

*JANUARY 2021*

---

MARKET SUMMARY  
ARCADIA | ARCADIA LITE | BILTMORE



THE  
BROKERY

[WWW.THEBROKERY.COM](http://WWW.THEBROKERY.COM) | 602.888.6375



JANUARY 1, 2021

## *Dear Neighbors...*

This time last year, no one could have predicted that 2020 would pan out the way that it did. It was a year that taught us about the importance of our homes, the value of our community, and the significance of the relationships we maintain around us.

As a local business, we could not be more appreciative of the neighborhood support that we continued to receive throughout 2020. Your trust granted us the opportunity to serve nearly 250 families last year. Additionally, we welcomed 17 new agents, 2 new support staff, and opened another office in the heart of North Central Phoenix. We are now more capable than ever to serve the greater good of our community, expanding our expertise from Arcadia and Biltmore to now include Scottsdale, Paradise Valley, the Southeast Valley, and beyond. We are looking forward to growing even more this year, including the opening of our third office location.

In the face of a pandemic, the Phoenix real estate market gained a tremendous amount of traction both locally and nationally. It seems as though people recognize the value of home more than ever, and we are honored to provide such a valuable service in making the transition as seamless as possible, especially under such unique circumstances.

Again, thank you for a great 2020! We are always around should you have any questions regarding your home or other real estate needs in the area.

*Best Wishes into 2021,*



**OLEG BORTMAN**  
ASSOCIATE BROKER  
& CO-FOUNDER  
602.402.2296



**TUCKER BLALOCK**  
MANAGING BROKER  
& CO-FOUNDER  
602.561.0445

# ARCADIA PROPER

44<sup>TH</sup> ST. TO 68<sup>TH</sup> ST. | CAMELBACK TO THE CANAL

---

NUMBER OF SALES

21

AVERAGE SALES PRICE

\$2,111,227

AVERAGE DAYS ON MARKET

123

---

DECEMBER CLOSED SALES

6715 E Montecito Ave.....	\$1,300,000	4105 N 65th Pl.....	\$2,370,000
4535 E Calle Tuberia.....	\$1,420,000	6102 E Calle Del Sud.....	\$2,400,000
5930 E Paisano Cir.....	\$1,425,000	5111 E Calle Del Sud.....	\$2,470,000
6133 E Calle Del Paisano.....	\$1,542,000	6109 E Exter Blvd.....	\$2,570,000
4129 N 49th Way.....	\$1,550,000	4115 N Jokake Dr.....	\$2,650,000
4533 E Lafayette Blvd.....	\$1,595,000	5350 E Calle Del Medio.....	\$2,700,000
4007 N 65th Pl.....	\$1,713,000	4601 E Calle Del Medio.....	\$2,700,000
6500 E Camelback Rd #1003.....	\$1,738,000	5902 E Calle Tuberia.....	\$3,045,995
6500 E Camelback Rd #1004.....	\$1,738,000	5143 E Calle Del Medio.....	\$3,100,000
6745 E Montecito Ave.....	\$1,920,000	5829 E Arcadia Ln.....	\$3,500,000
6101 E Calle Del Media.....	\$2,000,000		

All numbers are deemed reliable, but not guaranteed.

# ARCADIA LITE

32<sup>ND</sup> ST. TO 44<sup>TH</sup> ST. | CAMELBACK TO INDIAN SCHOOL

---

## NUMBER OF SALES

*14*

## AVERAGE SALES PRICE

*\$946,243*

## AVERAGE DAYS ON MARKET

*72*

---

## DECEMBER CLOSED SALES

2220 N 36th St.....	\$435,000	3926 E Campbell Ave.....	\$890,000
4132 N 34th Pl.....	\$530,000	3847 E Highland Ave.....	\$915,000
4337 E Calle Feliz.....	\$562,500	4301 E Calle Feliz Ave.....	\$985,000
4111 E Roma Ave.....	\$650,000	3534 E Glenrosa Ave.....	\$1,400,000
3607 E Elm St.....	\$700,000	3520 E Hazelwood St.....	\$1,465,000
3746 E Campbell Ave.....	\$814,900	4541 N 39th St.....	\$1,500,000
4816 N 34th Pl.....	\$850,000	3935 E Hazelwood St.....	\$1,550,000

All numbers are deemed reliable, but not guaranteed.

# *BILTMORE*

24<sup>TH</sup> ST. TO 32<sup>ND</sup> ST. | CAMELBACK TO NORTH OF LINCOLN

---

## NUMBER OF SALES

8

## AVERAGE SALES PRICE

*\$911,375*

## AVERAGE DAYS ON MARKET

81

---

## DECEMBER CLOSED SALES

5426 N 25th St.....	\$545,000
3027 E Stella Ln.....	\$622,000
6213 N 29th Pl.....	\$659,000
3146 E Maryland Ave.....	\$865,000
6125 N 31st Ct.....	\$900,000
6429 N 27th St.....	\$1,120,000
6420 N 31st Pl.....	\$1,280,000
3102 E Sierra Madre Way.....	\$1,300,000

All numbers are deemed reliable, but not guaranteed.

# The Biltmore Collection



3129 E Vermont Ave, Phoenix, AZ 85016  
3 Bed | 2.5 Bath | Village on the Lakes



**PENDING**

6113 N 31st Ct, Phoenix, AZ 85016  
3 Bed | 3.5 Bath | Biltmore Greens



2737 E Arizona Biltmore Cir 8, Phoenix, AZ 85016  
3 Bed | 3 Bath | Biltmore Gates



7632 N 22nd Pl, Phoenix, AZ 85020  
3 Bed | 2.5 Bath | Biltmore Highlands



2 E Biltmore Est 101, Phoenix, AZ 85016  
4 Bed | 4.5 Bath | Two Biltmore Estates



**JUST SOLD**

6420 N 31st Pl, Phoenix, AZ 85016  
3 Bed | 2.5 Bath | Biltmore Hillside Villas



**JUST SOLD**

2921 E Keim Dr, Phoenix, AZ 85016  
2 Bed | 2.5 Bath | Biltmore Courts 2



**JUST SOLD**

2300 E Campbell Ave 331, Phoenix, AZ 85016  
2 Bed | 2.5 Bath | Contour Condominiums

# The Arcadia Collection



4717 E Rockridge Rd, Phoenix, AZ 85018  
6 Bed | 4 Bath | Arcadia Proper



2526 E Turney Ave, Phoenix, AZ 85016  
3 Bed | 2 Bath | Arcadia Lite



5449 E Mariposa St, Phoenix, AZ 85018  
5 Bed | 6 Bath | Arcadia Proper



4617 N 39th St, Phoenix, AZ 85018  
4 Bed | 3 Bath | Arcadia Lite



3926 E Campbell Ave, Phoenix, AZ 85018  
4 Bed | 3 Bath | Arcadia Lite



3825 E Camelback Rd 233, Phoenix, AZ 85018  
1 Bed | 1 Bath | Arcadia Residences Condominiums



4087 E Campbell Ave A, Phoenix, AZ 85018  
3 Bed | 1.5 Bath | Williamsburg Square Condominiums



5104 N 32nd St 450, Phoenix, AZ 85018  
2 Bed | 2 Bath | Meridian Condominiums



Great People.  
*Great Properties.*

602.888.6375

Arcadia: 4546 N. 40th St. Phoenix, AZ 85018  
North Central: 840 E. Bethany Home Rd. Phoenix, AZ 85014



**THE BROKERY**  
LOCAL REAL ESTATE BROKERS