



Ruth Ann Manison
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 Prince Properties, LLC



Property Type is 'Single-Family' Status is one of 'Active', 'Option Pending', 'Pend Cont to Show', 'Pending' Status is 'Sold' Status Contractual Search Date is 01/23/2021 to 07/27/2020 Building SqFt is 2700 to 4000 Year Built is 2019 or less Subdivision is like 'sedona lakes**'

Market Analysis Summary | Single-Family

Listings as of 1/23/2021 at 1/23/2021 8:33:11PM, Page 1 of 2

#	MLS #	Address	Subdivision	Pool	BR	FB	HB	# Gar	Bld SqFt	Yr Blt	Lot SF	List Price	LP/SqFt	CDOM	Cls Date	Sold Price	SP/SqFt	SP/LP%
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Listings: Active

1	3551436	3015 Currant Drive	Sedona Lakes Sec 1	Yes	4	3	1	3	3,526	2011	7,562	\$469,000	\$133.01	85				
		Min			4	3	1	3	3,526	2011	7,562	\$469,000	\$133.01	85				
		Max			4	3	1	3	3,526	2011	7,562	\$469,000	\$133.01	85				
		Avg			4	3	1	3	3,526	2011	7,562	\$469,000	\$133.01	85				
		Med			4	3	1	3	3,526	2011	7,562	\$469,000	\$133.01	85				

Listings: Sold

1	90558176	3909 Lupin Bush Lane	Sedona Lakes	Yes	4	3	1	3	2,962	2015	8,072	\$428,000	\$144.50	*52	12/08/20	\$416,000	\$140.45	97.20
2	4948965	3905 Lupin Bush Lane	Sedona Lakes Sec 4	Yes	5	4	0	3	3,382	2014	14,331	\$459,000	\$135.72	23	09/30/20	\$455,000	\$134.54	99.13
3	84377558	3922 Desert Rose Court	Sedona Lakes	No	4	3	1	2	3,288	2015	9,742	\$449,821	\$136.81	30	01/19/21	\$474,041	\$144.17	105.38
		Min			4	3	0	2	2,962	2014	8,072	\$428,000	\$135.72	23		\$416,000	\$134.54	97.20
		Max			5	4	1	3	3,382	2015	14,331	\$459,000	\$144.50	52		\$474,041	\$144.17	105.38
		Avg			4	3	1	3	3,211	2015	10,715	\$445,607	\$139.01	35		\$448,347	\$139.72	100.57
		Med			4	3	1	3	3,288	2015	9,742	\$449,821	\$136.81	30		\$455,000	\$140.45	99.13

4	Total Listings	Avg			4	3	1	3	3,290	2014	9,927	\$451,455	\$137.51	48		\$448,347	\$139.72	75.43
		Med			4	3	1	3	3,335	2015	8,907	\$454,411	\$136.27	41		\$455,000	\$140.45	99.13

Presented by: Ruth Ann Manison

This represents an estimated sale price for this property. It is not the same as the opinion of value in an appraisal developed by a licensed appraiser under the Uniform Standards of Professional Appraisal Practice.

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 Information is believed to be accurate but is not guaranteed