
10359 E DAVENPORT DR	1,644	\$490,000

### JUNE 85260 PRICE PER SQ. FT.

	2020	2021		2020	2021
Up to \$500,000	\$250.42	\$352.43	+41%	\$273.37	\$354.29
\$500K - \$800K	\$243.45	\$323.57	+33%	\$359.80	\$417.59
					+16%

### JULY 85260 PRICE PER SQ. FT.

	2020	2021		2020	2021
Up to \$500,000	\$249.30	\$331.02	+33%	\$257.33	\$322.08
\$500K - \$800K	\$249.94	\$318.73	+28%	\$325.99	\$446.73
					+43%

### OUR RECENT SOLD 85260 PROPERTIES



9907 E Desert Cove Ave, Scottsdale, AZ 85260



10002 E Shangri La, Scottsdale, AZ 85260

If you are currently working with an agent, this is not meant as a solicitation. This information is deemed reliable, but not guaranteed. Each office is independently owned and operated.

Appreciation year to date in 85260 currently stands at an increase of 23.7%!!!!!!

FIND OUT NOW what your home is worth!

[www.myhomevaluecalculator.com](http://www.myhomevaluecalculator.com)

