

Jordanelle Land
Market Overview
2010



Status	MLS #	Area	Subdivision	Address	Lot #	# Acr	List Price	Price List/Acre	DOM	Sold Price	Price Sold/Acre	Date Sold	SP/LP
ACT	9986914	23	East Park	2262 W Oak Park DR	102	0.51	\$50,000	\$98,039	58				
ACT	9981523	23	Deer Mountain	12400 N ROSS CREEK DR	112	0.22	\$85,000	\$386,364	517				
ACT	9985433	23	Shoreline Village	Lot # 1 Shoreline Village	1	0.12	\$89,900	\$749,167	189				
ACT	9985436	23	Shoreline Village	Lot # 2 Shoreline Village	2	0.109	\$89,900	\$824,771	189				
ACT	9985477	23	Shoreline Village	Lot # 28 Shoreline Village	28	0.13	\$89,900	\$691,538	188				
ACT	9985882	23	Shoreline Village	Lot #34 Shoreline Village		0.11	\$89,900	\$817,273	163				
ACT	9985886	23	Shoreline Village	Lot #36 Shoreline Village	36	0.11	\$89,900	\$817,273	163				
ACT	9986697	23	East Park	11160 N E PARK DR		0.52	\$90,000	\$173,077	85				
ACT	9985456	23	Shoreline Village	Lot # 19 Shoreline Village	19	0.12	\$94,900	\$790,833	189				
ACT	9985479	23	Shoreline Village	Lot # 29 Shoreline Village	29	0.114	\$94,900	\$832,456	188				
ACT	9985484	23	Shoreline Village	Lot # 33 Shoreline Village	33	0.113	\$94,900	\$839,823	188				
ACT	9985884	23	Shoreline Village	Lot # 35 Shoreline Village	35	0.11	\$94,900	\$862,727	163				
ACT	9985993	23	Shoreline Village	Lot #38 Shoreline Village	38	0.12	\$94,900	\$790,833	156				
ACT	9985438	23	Shoreline Village	Lot # 3 Shoreline Village	3	0.11	\$99,900	\$908,182	189				
ACT	9985455	23	Shoreline Village	Lot # 18 Shoreline Village	18	0.147	\$99,900	\$679,592	189				
ACT	9985480	23	Shoreline Village	Lot # 30 Shoreline Village	30	0.11	\$99,900	\$908,182	188				
ACT	9985482	23	Shoreline Village	Lot # 32 Shoreline Village	32	0.106	\$99,900	\$942,453	188				
ACT	9985970	23	Shoreline Village	Lot # 52 Shoreline Village	52	0.134	\$99,900	\$745,522	155				
ACT	9985992	23	Shoreline Village	Lot #37 Shoreline Village	37	0.11	\$99,900	\$908,182	156				
ACT	9985439	23	Shoreline Village	Lot # 4 Shoreline Village	4	0.11	\$104,900	\$953,636	189				
ACT	9985442	23	Shoreline Village	Lot # 5 Shoreline Village	5	0.11	\$104,900	\$953,636	189				
ACT	9985443	23	Shoreline Village	Lot # 6 Shoreline Village	6	0.11	\$104,900	\$953,636	189				
ACT	9985444	23	Shoreline Village	Lot # 7 Shoreline Village	7	0.125	\$104,900	\$839,200	189				
ACT	9985457	23	Shoreline Village	Lot # 20 Shoreline Village	20	0.133	\$104,900	\$788,722	189				
ACT	9985460	23	Shoreline Village	Lot # 22 Shoreline Village	22	0.158	\$104,900	\$663,924	189				
ACT	9985481	23	Shoreline Village	Lot # 31 Shoreline Village	31	0.11	\$104,900	\$953,636	188				
ACT	9985881	23	Shoreline Village	Lot #27 Shoreline Village	27	0.16	\$104,900	\$655,625	163				
ACT	9985965	23	Shoreline Village	Lot # 46 Shoreline Village	46	0.115	\$104,900	\$912,174	155				
ACT	9985966	23	Shoreline Village	Lot # 47 Shoreline Village	47	0.115	\$104,900	\$912,174	155				
ACT	9985967	23	Shoreline Village	Lot # 48 Shoreline Village	48	0.114	\$104,900	\$920,175	155				
ACT	9985971	23	Shoreline Village	Lot # 53 Shoreline Village	53	0.134	\$104,900	\$782,836	155				
ACT	9985994	23	Shoreline Village	Lot #39 Shoreline Village	39	0.15	\$104,900	\$699,333	156				
ACT	9985447	23	Shoreline Village	Lot # 8 Shoreline Village	8	0.12	\$109,900	\$915,833	189				
ACT	9985451	23	Shoreline Village	Lot # 15 Shoreline Village	15	0.135	\$109,900	\$814,074	189				
ACT	9985453	23	Shoreline Village	Lot # 16 Shoreline Village	16	0.135	\$109,900	\$814,074	189				
ACT	9985454	23	Shoreline Village	Lot # 17 Shoreline Village	17	0.135	\$109,900	\$814,074	189				
ACT	9985459	23	Shoreline Village	Lot # 21 Shoreline Village	21	0.133	\$109,900	\$826,316	189				
ACT	9985962	23	Shoreline Village	Lot # 43 Shoreline Village	43	0.12	\$109,900	\$915,833	155				
ACT	9985963	23	Shoreline Village	Lot # 44 Shoreline Village	44	0.115	\$109,900	\$955,652	155				
ACT	9985964	23	Shoreline Village	Lot # 45 Shoreline Village	45	0.115	\$109,900	\$955,652	155				
ACT	9985968	23	Shoreline Village	Lot # 50 Shoreline Village	50	0.134	\$109,900	\$820,149	155				
ACT	9985969	23	Shoreline Village	Lot # 51 Shoreline Village	51	0.134	\$109,900	\$820,149	155				
ACT	9985997	23	Shoreline Village	Lot #42 Shoreline Village	42	0.15	\$109,900	\$732,667	156				

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ACT	9985461	23	Shoreline Village	Lot # 23 Shoreline Village	23	0.132	\$114,900	\$870,455	189				
ACT	9985476	23	Shoreline Village	Lot # 26 Shoreline Village	26	0.133	\$114,900	\$863,910	188				
ACT	9985995	23	Shoreline Village	Lot #40 Shoreline Village	40	0.13	\$114,900	\$883,846	156				
ACT	9985996	23	Shoreline Village	Lot #41 Shoreline Village	41	0.13	\$114,900	\$883,846	161				
ACT	9985449	23	Shoreline Village	Lot # 13 Shoreline Village	13	0.13	\$119,900	\$922,308	189				
ACT	9985450	23	Shoreline Village	Lot # 14 Shoreline Village	14	0.13	\$119,900	\$922,308	189				
ACT	9985462	23	Shoreline Village	Lot # 24 Shoreline Village	24	0.13	\$119,900	\$922,308	189				
ACT	9985475	23	Shoreline Village	Lot # 25 Shoreline Village	25	0.135	\$119,900	\$888,148	188				
ACT	9983271	23	East Park	10984 N E PARK DR	231	0.51	\$130,000	\$254,902	352				
ACT	9979893	23	Hideout Canyon	750 E Longview DR	50	0.22	\$153,300	\$696,818	630				
ACT	9985606	23	Hideout Canyon	11088 N LARIAT CT	53	0.27	\$164,500	\$609,259	181				
ACT	9957952	23	Deer Mountain	12431 N Deer Mountain Blvd	20	0.27	\$169,000	\$625,926	1974				
ACT	9979889	23	Deer Mountain	12413 N Deer Mountain BLVD	18	0.31	\$169,000	\$545,161	630				
ACT	9983306	23	Deer Mountain	12411 N ROSS CREEK DR	117	0.25	\$169,000	\$676,000	350				
ACT	9985151	23	Deer Mountain	380 E Keetley Station CIR	143	0.4	\$169,000	\$422,500	209				
ACT	9986960	23	Star Harbour Estates	1527 W Alpine AVE	25	0.2	\$169,000	\$845,000	51				
ACT	9986454	23	Hideout Canyon	1130 E LONGVIEW DR	27	0.42	\$174,900	\$416,429	106				
ACT	9986959	23	Star Harbour Estates	1551 W Alpine AVE	26	0.21	\$175,000	\$833,333	51				
ACT	9985026	23	Tuhaye	9406 N Uinta DR		1.21	\$179,000	\$147,934	218				
ACT	9985607	23	Hideout Canyon	11084 N LARIAT CT	54	0.35	\$182,000	\$520,000	181				
ACT	9986066	23	Star Harbour Estates	1510 W ALPINE AVE	9	0.24	\$189,000	\$787,500	146				
ACT	9986068	23	Star Harbour Estates	1522 W ALPINE AVE	8	0.52	\$189,000	\$363,462	146				
ACT	9982930	23	Tuhaye	3110 E RIDGEWAY DR	RW-9	1.78	\$195,000	\$109,551	386				
ACT	9985608	23	Hideout Canyon	11095 N LARIAT CT	59	0.25	\$197,000	\$788,000	181				
ACT	9986880	23	Deer Mountain	12456 N Mud Springs CIR	43	1.17	\$199,000	\$170,085	62				
ACT	9987150	23	Tuhaye	9017 N TWIN PEAKS DR	41	1.26	\$199,900	\$158,651	36				
ACT	9987366	23	Victory Ranch	6235 E Blue Wing Loop		2.15	\$215,000	\$100,000	7				
ACT	9974448	23	Deer Mountain	13291 N Slalom Run Drive	12	2.09	\$225,000	\$107,656	1003				
ACT	9985340	23	Tuhaye	9865 N Uinta DR	165-35	1.54	\$229,000	\$148,701	197				
ACT	9982577	23	Hideout Canyon	1290 E Lasso Trail	CC-12	0.1	\$242,000	\$2,420,000	418				
ACT	9982576	23	Hideout Canyon	1303 E Lasso Trail	CC-6	0.1	\$249,000	\$2,490,000	418				
ACT	9985811	23	Tuhaye	9381 N UINTA CIR	31	1.21	\$249,000	\$205,785	166				
ACT	9986164	23	Hideout Canyon	1385 E LASSO TRL	R1	0.08	\$250,000	\$3,125,000	139				
ACT	9986680	23	Victory Ranch	6790 N CADDIS DR	86	1.82	\$250,575	\$137,679	84				
ACT	9986939	23	Hideout Canyon	1160 E LONGVIEW DR	26	0.41	\$269,000	\$656,098	55				
ACT	9985203	23	Hideout Canyon	1382 E LASSO TRL	R-20	0.11	\$295,000	\$2,681,818	204				
ACT	9986290	23	Tuhaye	9094 N UINTA DR	16S-13	0.86	\$297,500	\$345,930	126				
ACT	9978354	23	Hideout Canyon	1105 E LONGVIEW DR	3	0.4	\$299,000	\$747,500	758				
ACT	9986337	23	Tuhaye	3701 E RIDGEWAY DR	13N-13	1.67	\$299,000	\$179,042	120				
ACT	9986553	23	Hideout Canyon	10641 N REFLECTION RDG	Lot 9 Phase 8	0.6	\$325,000	\$541,667	96				
ACT	9986726	23	Tuhaye	9221 N UINTA CIR		0.91	\$325,000	\$357,143	78				
ACT	9971299	23	Tuhaye	9881 N Uinta Drive	16S-34	1.19	\$329,000	\$276,471	1198				
ACT	9985611	23	Hideout Canyon	1415 E LASSO TRL	15	0.31	\$339,000	\$1,093,548	181				
ACT	9984625	23	Tuhaye	9240 N Uinta DR	16S-2	1.1	\$347,500	\$315,909	244				
ACT	9984627	23	Tuhaye	9190 N Uinta DR	16S-4	0.78	\$347,500	\$445,513	244				

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ACT	9973368	23	Tuhaye	9095 N Twin Peaks Dr.	16S-47	1.35	\$349,000	\$258,519	1062				
ACT	9986105	23	Tuhaye	3410 E Ridgeway DR	RWB-22	2.06	\$350,000	\$169,903	142				
ACT	9985610	23	Hideout Canyon	1399 E LASSO TRL	14	0.35	\$369,000	\$1,054,286	181				
ACT	9984368	23	Tuhaye	9405 N UINTA DR	28	0.91	\$395,000	\$434,066	261				
ACT	9984870	23	Victory Ranch	6420 E MAYFLY CT	64	1.79	\$399,000	\$222,905	229				
ACT	9986879	23	Deer Mountain	12682 N Deer Mountain BLVD	1-E	8.27	\$399,000	\$48,247	62				
ACT	9987193	23	Tuhaye	2627 E SHADOW RIDGE CIR	KL-19	1.42	\$400,000	\$281,690	27				
ACT	9985612	23	Hideout Canyon	1230 E LONGVIEW DR	23	0.4	\$419,000	\$1,047,500	181				
ACT	9981606	23	Tuhaye	9800 N Ridgeway Circle	RWB-18	2.92	\$425,000	\$145,548	511				
ACT	9986166	23	Hideout Canyon	1090 E LONGVIEW DR	49	0.41	\$425,000	\$1,036,585	139				
ACT	9985601	23	Hideout Canyon	1160 E LASSO TRL	43	0.5	\$449,000	\$898,000	181				
ACT	9987071	23	Tuhaye	9901 NE Uinta DR	3N-12	1.95	\$474,000	\$243,077	40				
ACT	9982578	23	Hideout Canyon	1106 E Lasso Trail	47	0.55	\$479,000	\$870,909	418				
ACT	9982638	23	Victory Ranch	7671 N Victory Ranch Drive	A15	2.34	\$495,000	\$211,538	407				
ACT	9982086	23	Hideout Canyon	1120 E Lasso TRL	46	0.61	\$499,000	\$818,033	470				
ACT	9985602	23	Hideout Canyon	1184 E LASSO TRL	41	0.58	\$519,000	\$894,828	181				
ACT	9985735	23	Tuhaye	9972 N Tuhaye Park Drive	12	1.47	\$519,000	\$353,061	170				
ACT	9987357	23	Tuhaye	3550 E RIDGEWAY DR		4.19	\$525,000	\$125,298	5				
ACT	9985604	23	Hideout Canyon	1100 E LONGVIEW DR	48	0.51	\$549,000	\$1,076,471	181				
ACT	9979835	23	Tuhaye	9960 N Timpanogos CIR	NstrRdg ph.1-21	0.96	\$575,000	\$598,958	635				
ACT	9976154	23	Deer Mountain	12068 N Sage Hollow Circle	20	1.55	\$590,000	\$380,645	915				
ACT	9973367	23	Tuhaye	3790 E Ridgeway Drive	13N-15	1.95	\$599,900	\$307,641	1062				
ACT	9985592	23	Tuhaye	2669 E Shadow Ridge	KL-17	1.26	\$695,000	\$551,587	181				
ACT	9985629	23	Tuhaye	10140 N TUHAYE PARK DR		1.3	\$749,000	\$576,154	181				
ACT	9985779	23	East Park	00 Not Assigned		14.2	\$1,350,000	\$95,070	173				
ACT	9982241	23	Jordanelle/East Area	Hwy 248 Hwy 248		15.19	\$1,395,000	\$91,837	452				
ACT	9985469	23	Jordanelle/West Area	non Sage Hen Hollows		40	\$1,400,000	\$35,000	188				
ACT	9983770	23	Jordanelle/West Area	2 Deer Springs		13.67	\$1,495,000	\$109,364	315				
ACT	9985468	23	East Park	non East Park		54.03	\$1,620,000	\$29,983	188				
ACT	9987179	23	Tuhaye	2726 E SUNDOWNER RIDGE DR	KL-28	2.75	\$1,650,000	\$600,000	29				
ACT	9987346	23	Jordanelle/East Area	00-0012-1140 Jordanelle East		15.56	\$2,000,000	\$128,535	6				
ACT	9984604	23	Jordanelle/South Area	7475 N HIGHWAY 35		125	\$2,900,000	\$23,200	246				
ACTSS	9986628	23	Hideout Canyon	1165 E Longview DR	5	0.35	\$160,000	\$457,143	89				
ACTSS	9979178	23	Tuhaye	9248 N Uinta Circle	44	0.74	\$175,000	\$236,486	691				
ACTSS	9980494	23	Tuhaye	3565 E Ridgeway DR	RWB-36	2.25	\$499,000	\$221,778	588				
ASS3P	9982047	23	Tuhaye	3570 E RIDGEWAY DR	38	1.48	\$120,000	\$81,081	476				
NPB	9987379	23	Tuhaye	9020 N UINTA DR	16S-30	1.91	\$350,000	\$183,246	2				
NPB	9987380	23	Tuhaye	9006 N UINTA DR		2.1	\$350,000	\$166,667	2				
NPB	9987381	23	Tuhaye	9444 N UINTA DR		0.97	\$549,000	\$565,979	2				
NPB	9987382	23	Tuhaye	2350 E SLINGSHOT WAY		1.7	\$849,000	\$499,412	2				
							\$330,654	\$646,662	249.9				
							\$177,000	\$685,565					

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PND	9985448	23	Shoreline Village	Lot # 12 Shoreline Village	12	0.162	\$119,900	\$740,123	6				
PND	9983671	23	Hideout Canyon	1320 E LASSO TRL	R-13	0.1	\$279,000	\$2,790,000	297				
PND	9982581	23	Hideout Canyon	1174 E Lasso Trail	42	0.49	\$605,000	\$1,234,694	228				
							\$334,633	\$1,588,272	177				
							\$279,000	\$1,234,694					

CLO	9985405	23	Hideout Canyon	777 W Longview DR	74	0.25	\$153,000	\$612,000	1	\$145,000	\$580,000	7/10/2010	95%
CLO	9982006	23	Tuhaye	2185 E Slingshot Way	5 - Slingshot	1.55	\$214,900	\$138,645	372	\$150,000	\$96,774	11/12/2010	70%
CLO	9980047	23	Tuhaye	9664 N Tuhaye Park DR	13No2	1.64	\$250,000	\$152,439	584	\$225,000	\$137,195	12/20/2010	90%
CLO	9986763	23	Tuhaye	9900 TIMPANOGOS CIR	18	0.96	\$269,900	\$281,146	34	\$235,000	\$244,792	12/14/2010	87%
CLO	9983378	23	Tuhaye	3890 E Firestar CT	WH 9	0.3	\$275,000	\$916,667	1	\$275,000	\$916,667	2/10/2010	100%
CLO	9983427	23	Tuhaye	3882 E Firestar Court	WH-7	0.62	\$275,000	\$443,548	1	\$275,000	\$443,548	2/8/2010	100%
CLO	9983428	23	Tuhaye	3886 E Firestar Court	WH-08	0.36	\$275,000	\$763,889	1	\$275,000	\$763,889	2/2/2010	100%
CLO	9983274	23	Tuhaye	3785 E UINTA CT	16S-19	0.95	\$375,000	\$394,737	1	\$375,000	\$394,737	2/8/2010	100%
CLO	9981949	23	Tuhaye	2861 N RIDGEWAY DR	22	1.51	\$499,000	\$330,464	173	\$470,000	\$311,258	4/6/2010	94%
CLO	9979699	23	Tuhaye	9809 N RIDGEWAY CIR	2RW16	1.74	\$650,000	\$373,563	483	\$425,000	\$244,253	8/11/2010	65%
CLO	9979705	23	Tuhaye	2220 E SLINGSHOT WAY	7N07	1.06	\$995,000	\$938,679	279	\$550,000	\$518,868	1/8/2010	55%
CLO	9987183	23	Tuhaye	2240 E LONE PEAK DR	LP-3	3.23	\$1,000,000	\$309,598	1	\$1,000,000	\$309,598	12/10/2010	100%
CLO	9986687	23	Tuhaye	3100 E SUNDOWNER RIDGE DR	KL- 30	2.9	\$1,750,000	\$603,448	1	\$1,750,000	\$603,448	10/25/2010	100%
CLO	9986686	23	Tuhaye	2980 E SUNDOWNER RIDGE DR	KL- 29	3.2	\$1,950,000	\$609,375	1	\$1,950,000	\$609,375	10/25/2010	100%
							\$637,986	\$490,586	\$578,571	\$441,029	90%		
							\$325,000	\$419,143	\$325,000	\$419,143			