

Prescott Lakes Home Value Report – Neighborhoods

Closed sales for the six months ending Apr 30, 2026

The Prescott "Pickle Lady", EXP Realty, LLC
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Summary (Prescott Lakes Neighborhoods)

Neighborhood	Sales	Med Price	Med \$/SF	Med Months	Med Sq Ft	Med Acres
Astoria	2	\$589,000	323	1.4	1,822	0.14
Creekside	1	\$674,900	350	6.2	1,929	0.18
Estates	8	\$1,191,500	383	2.3	3,084	0.61
Lakeside	4	\$857,450	352	2.2	2,264	0.22
Pinnacle Views	1	\$675,000	347	4.9	1,948	0.18
Solstice Ridge	13	\$1,385,370	545	9.7	2,544	0.30
Stoney Creek	2	\$830,000	367	2.3	2,262	0.44
Summit 3	1	\$880,000	362	1.7	2,432	0.25
Summit I&II	4	\$660,000	297	1.8	2,445	0.27
The Cottages	7	\$575,000	339	1.3	1,576	0.10

Astoria

Sales: 2 Med Price: \$589,000 Med \$/SF: 323 Med Months: 1.4 Med Sq Ft: 1,822 Med Acres: 0.14

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
323	1.5	1,943	2016	1.0	0.12	No	\$628,000	04/30/26	2206 Calgary Drive
323	1.3	1,701	2016	1.0	0.15	Yes	\$550,000	03/31/26	1420 Varsity Drive

Creekside

Sales: 1 Med Price: \$674,900 Med \$/SF: 350 Med Months: 6.2 Med Sq Ft: 1,929 Med Acres: 0.18

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
350	6.2	1,929	2005	1.0	0.18	Yes	\$674,900	04/09/26	1220 Pebble Springs

Estates

Sales: 8 Med Price: \$1,191,500 Med \$/SF: 383 Med Months: 2.3 Med Sq Ft: 3,084 Med Acres: 0.61

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
323	1.9	5,873	2006	2.0	1.12	Yes	\$1,895,000	11/07/25	1161 Northridge Drive
331	0.0	2,569	2005	1.0	0.46	Yes	\$850,000	03/26/26	1576 Winners Circle
345	3.0	2,866	2006	1.0	0.61	No	\$989,925	11/20/25	1353 Winfield Circle
356	5.5	3,163	2021	1.0	0.59	Yes	\$1,125,000	11/03/25	871 Northridge Drive
411	1.0	3,005	2014	1.0	0.49	Yes	\$1,235,000	03/30/26	920 Northridge Drive
463	1.3	3,401	2018	2.0	0.96	Yes	\$1,575,000	01/14/26	854 Northridge Drive
465	2.7	2,470	2014	1.0	0.62	Yes	\$1,148,000	04/29/26	1067 Northridge Drive
543	3.9	4,455	2021	2.0	1.50	Yes	\$2,420,500	02/27/26	1158 Northridge Drive

Lakeside

Sales: 4 Med Price: \$857,450 Med \$/SF: 352 Med Months: 2.2 Med Sq Ft: 2,264 Med Acres: 0.22

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
296	1.5	3,126	2006	1.0	0.24	Yes	\$925,000	03/02/26	1642 Constable Street
339	1.2	2,003	2006	1.0	0.18	Yes	\$679,900	11/19/25	1338 Sabatina Street
364	3.3	2,475	2006	1.0	0.25	No	\$899,900	11/21/25	1371 Divinity Drive
397	2.8	2,052	2009	1.0	0.21	Yes	\$815,000	03/03/26	1240 Sarafina Drive

Pinnacle Views

Sales: 1 Med Price: \$675,000 Med \$/SF: 347 Med Months: 4.9 Med Sq Ft: 1,948 Med Acres: 0.18

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
347	4.9	1,948	2017	1.0	0.18	Yes	\$675,000	02/13/26	829 Royal Tulips Street

Solstice Ridge

Sales: 13 Med Price: \$1,385,370 Med \$/SF: 545 Med Months: 9.7 Med Sq Ft: 2,544 Med Acres: 0.30

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
321	2.7	4,827	2013	2.0	0.32	Yes	\$1,550,000	04/28/26	1233 S Lakeview Drive
326	3.9	3,267	1999	2.0	0.45	Yes	\$1,066,000	02/24/26	844 S Lakeview Drive
411	9.7	2,544	2023	1.0	0.27	Yes	\$1,045,000	01/08/26	1148 S Lakeview Drive
413	4.4	2,544	2025	1.0	0.31	No	\$1,050,000	03/04/26	1124 S Lakeview Drive
417	12.5	3,727	2025	2.0	0.27	Yes	\$1,555,000	04/20/26	1181 Sassaby Circle
542	9.7	2,417	2025	1.0	0.31	Yes	\$1,310,125	11/12/25	1131 Irwin Way
545	9.5	2,544	2025	1.0	0.29	Yes	\$1,385,370	11/20/25	1179 Irwin Way
546	12.1	2,544	2025	1.0	0.30	Yes	\$1,389,152	11/17/25	1197 Sassaby Circle
548	12.4	2,417	2025	1.0	0.28	Yes	\$1,325,000	04/16/26	1111 Irwin Way
571	9.9	2,417	2025	1.0	0.32	Yes	\$1,380,000	02/19/26	1147 Irwin Way
576	9.7	2,544	2025	1.0	0.27	Yes	\$1,465,082	11/05/25	1187 Sassaby Circle
589	10.4	2,417	2025	2.0	0.26	Yes	\$1,422,500	03/13/26	1157 Sassaby Circle
622	8.4	2,417	2025	1.0	0.30	Yes	\$1,503,684	12/12/25	1167 Irwin Way

Stoney Creek

Sales: 2 Med Price: \$830,000 Med \$/SF: 367 Med Months: 2.3 Med Sq Ft: 2,262 Med Acres: 0.44

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
348	2.0	2,302	2005	1.0	0.41	No	\$800,000	04/30/26	146 Thoroughbred Drive
387	2.6	2,223	2001	1.0	0.48	No	\$860,000	02/26/26	179 Thoroughbred Drive

Summit 3

Sales: 1 Med Price: \$880,000 Med \$/SF: 362 Med Months: 1.7 Med Sq Ft: 2,432 Med Acres: 0.25

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
362	1.7	2,432	2014	1.0	0.25	Yes	\$880,000	03/30/26	869 Mines Pass

Summit I&II:

Sales: 4 Med Price: \$660,000 Med \$/SF: 297 Med Months: 1.8 Med Sq Ft: 2,445 Med Acres: 0.27

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
241	9.0	2,759	1999	2.0	0.24	Yes	\$665,000	03/12/26	830 Hoosier Pass
284	2.8	2,306	2001	1.0	0.39	No	\$655,000	04/24/26	3170 Trail Walk
310	0.6	2,584	2004	1.0	0.29	Yes	\$800,000	12/04/25	806 Hoosier Pass
354	0.9	1,666	2005	1.0	0.24	Yes	\$590,000	02/12/26	2902 Brooks Range

The Cottages

Sales: 7 Med Price: \$575,000 Med \$/SF: 339 Med Months: 1.3 Med Sq Ft: 1,576 Med Acres: 0.10

\$/SF	Months	Sq Ft	Year Built	Floors	Acres	View	Price	Date Sold	Address
252	1.2	1,407	2003	1.0	0.10	Yes	\$355,000	04/17/26	1617 Addington Drive
303	1.6	1,516	2003	1.0	0.10	Yes	\$460,000	02/27/26	1613 Addington Drive
325	1.1	1,597	2003	1.0	0.09	Yes	\$519,500	12/11/25	1643 Addington Drive
339	2.9	1,782	2002	1.0	0.14	Yes	\$604,900	12/30/25	1400 St George
365	1.2	1,576	2003	1.0	0.17	Yes	\$575,000	03/11/26	1393 Kwana Court
368	1.6	1,576	2002	1.0	0.09	Yes	\$580,000	04/06/26	1424 Kwana Court
387	1.3	1,783	2002	1.0	0.20	Yes	\$689,900	11/07/25	1402 St. George Cir.