



Sara Crombie
 Broker/Owner
 New Wave Real Estate Group Inc
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CMA Summary

Prepared By: Sara Crombie

Listings as of 04/03/2019 at 8:01 pm

Status is one of 'Active', 'Back Up', 'Pending W/Cont', 'Pending' Status is 'Sold' Status Contractual Search Date is 04/03/2019 to 03/03/2019 Area is '9-Palm City' County Or Parish is 'Martin' Subdivision Name is like 'Palm Cove*', 'Palm*', 'Cutter*', 'Carriage*', 'Harbour*' 57 Listings have been discarded.

Residential

Active Properties

MLS #	Address	Beds	Full BA	Half BA	Priv Pool	Liv Area SF	LP/SqFt	List Price	DOM
R10516941	2381 SW Carriage Hill Terrace #202	3	2	1	No	2,333	115.69	\$269,900	6
M20016429	2381 SW Island Creek Trail	3	2	1	No	2,037	164.46	\$335,000	48
M20016450	2352 SW Island Creek Trail	3	2	1	No	2,037	171.82	\$350,000	41
R10486658	2444 SW Island Creek Trail	3	3	1	Yes	2,313	214.01	\$495,000	121
M20014890	2019 SW Balata Terrace	4	3	1	Yes	3,651	224.60	\$820,000	133
R10488143	2159 SW Balata Terrace	4	4	1	Yes	4,597	184.88	\$849,900	113
M20014970	307 SW Harbor View Drive	4	4	1	Yes	4,936	180.29	\$889,900	122
M20017082	2178 SW Balata Terrace	4	4	1	Yes	4,806	193.49	\$929,900	9
M20016254	238 SW Palm Cove Drive	5	6	0	Yes	6,072	312.90	\$1,899,900	54

# LISTINGS:	9	Medians:	4.00	3.00	1.00	3,651	184.88	\$820,000	54
		Minimums:	3.00	2.00	0.00	2,037	115.69	\$269,900	6
		Maximums:	5.00	6.00	1.00	6,072	312.90	\$1,899,900	133
		Averages:	3.67	3.33	0.89	3,642	195.79	\$759,944	72

Back Up Properties

MLS #	Address	Beds	Full BA	Half BA	Priv Pool	Liv Area SF	LP/SqFt	List Price	DOM
M20010100	1958 SW Balata Terrace	4	3	0	Yes	3,733	160.70	\$599,900	405
M20012975	264 SW Hatteras Court	3	3	1	Yes	2,964	220.99	\$655,000	239
M20013292	2078 SW Balata Terrace	4	4	1	Yes	4,806	200.79	\$965,000	230

# LISTINGS:	3	Medians:	4.00	3.00	1.00	3,733	200.79	\$655,000	239
		Minimums:	3.00	3.00	0.00	2,964	160.70	\$599,900	230
		Maximums:	4.00	4.00	1.00	4,806	220.99	\$965,000	405
		Averages:	3.67	3.33	0.67	3,834	194.16	\$739,967	291

Pending Properties

MLS #	Address	Beds	Full BA	Half BA	Priv Pool	Liv Area SF	LP/SqFt	List Price	DOM
M20013155	2430 SW Island Creek Trail	4	3	1	No	2,750	174.18	\$479,000	128



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Residential

# LISTINGS:	1	Medians:	4.00	3.00	1.00	2,750	174.18	\$479,000	128
		Minimums:	4.00	3.00	1.00	2,750	174.18	\$479,000	128
		Maximums:	4.00	3.00	1.00	2,750	174.18	\$479,000	128
		Averages:	4.00	3.00	1.00	2,750	174.18	\$479,000	128

Pending W/Cont Properties

MLS #	Address	Beds	Full BA	Half BA	Priv Pool	Liv Area SF	LP/SqFt	List Price	DOM
M20013926	2501 SW Bridgeview Terrace	4	3	1	Yes	2,837	192.10	\$545,000	266

# LISTINGS:	1	Medians:	4.00	3.00	1.00	2,837	192.10	\$545,000	266
		Minimums:	4.00	3.00	1.00	2,837	192.10	\$545,000	266
		Maximums:	4.00	3.00	1.00	2,837	192.10	\$545,000	266
		Averages:	4.00	3.00	1.00	2,837	192.10	\$545,000	266

Sold Properties

MLS #	Address	Beds	Full BA	Half BA	Priv Pool	Liv Area SF	LP/SqFt	List Price	Sold Price	SP/Sqft	Sold Date	SP%LP	DOM
M20015393	2432 SW Island Creek Trail	3	2	1	No	2,037	174.28	\$355,000	\$340,000	\$166.91	03/08/2019	\$95.77	31
R10421787	2426 SW Island Creek Trail	4	3	1	No	2,750	170.55	\$469,000	\$462,000	\$168.00	03/28/2019	\$98.51	301

# LISTINGS:	2	Medians:	3.50	2.50	1.00	2,394	172.42	\$412,000	\$401,000	\$167.46	\$97	166
		Minimums:	3.00	2.00	1.00	2,037	170.55	\$355,000	\$340,000	\$166.91	\$96	31
		Maximums:	4.00	3.00	1.00	2,750	174.28	\$469,000	\$462,000	\$168.00	\$99	301
		Averages:	3.50	2.50	1.00	2,394	172.42	\$412,000	\$401,000	\$167.46	\$97	166

Rental

Active Properties

MLS #	Address	Beds	Full BA	Half BA	Living Area SF	Priv Pool	List Price	DOM
M20016327	238 Palm Cove #Lot 2 Drive	5	6	0	6,072		\$10,000	50

# LISTINGS:	1	Medians:	5.00	6.00	0.00	6,072	\$10,000	50
		Minimums:	5.00	6.00	0.00	6,072	\$10,000	50
		Maximums:	5.00	6.00	0.00	6,072	\$10,000	50
		Averages:	5.00	6.00	0.00	6,072	\$10,000	50

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Quick Statistics (17 Listings Total)				
	Min	Max	Average	Median
List Price	\$10,000	\$1,899,900	\$642,200	\$545,000
Sold Price				