















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# Market Analysis Summary | Residential

Listings as of 7/3/2020 at 10:39 am, Page 1 of 2

#	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
<b>Listings: Active</b>														
1	M20024249	2352 SW Island Creek Trail	3	2	1	No	2,037	171.77	\$349,900					17
2	M20022585	2356 SW Island Creek Trail	3	3	1	No	2,750	145.27	\$399,500					109
3	R10583563	832 SW Pebble Lane	3	3	0	No	2,871	170.64	\$489,900					210
4	M20022988	326 SW Harbor View Drive	4	4	0	Yes	4,187	190.83	\$799,000					110
5	M20024376	2178 SW Balata Terrace	4	4	1	Yes	4,806	193.49	\$929,900					6
6	M20019409	33 SW Palm Cove Drive	4	4	1	Yes	5,069	187.41	\$950,000					327
7	M20022696	289 SW Harbor View Drive	4	4	1	Yes	4,899	199.02	\$975,000					124
8	M20024341	238 SW Palm Cove Drive	5	5	0	Yes	6,072	304.68	\$1,850,000					8
9	M20023212	226 SW Palm Cove Drive	4	4	1	Yes	5,393	367.14	\$1,980,000					97
		<b>Min</b>	<b>3</b>	<b>2</b>	<b>0</b>		<b>2,037</b>	<b>145.27</b>	<b>\$349,900</b>					<b>6</b>
		<b>Max</b>	<b>5</b>	<b>5</b>	<b>1</b>		<b>6,072</b>	<b>367.14</b>	<b>\$1,980,000</b>					<b>327</b>
		<b>Avg</b>	<b>4</b>	<b>4</b>	<b>1</b>		<b>4,232</b>	<b>214.47</b>	<b>\$969,244</b>					<b>112</b>
		<b>Med</b>	<b>4</b>	<b>4</b>	<b>1</b>		<b>4,806</b>	<b>190.83</b>	<b>\$929,900</b>					<b>109</b>

<b>Listings: Pending W/Cont</b>														
1	M20024005	119 SW Hatteras Ct	4	3	0	Yes	2,860	227.24	\$649,900					5
2	M20017923	281 SW Hatteras Ct	4	4	1	Yes	4,806	202.87	\$975,000					377
		<b>Min</b>	<b>4</b>	<b>3</b>	<b>0</b>		<b>2,860</b>	<b>202.87</b>	<b>\$649,900</b>					<b>5</b>
		<b>Max</b>	<b>4</b>	<b>4</b>	<b>1</b>		<b>4,806</b>	<b>227.24</b>	<b>\$975,000</b>					<b>377</b>
		<b>Avg</b>	<b>4</b>	<b>4</b>	<b>1</b>		<b>3,833</b>	<b>215.06</b>	<b>\$812,450</b>					<b>191</b>
		<b>Med</b>	<b>4</b>	<b>4</b>	<b>1</b>		<b>3,833</b>	<b>215.06</b>	<b>\$812,450</b>					<b>191</b>

Presented by: Sara Crombie

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This is a broker price opinion or comparative market analysis and should not be considered an appraisal.



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# Market Analysis Summary | Residential

Listings as of 7/3/2020 at 10:39 am, Page 2 of 2

#	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
<b>Listings: Sold</b>														
1	M20018842	2390 SW Island Creek Trail	3	3	1	No	2,750	163.64	\$450,000	\$436,000	\$158.55	06/10/2020	\$96.89	324
2	R10569950	2520 SW Bridgeview Terrace	4	3	0	Yes	2,590	220.04	\$569,900	\$546,000	\$210.81	06/10/2020	\$95.81	2
		<b>Min</b>	3	3	0		2,590	163.64	\$450,000	\$436,000	\$158.55		\$96	2
		<b>Max</b>	4	3	1		2,750	220.04	\$569,900	\$546,000	\$210.81		\$97	324
		<b>Avg</b>	4	3	1		2,670	191.84	\$509,950	\$491,000	\$184.68		\$96	163
		<b>Med</b>	4	3	1		2,670	191.84	\$509,950	\$491,000	\$184.68		\$96	163
<b>13 Total Listings</b>			<b>Avg</b>	4	4	1	3,930	211.08	\$874,462	\$491,000			96.3%	160
			<b>Med</b>	4	4	1	4,187	193.49	\$799,000	\$491,000			96.3%	124

### Quick Statistics

	Min	Max	Avg	Med
List Price	\$349,900	\$1,980,000	\$874,462	\$799,000
Sale Price	\$436,000	\$546,000	\$491,000	\$491,000
Sale / List	95.8%	96.9%	96.3%	96.3%

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