

Client View

11 Properties

		Price / Status / MLS #	Subdivision	Bedrooms	Bathrooms	Approx SQFT	Pool	List/Sold Price Sqft	Cumulative DOM	Close of Escrow Date
1		\$290,000 7215 E NATHAN ST Mesa, AZ 85207 Closed / 5615115	TRAILRIDGE AT LAS SENDAS	3	2	1,584	Community	186.17 / 183.08	135	09/28/2017
2		\$313,000 7248 E NANCE ST Mesa, AZ 85207 Closed / 5635102	LAS SENDAS	3	2	1,584	Community	198.86 / 197.6	8	09/01/2017
3		\$358,500 7356 E NORTHRIDGE CIR Mesa, AZ 85207 Closed / 5641561	Las Sendas	4	3	2,210	Community	169.68 / 162.22	2	09/15/2017
4		\$380,000 3060 N RIDGECREST -- 130 Mesa, AZ 85207 Closed / 5621519	LAS SENDAS	3	2	2,226	Community	172.51 / 170.71	59	09/05/2017
5		\$405,000 3351 N Boulder CYN Mesa, AZ 85207 Closed / 5570135	Las Sendas	3	2	2,226	Community	188.63 / 181.94	193	09/27/2017
6		\$422,000 7352 E RED HAWK ST Mesa, AZ 85207 Closed / 5628338	LAS SENDAS	4	2.5	2,413	Both	180.27 / 174.89	30	09/08/2017
7		\$440,000 3624 N EAGLE CANYON -- Mesa, AZ 85207 Closed / 5639302	LAS SENDAS	5	3.75	3,426	Community	131.06 / 128.43	31	09/08/2017
8		\$525,000 6908 E SUGARLOAF CIR Mesa, AZ 85207 Closed / 5621194	Las Sendas	5	3	3,856	Both	139.78 / 136.15	47	09/11/2017
9		\$710,000 3645 N SAGEWOOD CIR Mesa, AZ 85207 Closed / 5616992	FOUNDERS RANCH AT LAS SENDAS	5	4.5	4,047	Both	181.62 / 175.44	313	09/22/2017
10		\$1,050,000 4341 N BRIGHTON CIR Mesa, AZ 85207 Closed / 5646827	SUMMIT AT LAS SENDAS	4	4.5	4,231	Both	271.8 / 248.17	39	09/21/2017
11		\$1,285,000 7848 E COPPER CANYON ST Mesa, AZ 85207 Closed / 5400748	LAS SENDAS	4	5	4,542	Both	308.21 / 282.92	565	09/07/2017

Prepared by Chris and
Michele Keith

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Client Report (1)

7215 E NATHAN ST, Mesa, AZ 85207

\$290,000

 <p>2017 ARMLS</p>	5615115 Residential Single Family - Detached Closed
	Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 1,584 / County Assessor Price/SqFt: \$183.08 Guest House SqFt: 0 Year Built: 2007 Pool: Community Only Encoded Features: 32R2G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 5,661 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: TRAILRIDGE AT LAS SENDAS Tax Municipality: Maricopa - COUNTY Marketing Name: Planned Cmty Name: Model: Builder Name: Blandford Homes Hun Block: Map Code/Grid: P42 Bldg Number:
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power and McDowell **Directions:** East on McDowell. Right on Ridgecrest into Trailridge Subdivision. First Right. Left on Nathan.

Public Remarks: Well maintained, freshly painted single level 3 bedroom, 2 bath home with plenty of upgrades throughout. Corian counter tops, brushed copper fixtures. Features 12 foot ceilings and oversized doors. Backyard features an extended covered patio. Front yard features stone and a paved driveway. Enjoy all the amenities of Las Sendas including a community pool.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 1,401 - 1,600 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Landscaping: Grass Front Community Features: Community Pool; Gated Community	Kitchen Features: Disposal; Dishwasher; Built-in Microwave Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks Laundry: Wshr/Dry HookUp Only Dining Area: Eat-in Kitchen Basement Y/N: N Sep Den/Office Y/N: N	Unit Style: All on One Level Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Utilities: SRP; SW Gas Water: City Water Sewer: Sewer - Public	County Code: Maricopa Legal Description (Abbrev): LOT 50 TRAILRIDGE AT LAS SENDAS MCR 082411 AN: 219-25-737 Lot Number: 50 Town-Range-Section: 1N-7E-6 Cty Bk&Pg: Plat: Taxes/Yr: \$1,996/2016 Ownership: Fee Simple Week Avail Timeshare: 0 New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Other (See Remarks) Possession: By Agreement

Fees & Homeowner Association Information

HOA Y/N: Y / \$111 / Monthly HOA Transfer Fee: \$0	HOA Name: HOA HOA Telephone: 602-427-1638
HOA 2 Y/N: N / /	
HOA 3 Y/N: / /	
Association Fee Incl: Other (See Remarks) Assoc Rules/Info: Other (See Remarks)	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /
	Ttl Mthly Fee Equiv: \$111 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 135 / 100 Status Change Date: 09/28/2017 Close of Escrow Date: 09/28/2017 Off Market Date: 09/11/2017	List Price: \$294,900 Sold Price: \$290,000 Sold Price/SqFt: \$183.08 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Selr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Launch Real Estate (laun001)

Prepared by Chris and Michele Keith


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Client Report (2)

7248 E NANCE ST, Mesa, AZ 85207

\$313,000

	5635102 Residential Single Family - Detached Closed
	Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 1,584 / County Assessor Price/SqFt: \$197.6 Year Built: 2008 Pool: Community Only Encoded Features: 32R02G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 5,508 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Trailridge at Las Sendas Planned Cmty Name: Las Sendas Model: Res 1 Vintage Series Builder Name: Blandford Homes Hun Block: Map Code/Grid: Q42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School
	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School
Cross Streets: Power & McDowell Directions: East on McDowell; South on Ridgcrest; West on Nance (Trailridge Entrance); South on Raven; West on Nance	

Public Remarks: Model perfect 1,584 sf, 3 Bedroom, 2 Bathroom, original owner home situated on a prime North/South lot in the prestigious gated community of Las Sendas! Upgraded tile throughout the entire home (no carpet anywhere). Stunning Kitchen with upgraded maple cabinets, slab granite and a stainless steel appliances. 5" Plantation Shutters throughout. R.O. System and Water Softener. Elegant, low maintenance front and backyard landscaping. Home is pre-wired for security system including glass break sensors. Las Sendas offers an award-winning Elementary School, parks, playgrounds, tennis/basketball/volleyball courts, hiking/biking trails, Mesa Food Truck Fridays & community pool. Great access to the 202 Red Mountain Freeway - just 20 minutes to Sky Harbor or Gateway Airport!

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 1,401 - 1,600 Garage Spaces: 2 Carpport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Dir Entry frm Garage; Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: North/South Exposure Landscaping: Gravel/Stone Front; Gravel/Stone Back; Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Private Street(s); Pvt Yrd (s)/Crtyrd(s) Features: 9+ Flat Ceilings; No Interior Steps; Water Softener Owned; Soft Water Loop Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Tile Windows: Dual Pane; Low-E	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Reverse Osmosis; Pantry; Granite Countertops Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Breakfast Bar; Breakfast Room Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Great Room	Architecture: Santa Barbara/Tuscan Const - Finish: Painted; Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public; Sewer in & Cnctd Technology: Pre-Wire Srnd Snd; Pre-Wire Sat Dish; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned	County Code: Maricopa Legal Description (Abbrev): LOT 94 TRAILRIDGE AT LAS SENDAS MCR 082411 AN: 219-25-781 Lot Number: 94 Town-Range-Section: 1N-7E-6 Cty Bk&Pg: Plat: Taxes/Yr: \$1,701/2016 Ownership: Fee Simple New Financing: Cash; VA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow
Fees & Homeowner Association Information			
HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA Prop Man Co Name: 1st Service Res	HOA Telephone: 480-357-8780	
HOA 2 Y/N: N //			
HOA 3 Y/N: //			
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmrks); Club, Membership Opt; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$	
Listing Dates	Pricing and Sale Info	Listing Contract Info	

CDOM/ADOM: 8 / 8	List Price: \$315,000	Special Listing Cond: N/A
Status Change Date: 09/01/2017	Sold Price: \$313,000	
Close of Escrow Date: 09/01/2017	Sold Price/SqFt: \$197.6	
Off Market Date: 07/27/2017	Loan Type: Cash	
	Loan Years: 0	
	Payment Type: Fixed	
	Buyr Concess to Sell: 0 \$	
	Sellr Concess to Buy: 0 \$	
	Closing Cost Split: Normal - N	

Listed by: KOR Properties (korp001)

Prepared by Chris and
Michele Keith


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Client Report (3)

7356 E NORTHRIDGE CIR, Mesa, AZ 85207

\$358,500

		5641561	Residential	Single Family - Detached	Closed
	Beds/Baths: 4 / 3 Bedrooms Plus: 4 Approx SqFt: 2,210 / Appraiser Price/SqFt: \$162.21 Year Built: 2002 Pool: Community Only Encoded Features: 43RDO2G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 7,839 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: Las Sendas Tax Municipality: Mesa Marketing Name: GRAYFOX at Las Sendas Planned Cmty Name: GRAYFOX at Las Sendas Model: Builder Name: FULTON HOMES Hun Block: Map Code/Grid: Q42 Bldg Number:		
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School		High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School		

Cross Streets: E McDowell Rd & N Power Rd **Directions:** Head east on E McDowell Rd, Turn right on N Ridgecrest, Turn left on E Northridge Cir, Property will be on the left.

Public Remarks: Nothing like this lovely remodel in coveted Las Sendas! Executive family home light and bright with new paint inside and out, epoxy garage floor, all new white quartz counter tops in 3 bathrooms and kitchen, new stainless appliances, all new lighting and hardware, new 12x24 plank porcelain tile, new carpet, new master shower, new doors, and the list goes on. Highly upgraded faucets. 13 foot high living room open to kitchen and dining area. Great double doors to office at front of house. Spacious north backyard with built in gas line to Jennair barbecue and bar area. Split bedrooms: 2 on east side and 2 on west side of home. Hurry, must see to appreciate this quality, won't last long!

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 2,001 - 2,250 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Landscaping: Desert Front; Grass Back Exterior Features: Patio; Covered Patio(s); Built-in BBQ Features: Vaulted Ceiling(s) Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Golf Course Flooring: Carpet; Tile	Kitchen Features: Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only; 220 V Dryer Hookup; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Great Room Items Updated: Floor Yr Updated: 2017; Floor Partial/Full: Full; Kitchen Yr Updated: 2017; Kitchen Partial/Full: Partial; Bath(s) Yr Updated: 2017; Bath(s) Partial/Full: Partial	Unit Style: All on One Level Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Pre-Wire Srnd Snd; Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Description (Abbrev): LOT 126 GRAYFOX AT LAS SENDAS MCR 052946 AN: 219-25-594 Lot Number: 126 Town-Range-Section: 1N-7E-6 Cty Bk&Pg: Plat: Taxes/Yr: \$2,493/2016 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Agency Discl Req; Other (See Remarks) Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: Grayfox at Las Senda HOA Prop Man Co Name: First Service Reside	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		

Association Fee Incl: Common Area Maint Assoc Rules/Info: Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$
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Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 2 / 2 Status Change Date: 09/16/2017 Close of Escrow Date: 09/15/2017 Off Market Date: 08/05/2017	List Price: \$375,000 Sold Price: \$358,500 Sold Price/SqFt: \$162.22 Loan Type: Cash Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Buyer - B	Special Listing Cond: Owner/Agent

Listed by: HomeSmart (crl02)

Prepared by Chris and
Michele Keith


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Client Report (4)

3060 N RIDGECREST -- 130, Mesa, AZ 85207

\$380,000

	5621519 Residential Single Family - Detached Closed
	Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 2,226 / County Assessor Price/SqFt: \$170.71 Year Built: 1997 Pool: Community Only Encoded Features: 32RDX3G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 8,224 / County Assessor Apx Lot Size Range: 7,501 - 10,000 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Planned Cmty Name: Las Sendas Model: Sagewood Great Room Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School
	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power and McDowell **Directions:** East on McDowell from Power to 2nd light after the 202 (Ridgecrest) Turn left (north) on Ridgecrest to the first gated entrance on the left (Desert Vistas) Stay straight until you arrive at #130

Public Remarks: Stunning updated home in Las Sendas in Northeast Mesa. HUGE GREAT ROOM! Experience a tranquil desert oasis, yet only 5 minutes from the Red Mountain 202 freeway; 3 bedroom, 2 bath, 3 car garage, 2226 sq ft; Granite countertops and bathroom vanities; Brand new GE Stainless Steel appliances with a gas double oven. Large breakfast bar and an island in the kitchen. Gas Fireplace. Enjoy the privacy of split bedroom layout. Low maintenance yard with a small grassy area. New A/C in 2010 and newer water heater. New lights and fans. Electric shade blinds on the large back porch overlooking a desert wash behind the home providing privacy from neighboring homes. Enjoy the Tennis courts, pools, and many activities by the community center. Visit www.thetrailhead.org to view the community center

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 2,001 - 2,250 Garage Spaces: 3 Carport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: Gas Fireplace Landscaping: Desert Front; Desert Back; Grass Back Features: Vaulted Ceiling(s); No Interior Steps; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane; Mechanical Sun Shds; Tinted	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Reverse Osmosis; Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Gas Dryer Hookup; 220 V Dryer Hookup; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N	Architecture: Ranch Unit Style: All on One Level Const - Finish: Stucco Construction: Block Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Electric Hot Wtr Htr Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Description (Abbrev): LOT 130 DESERT VISTAS UNIT 2 AT LAS SENDAS MCR 041017 AN: 219-19-328 Lot Number: 130 Town-Range-Section: 2N-7E-31 Cty Bk&Pg: Plat: Taxes/Yr: \$2,396.26/2016 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: None Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: Las Sendas HOA HOA Prop Man Co Name: First Service	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		

Association Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmrks); Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$
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Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 59 / 59 Status Change Date: 09/06/2017 Close of Escrow Date: 09/05/2017 Off Market Date: 08/15/2017	List Price: \$384,000 Sold Price: \$380,000 Sold Price/SqFt: \$170.71 Loan Type: Cash Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Geneva Real Estate and Investments (grei02)

Prepared by Chris and
Michele Keith


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Client Report (5)

3351 N Boulder CYN, Mesa, AZ 85207

\$405,000

	5570135 Residential Single Family - Detached Closed	
	Beds/Baths: 3 / 2 Bedrooms Plus: 5 Approx SqFt: 2,226 / County Assessor Price/SqFt: \$181.94 Year Built: 1996 Pool: Community Only Encoded Features: 32FRDO2.5G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 9,186 / County Assessor Apx Lot Size Range: 7,501 - 10,000 Subdivision: Las Sendas Tax Municipality: Maricopa - COUNTY Marketing Name: Planned Cmty Name: Model: Builder Name: Blandford Hun Block: 7200 E Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power & Thomas **Directions:** East on Thomas (Eagle Crest) first R on Red Mountain. First L on Roland (Tapestry MTN)R on Boulder Canyon to home on the left.

Public Remarks: Beautiful split master bedroom floorplan on a stunning golf course lot on the 5th green w/ mountain views, loads of privacy and more. Kitchen has cherry 42" cabinets, granite, stainless steel appliances. Large open breakfast area w/views. Formal DR/LR, Master retreat/den w/builtins, master bedroom has private exit to backyard, custom master bath. Beautiful lighting/fans throughout home. Tile flooring throughout. Large lot with stunning golf/mountain views. BBQ, Covered patio w/ professional roller shades, perfect for a relaxing evening. Furniture, furnishings and house hold contents available by separate bill of sale.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 2,001 - 2,250 Garage Spaces: 2.5 Carpport Spaces: 0 Total Covered Spaces: 2.5 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: Golf Course Lot; Mountain View(s) Landscaping: Desert Front; Desert Back; Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back Exterior Features: Patio; Covered Patio(s); Built-in BBQ Features: Vaulted Ceiling(s); 9+ Flat Ceilings; No Interior Steps Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s)	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Reverse Osmosis; Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks Master Bedroom: Split Additional Bedroom: Separate Bdrm Exit; Mstr Bdr Walkin Clst Laundry: Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Family Room; Library-Blt-in Bkce Items Updated: Floor Partial/Full: Partial; Ht/Cool Partial/Full: Full; Kitchen Partial/Full: Full; Bath(s) Partial/Full: Partial	Unit Style: All on One Level Const - Finish: Stucco Construction: Block Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Pre-Wire Smd Snd; Sat Dish TV Ownrd; Cable TV Avail; Security Sys Owned Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Description (Abbrev): IRONWOOD PASS UNIT 1 AT LAS SENDAS AN: 219-19-695 Lot Number: 36 Town-Range-Section: 2N-7E-31 Cty Bk&Pg: Plat: Taxes/Yr: \$3,527/2016 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$150	HOA Name: Las Sendas HOA Telephone: 480-357-8780
HOA 2 Y/N: N / /	
HOA 3 Y/N: / /	
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Clubhouse/Rec Center; Club, Membership Opt; Prof Managed	Rec Center Fee Y/N: Y / \$0 / Monthly Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / \$0 / PAD Fee Y/N: N / \$0 /
	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 193 / 193 Status Change Date: 09/28/2017 Close of Escrow Date: 09/27/2017 Off Market Date: 09/13/2017	List Price: \$419,900 Sold Price: \$405,000 Sold Price/SqFt: \$181.94 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$	Special Listing Cond: FIRPTA may apply

Sellr Concess to Buy: 0 \$
Closing Cost Split: Normal - N

Listed by: Glass House International (glho001)

Prepared by Chris and
Michele Keith


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Client Report (6)

7352 E RED HAWK ST, Mesa, AZ 85207

\$422,000

	5628338 Residential Single Family - Detached Closed	
	Beds/Baths: 4 / 2.5 Bedrooms Plus: 5 Approx SqFt: 2,413 / County Assessor Price/SqFt: \$174.89 Year Built: 1999 Pool: Both Private & Community Encoded Features: 42.5RDXP03G3S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 9,370 / County Assessor Apx Lot Size Range: 7,501 - 10,000 Subdivision: LAS SENDAS Tax Municipality: Maricopa - COUNTY Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Desert Oasis Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power & Thomas **Directions:** East on Thomas and it becomes Eagle Crest. Right on Saddleback. Right on Eagle Canyon. Follow street to the back of the community, it curves left and turns into Red Hawk. House on left.

Public Remarks: This beautiful home has been lovingly cared for by the original owner. N/S facing, in the back of the community with zero traffic, and beautiful mountain views to the east and west. A 3-car garage with workbench, shelves, cabinets, and an extended 3rd bay offers plenty of storage & space. The ultra private backyard has a sparkling diving pool, and is adjacent to a wash with privacy from your neighbors. 20+ year old, rare, Saguaro cactus has adorned the front yard since day 1. 4 bedroom 2.5 bath home with tons of upgrades: Half bath added 2008, split bedroom floor plan, plantation shutters, Granite counters, maple cabinets, jack-and-jill bath, built-in surround sound, canned lights throughout, soft water system, R/O, laundry cabinets, extended patio, & all appliances included!

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 2,251 - 2,500 Garage Spaces: 3 Carpot Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 3 Parking Features: Atch'd Gar Cabinets; Dir Entry frm Garage; Electric Door Opener Pool - Private: Pool - Private Spa: None Horses: N Fireplace: 1 Fireplace Property Description: Mountain View(s); North/South Exposure; Adjacent to Wash; Borders Common Area Landscaping: Desert Front; Desert Back; Synthetic Grass Back Exterior Features: Covered Patio(s); Pvt Yrd(s)/CrtYrd(s); Childrens Play Area Features: Vaulted Ceiling(s); 9+ Flat Ceilings; No Interior Steps; Water Softener Owned; Soft Water Loop; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Workout Facility Flooring: Carpet; Tile Windows: Dual Pane	Kitchen Features: Cook Top Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Engy Star (See Rmks); Reverse Osmosis; Wall Oven(s); Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Engy Star (See Rmks); Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Great Room Items Updated: Floor Yr Updated: 2008; Floor Partial/Full: Partial; Bath (s) Yr Updated: 2008; Bath(s) Partial/Full: Full	Architecture: Other (See Remarks) Unit Style: All on One Level Const - Finish: Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP Water: City Water Sewer: Sewer - Public Technology: Pre-Wire Srnd Snd; Sat Dish TV Ownd; Cable TV Avail; HighSpd Intrnt Aval	County Code: Maricopa Legal Description (Abbrev): LOT 174 SONORAN HEIGHTS UNIT 2 AT LAS SENDAS AMD MCR 045139 AN: 219-17-238 Lot Number: 174 Town-Range-Section: 2N-7E-31 Cty Bk&Pg: Plat: Taxes/Yr: \$2,962/2016 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: Las Sendas HOA Telephone: 480-357-8780
HOA 2 Y/N: N //	
HOA 3 Y/N: //	
Association Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmks); Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //
	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 30 / 30	List Price: \$435,000	Special Listing Cond: N/A

Status Change Date: 09/08/2017	Sold Price: \$422,000
Close of Escrow Date: 09/08/2017	Sold Price/SqFt: \$174.89
Off Market Date: 08/02/2017	Loan Type: VA
	Loan Years: 30
	Payment Type: Fixed
	Buyr Concess to Sell: 0 \$
	Sellr Concess to Buy: 4,000 \$
	Closing Cost Split: Normal - N

Listed by: HomeSmart (crl11)

Prepared by Chris and
Michele Keith

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Client Report (7)

3624 N EAGLE CANYON --, Mesa, AZ 85207

\$440,000

5639302	Residential	Single Family - Detached	Closed
Beds/Baths: 5 / 3.75 Bedrooms Plus: 5 Approx SqFt: 3,426 / County Assessor Price/SqFt: \$128.42 Year Built: 1998 Pool: Community Only Encoded Features: 53.75FRDO3G3S Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 10,346 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Saquaro Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number:	
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School		High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School	

Cross Streets: E McDowell Rd & N Ridgecrest **Directions:** Head west on E McDowell Rd toward N Ridgecrest, Turn right on N Ridgecrest, left on N Mountain Ridge, left on E Saddleback St, left on N Eagle Canyon, Property will be on the right. Boulder Canyon

Public Remarks: LOCATION! Live in a breathtaking beautiful area mins from the airport/Private Golf Course Lot Community has Tennis Courts/Two Heated Community Pools/Hiking/Biking/Close to lake 7 boating>Welcome to Las Sendas and your gorgeous home with premium mountain preserve golf course lot with amazing views. The minute you pull into this gated neighborhood a sense of calm is restored. A beautiful staircase welcomes you in the entry way, along with a study/bedroom on the main level, complete with a bathroom. The family room and kitchen, are completely open to each other and have spectacular views. The views continue upstairs of the Red Mountains in the master bedroom and master bathtub. Along with a walk out terrace. Laundry room located upstairs. A Very private golf course lot backyard complete with

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 3 Parking Features: Dir Entry frm Garage; Electric Door Opener; Extned Lngth Garage Pool - Private: No Pool Spa: None Horses: N Fireplace: Firepit; No Fireplace Landscaping: Gravel/Stone Front; Gravel/Stone Back; Synthetic Grass Back Exterior Features: Patio; Covered Patio(s); Balcony/Deck(s) Features: Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s)	Kitchen Features: Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Additional Bedroom: Other Bdrm Dwnstrs; Separate Bdrm Exit; Mstr Bdr Walkin Clst; Mstr Bdrm Sitting Rm Laundry: Washer Included; Dryer Included; Inside Laundry; Upstairs Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room; Great Room Items Updated: Ht/Cool Yr Updated: 2007; Ht/Cool Partial/Full: Partial	Unit Style: Two Levels Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Description (Abbrev): LOT 88 SONORAN HEIGHTS UNIT 2 AT LAS SENDAS AMD MCR 045139 AN: 219-17-152 Lot Number: 88 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$4,295/2016 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas	HOA Telephone: 480-357-8780
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Common Area Maint Assoc Rules/Info: Clubhouse/Rec Center; Club, Membership Opt; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Imprv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 31 / 31 Status Change Date: 09/09/2017 Close of Escrow Date: 09/08/2017 Off Market Date: 08/28/2017	List Price: \$449,000 Sold Price: \$440,000 Sold Price/SqFt: \$128.43 Loan Type: Conventional Loan Years: 30 Payment Type: Adjustable Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Re/Max Infinity (rein001)

Prepared by Chris and
Michele Keith


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Client Report (8)

6908 E SUGARLOAF CIR, Mesa, AZ 85207

\$525,000

 <p>2017 ARMLS</p>	5621194 Residential Single Family - Detached Closed
	Beds/Baths: 5 / 3 Bedrooms Plus: 6 Approx SqFt: 3,856 / County Assessor Price/SqFt: \$136.15 Year Built: 1999 Pool: Both Private & Community Encoded Features: 53FRDXPSO3G Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 15,960 / County Assessor Apx Lot Size Range: 15,001 - 18,000 Subdivision: Las Sendas Tax Municipality: Maricopa - CITY Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Echo Canyon Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number:
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power and Thomas **Directions:** Turn into Las Sendas onto Eagle Crest. Approx 3/4 mile to Sonoran Hills gate on your left. Thru gate first left to Sugarloaf.. last house on the right.

Public Remarks: Amazing rare Las Sendas lot boarding the Tonto National Forest w/ STUNNING MOUNTAIN & CITY LIGHT VIEWS! .37 ACRE cul de sac. This impressive home is 3856 sq ft, 5 bedroom, 3 baths w/ bonus room. Foyer opens to soaring staircase, formal living & dining room. Kitchen has solid wood cabinets, all appliances, island w/ gas cook top all open to family room w/ gas FP. Huge windows all the view of this beautiful backyard & pool but also the mountains. Master bedroom w/ 2 walk closets & full bath. Master balcony gives you RED MOUNTAIN & CAMELBACK views, city lights - enjoy the fireworks from all over the valley. 3 additional bedrooms w/ full bath. Over sized lot with mature trees, built in BBQ, pool & spa. Rare RV GATE w/ slab. Excelling schools. Las Sendas is GATED w/ clubhouse, golf & sport courts

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,501 - 4,000 Garage Spaces: 3 Carport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Attch'd Gar Cabinets; Electric Door Opener Pool - Private: Pool - Private; Fenced Pool; Diving Pool; Heated Pool Spa: Spa - Private; Spa - Heated Horses: N Fireplace: 2 Fireplace; Gas Fireplace; Exterior Fireplace Property Description: Border Pres/Pub Lnd; Cul-De-Sac Lot; City Light View(s); Mountain View(s); North/South Exposure; Adjacent to Wash Landscaping: Desert Front; Desert Back; Grass Back; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Private Street(s); Pvt Yrd (s)/Crtyrd(s); Childrens Play Area; Built-in BBQ Features: 9+ Flat Ceilings; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Walk-in Pantry; Non-laminate Counter; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Upstairs Additional Bedroom: Other Bdrm Dwnstrs; Separate Bdrm Exit; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst; Mstr Bdrm Sitting Rm Laundry: Washer Included; Dryer Included; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room; Bonus/Game Room	Architecture: Other (See Remarks) Unit Style: Two Levels Const - Finish: Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Description (Abbrev): LOT 42 SONORAN HILLS ESTATES MCR 047926 AN: 219-17-404 Lot Number: 42 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$4,380/2017 Ownership: Fee Simple New Financing: Cash; VA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Disclosures: Seller Disc Avail Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$318 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA Prop Man Co Name: First service	HOA Telephone: (480) 357-8780
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint; Street Maint	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / /	Ttl Mthly Fee Equiv: \$106 Cap Imprv/Impact Fee: \$ 0 \$

Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmks); Clubhouse/Rec Center; Club, Membership Opt; Prof Managed		Land Lease Fee Y/N: N / /	Cap Impv/Impt Fee 2: \$0 \$		
		PAD Fee Y/N: N / /			
Listing Dates		Pricing and Sale Info		Listing Contract Info	
CDOM/ADOM:	47 / 50	List Price:	\$539,000	Special Listing Cond: N/A	
Status Change Date:	09/12/2017	Sold Price:	\$525,000		
Close of Escrow Date:	09/11/2017	Sold Price/SqFt:	\$136.15		
Off Market Date:	08/10/2017	Loan Type:	Conventional		
		Loan Years:	30		
		Payment Type:	Fixed		
		Buyr Concess to Sell:	0 \$		
		Sellr Concess to Buy:	0 \$		
		Closing Cost Split:	Normal - N		
Listed by: Realty Executives (reax15)					

Prepared by Chris and
Michele Keith


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Client Report (9)

3645 N SAGEWOOD CIR, Mesa, AZ 85207

\$710,000

 <p>2017 ARMLS</p>	5616992 Residential Single Family - Detached Closed Beds/Baths: 5 / 4.5 Bedrooms Plus: 7 Approx SqFt: 4,047 / County Assessor Price/SqFt: \$175.44 Year Built: 2006 Pool: Both Private & Community Encoded Features: 54.5RDXP303.5G4S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 11,432 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: FOUNDERS RANCH AT LAS SENDAS Tax Municipality: Pinal - COUNTY Marketing Name: Planned Cmty Name: Model: Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power & Thomas (Eagle Crest) **Directions:** East on Thomas/Eagle Crest. Right on Saddleback, Right on Sagewood

Public Remarks: Stop the Car! This stunning home sits on a hill and has great mountain views. Enjoy the views from the heated play pool and spa or the fire pit. Open plan features 5 bedrooms, 4.5 baths, formal dining room and a game room/den. 3 secondary bedrooms have their own bath. Large master suite with luxury bathroom. Chefs kitchen will delight the pickiest buyer. Luxury master bedroom and bathroom.

Master Bedroom 17'3" 18'5"	Bedroom 2 12' 13'	Bedroom 3 12'8" 13'	Bedroom 4 14' 16'	Bedroom 5 11'6" 17'6"
Den 17'3" 14'3"	Family Room 20' 17'9"	Kitchen 15' 30'	Dining Room 11'5" 18'	

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 4,001 - 4,500 Garage Spaces: 3.5 Carpport Spaces: 0 Total Covered Spaces: 3.5 Slab Parking Spaces: 4 Parking Features: Dir Entry frm Garage; Electric Door Opener; Side Vehicle Entry Pool - Private: Pool - Private; Play Pool Spa: Spa - Private; Spa - Heated Horses: N Fireplace: 1 Fireplace; Fireplace Living Rm; Exterior Fireplace; Firepit Property Description: Hillside Lot; Mountain View(s); North/South Exposure Landscaping: Desert Front; Desert Back; Synthetic Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Pvt Yrd(s)/Crtyrd(s) Features: 9+ Flat Ceilings; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane	Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Multiple Ovens; Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Separate Bdrm Exit; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst Laundry: Wshlr/Dry HookUp Only; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Bonus/Game Room	Architecture: Ranch Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Gas Heat Utilities: SRP; SW Gas Water: City Water Sewer: Sewer - Public; Sewer in & Cnctd Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Description (Abbrev): LOT 14 FOUNDERS RANCH AT LAS SENDAS MCR 071548 AN: 219-17-949 Lot Number: 14 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$6,575/2016 Ownership: Fee Simple New Financing: Cash; VA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Non Assumable Disclosures: Seller Disc Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information

HOA Y/N: Y / \$333 / Quarterly HOA Transfer Fee: \$144	HOA Name: Las Sendas HOA Telephone: 480-357-5780
HOA 2 Y/N: N //	
HOA 3 Y/N: //	
Assoc Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Clubhouse/Rec Center; FHA Approved Prjct; VA Approved Prjct; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //
Ttl Mthly Fee Equiv: \$111 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$	

Listing Dates	Pricing and Sale Info	Listing Contract Info
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CDOM/ADOM: 313 / 96	List Price: \$735,000	Special Listing Cond: Relo/Corp Aprvl Reqd
Status Change Date: 09/23/2017	Sold Price: \$710,000	
Close of Escrow Date: 09/22/2017	Sold Price/SqFt: \$175.44	
Off Market Date: 09/11/2017	Loan Type: Cash	
	Loan Years: 0	
	Payment Type: Other	
	Buyr Concess to Sell: 0 \$	
	Sellr Concess to Buy: 0 \$	
	Closing Cost Split: Normal - N	

Listed by: RE/MAX Renaissance Realty (rmrr03)

Prepared by Chris and
Michele Keith


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Client Report (10)

4341 N BRIGHTON CIR, Mesa, AZ 85207

\$1,050,000

 2017 ARMLS	5646827 Residential Single Family - Detached Closed
	Beds/Baths: 4 / 4.5 Bedrooms Plus: 6 Approx SqFt: 4,231 / County Assessor Price/SqFt: \$248.17 Guest House SqFt: 353 Year Built: 2005 Pool: Both Private & Community Encoded Features: 44.5RXPSQO3G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School
	Approx Lot SqFt: 28,323 / County Assessor Apx Lot Size Range: 24,001 - 35,000 Subdivision: SUMMIT AT LAS SENDAS Tax Municipality: Mesa Marketing Name: Planned Cmty Name: Model: Custom Builder Name: Belmont Hun Block: 7000 E Map Code/Grid: P42 Bldg Number: High School Dist #: 040 - Glendale Elementary District High School: Red Mountain High School

Cross Streets: Power & Thomas **Directions:**

Public Remarks: Your mountain estate awaits you! This stunning home in the privately gated Summit at Las Sendas sits on more than half an acre and boasts some of the most breathtaking views in the Valley as well as a separate guest house. The unobstructed views of the Red Mountains and city lights make this property truly special and one of a kind. This gorgeous home is an entertainer's dream! The open floor plan runs seamlessly from the custom kitchen that features Wolf appliances, a Sub Zero refrigerator, granite counter tops, and high end fixtures to the massive family room where floor to ceiling windows allow you to overlook your sparkling infinity edge pool with the beautiful mountain sunset as the back drop. Sliding glass doors allow the indoor living space to flow continuously to the outside where

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 4,501 - 5,000 Garage Spaces: 3 Carport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Pool - Private: Pool - Private Spa: Spa - Private Horses: N Fireplace: Fireplace Living Rm; Fireplace Master Bdr Property Description: Cul-De-Sac Lot Landscaping: Gravel/Stone Front; Desert Front; Natural Desert Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Separate Guest House; Patio; Covered Patio(s); Built-in BBQ Features: Vaulted Ceiling(s); Wet Bar(s); Intercom; Fire Sprinklers; Water Softener Owned; Soft Water Loop Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Tile; Wood; Other Accessibility Feat.: Zero-Grade Entry; Hallways 36in+ Wide	Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Wall Oven(s); Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Master Bedroom: Split Additional Bedroom: Other Bdrm Split; Othr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Gas Dryer Hookup; Inside Laundry Dining Area: Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Great Room; Library-Blt-in Bkcx; Guest Qtrs-Sep Entrn; Media Room Items Updated: Floor Partial/Full: Partial; Ht/Cool Partial/Full: Partial; Pool Partial/Full: Full	Const - Finish: Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron Cooling: Refrigeration; Programmable Thmstat Heating: Gas Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Technology: Sat Dish TV Ownd; HighSpd Intrnt Aval; Ntwrk Wrng Multi Rms; Security Sys Owned Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Description (Abbrev): AN: 219-17-902 Lot Number: 22 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$7,996/2016 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Total Encumbrance: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: None Possession: By Agreement

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: Las Sendas HOA	HOA Telephone: 000-000-0000 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N / \$0 / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / \$0 / PAD Fee Y/N: N / \$0 /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 39 / 39 Status Change Date: 09/26/2017	List Price: \$1,150,000 Sold Price: \$1,050,000	Special Listing Cond: N/A

Close of Escrow Date: 09/21/2017	Sold Price/SqFt: \$248.17
Off Market Date: 09/26/2017	Loan Type: Cash
	Loan Years: 0
	Payment Type: Other
	Buyr Concess to Sell: 0 \$
	Sellr Concess to Buy: 0 \$
	Closing Cost Split: Normal - N

Listed by: Russ Lyon Sotheby's International Realty (lyon19)

Prepared by Chris and
Michele Keith


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Client Report (11)

7848 E COPPER CANYON ST, Mesa, AZ 85207

\$1,285,000

	5400748 Residential Single Family - Detached Closed
	Beds/Baths: 4 / 5 Bedrooms Plus: 5 Approx SqFt: 4,542 / County Assessor Price/SqFt: \$282.92 Year Built: 2003 Pool: Both Private & Community Encoded Features: 45FRDXPSAO4G6S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 46,622 / County Assessor Apx Lot Size Range: 1 - 1.9 Acres Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Copper Canyon Planned Cmty Name: Las Sendas Model: Custom Builder Name: Signature Hun Block: Map Code/Grid: P42 Bldg Number:
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power and McDowell **Directions:** Go North on Power Rd. to Eagle Crest, Turn Right on Eagle Crest & follow around to Las Sendas Mountain Turn Left on Las Sendas Mt. to Terra Mesa Left to Copper Canyon. Left to the house on the Right

Public Remarks: *Possible Owner Financing Available Please Call **Gorgegous Old World Tuscan Retreat with Resort Backyard Oasis. Luxury Living at its Best in this Highly Upgraded Single Level Beauty! Breathtaking Majestic Red Mountain Views as you Enter this Amazing Home! 3 Cantera Fireplaces, Incredible Theatre with Newer Electronics, Gourmet Kitchen with Viking Appliances Including Double Dishwashers, Subzero, Wine Fridge, Massive Granite Counters, Polished Travertine Floors, Electronic Glass Doors that Disappear into Wall. Security System Security Cameras with Remote Monitoring. Gated Motor Court with High end Air Conditioning in Over Height Extended Garage. All 4 Bedrooms with Private entrances Private Baths and retreat patios. Master Bedroom with Red Mountain Views!! Separate Seating area, Fireplace,

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 4,501 - 5,000 Garage Spaces: 4 Carport Spaces: 0 Total Covered Spaces: 4 Slab Parking Spaces: 6 Parking Features: Atch'd Gar Cabinets; Electric Door Opener; Extned Lngh Garage; Gated Parking; Over Height Garage; RV Garage; RV Gate; Separate Strge Area; Tandem Garage; Temp Controlled Pool - Private: Pool - Private; Heated Pool; Play Pool Spa: Spa - Private; Spa - Heated Horses: N Fireplace: 3+ Fireplace; Fireplace Family Rm; Fireplace Master Bdr; Gas Fireplace; Exterior Fireplace Property Description: Corner Lot; City Light View(s); Mountain View(s); North/South Exposure Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back; Irrigation Front; Irrigation Back Exterior Features: Patio; Covered Patio(s); Balcony/Deck(s); Storage Shed(s); Private Street(s); Pvt Yrd (s)/Crtyrd(s); Misting System; Built-in BBQ; Other (See Remarks) Features: 9+ Flat Ceilings; Central Vacuum; Wet Bar(s); Roller Shields; Water Softener Owned; Soft Water Loop; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Stone; Wood	Kitchen Features: Range/Oven Elec; Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Reverse Osmosis; Multiple Ovens; Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets; Bidet Master Bedroom: Split Additional Bedroom: Other Bdrm Split; 2 Master Bdrms; Separate Bdrm Exit; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst; Mstr Bdrm Sitting Rm Laundry: Washer Included; Dryer Included; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Breakfast Room Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Family Room; Separate Workshop; Media Room Items Updated: Floor Yr Updated: 2008; Floor Partial/Full: Partial; Roof Yr Updated: 2008; Roof Partial/Full: Full; Pool Yr Updated: 2008; Pool Partial/Full: Partial	Architecture: Other (See Remarks) Const - Finish: Painted; Stucco; Stone Construction: Frame - Wood Roofing: Built-Up; Partial Tile; Rolled Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Recirculation Pump; Gas Hot Water Heater Utilities: SRP; SW Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Pre-Wire Sat Dish; Sat Dish TV Ownd; Cable TV Avail; HighSpd Intrnt Aval; Ntwrk Wrng Multi Rms; Security Sys Owned; Smart Home System Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Description (Abbrev): LOT 14 COPPER CANYON AT LAS SENDAS MOUNTAIN MCR 053049 AN: 219-18-147 Lot Number: 14 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$9,777/2015 Ownership: Fee Simple New Financing: Cash; Conventional; Seller May Carry Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: First Service Res	HOA Telephone: 480-357-8780
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HOA 2 Y/N: Y / \$39 / Quarterly HOA 2 Transfer Fee: \$155		HOA 2 Name: Las Sendas Mountain		HOA 2 Telephone: 480-357-8780	
HOA 3 Y/N: N / /					
Association Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed		Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / \$0 / PAD Fee Y/N: N / \$0 /		Ttl Mthly Fee Equiv: \$123.88 Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2: %0 %	
Listing Dates		Pricing and Sale Info		Listing Contract Info	
CDOM/ADOM: 565 / 565 Status Change Date: 09/07/2017 Close of Escrow Date: 09/07/2017 Off Market Date: 09/05/2017		List Price: \$1,399,900 Sold Price: \$1,285,000 Sold Price/SqFt: \$282.92 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 1,500 \$ Closing Cost Split: Normal - N		Special Listing Cond: N/A	

Listed by: Realty ONE Group (reog01)

Prepared by Chris and Michele Keith

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