

MLS #	Type	Address	L-PRICE	SQFT	\$/SQFT	CNCL-Date	DOM/CDOM	BR	Bath	STO	Conv	PI	GR	CP	Acre	YRBT	GH	Cool	Subdivision
22500269	SFR	8221 E Sandstone Drive	\$625,000	2,137	292.47	02/22/2025	50/50	4	2(2 0)	One	Yes	2	0	0.48	1970	None	AC-C	Hidden Valley (1-39)	
22429736	SFR	4875 N Hummingbird Lane	\$649,900	2,848	228.20	03/02/2025	86/252	5	3(3 0)	One	Yes	0	0	0.6	1960	None	AC-C	Hidden Valley (A,B,C, 40-51)	
22506155	SFR	4875 N Hummingbird Lane	\$649,900	2,848	228.20	05/01/2025	40/292	5	3(3 0)	One	Yes	0	0	0.6	1960	None	AC-C	Hidden Valley (A,B,C, 40-51)	
22505011	SFR	8531 E Amethyst Lane	\$695,000	2,721	255.42	06/19/2025	109/109	4	3(2 1)	One	Yes	3	0	0.44	1994	None	AC-Z	Hidden Valley (185-265)	
22512888	SFR	8247 E Rawhide Trail	\$850,000	2,918	291.30	07/02/2025	56/89	5	3(3 0)	One	Yes	2	0	0.4	1979	None	AC-C	Hidden Valley (138-184)	
22509552	SFR	8247 E Rawhide Trail	\$865,000	2,918	296.44	05/07/2025	33/33	5	3(3 0)	One	Yes	2	0	0.4	1979	None	AC-C	Hidden Valley (138-184)	
22422781	SFR	8532 E Amethyst Lane	\$1,625,000	4,927	329.82	11/18/2024	66/66	5	3(3 0)	Two	Yes	3	4	0.51	2007	None	AC-Z	Hidden Valley Amended	

Total Listings 8

Med \$/Sqft: 273.36

Avg \$/Sqft: 271.36

Avg DOM: 70

Report Count 24

Summary

Status	Total	Average Price	Low Price	High Price	Median	Avg DOM
Active	1	\$600,000	\$600,000	\$600,000	\$600,000	71
Active Contingent	1	\$830,000	\$830,000	\$830,000	\$830,000	30
Pending	1	\$625,000	\$625,000	\$625,000	\$625,000	15
Closed*	10	\$818,900	\$539,000	\$1,485,000	\$772,000	29
Expired	2	\$797,500	\$700,000	\$895,000	\$797,500	126
Temp Off Market	1	\$660,000	\$660,000	\$660,000	\$660,000	27
Cancelled	8	\$807,350	\$499,000	\$1,625,000	\$672,450	70
Total	24	\$799,200	\$499,000	\$1,625,000	\$697,500	52
Price Differential	97.66					

* Price statistics for closed listings based on sold price. All other statuses and Totals based on current list price.

Information is deemed to be reliable, but is not guaranteed. © 2025 MLS and [FBS](#). Prepared by Felix H Gafner, Broker,e-Pro on Wednesday, August 06, 2025 6:23 PM.