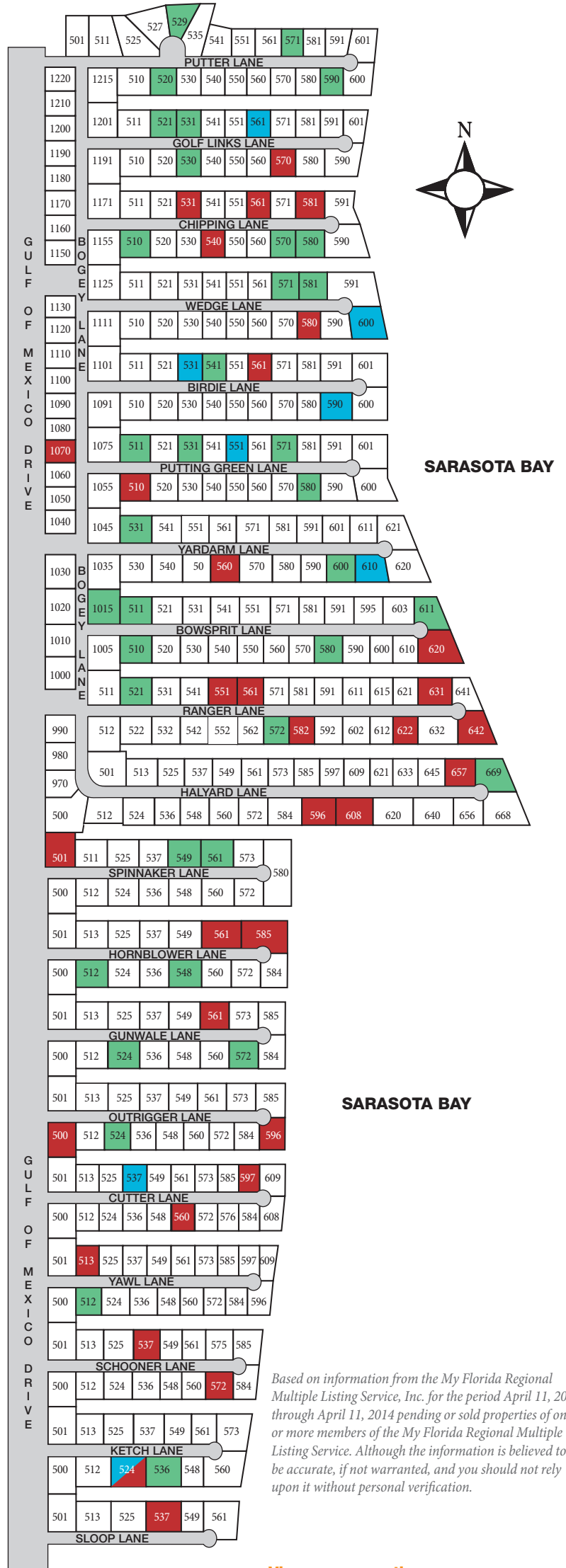




## Country Club Shores

### ▶ Comparative Market Analysis April 2014

ACTIVE LISTINGS	PRICE	SQ. FT.	PRICE/SQ. FT.
541 BIRDIE LN	\$749,000	1,496	\$501
1015 BOGEY LN	\$1,670,000	4,405	\$379
510 BOWSPRIT LN	\$2,195,000	4,234	\$518
<b>511 BOWSPRIT LN</b>	<b>\$1,095,000</b>	<b>2,811</b>	<b>\$390</b>
580 BOWSPRIT LN	\$849,000	2,115	\$401
611 BOWSPRIT LN	\$3,500,000	3,791	\$923
570 CHIPPING LN	\$1,695,000	3,775	\$449
510 CHIPPING LN	\$829,000	1,880	\$441
580 CHIPPING LN	\$3,200,000	5,345	\$599
521 GOLF LINKS LN	\$895,000	1,838	\$487
530 GOLF LINKS LN	\$775,000	1,886	\$411
531 GOLF LINKS LN	\$704,900	1,940	\$363
524 GUNWALE LN	\$799,000	2,135	\$374
572 GUNWALE LN	\$1,499,000	2,423	\$619
669 HALYARD LN	\$2,875,000	3,286	\$875
512 HORNBLLOWER LN	\$950,000	2,515	\$378
548 HORNBLLOWER LN	\$739,900	12,302	LOT
536 KETCH LN	\$1,200,000	2,446	\$491
524 OUTRIGGER LN	\$2,250,000	4,664	\$482
520 PUTTER LN	\$1,110,000	2,433	\$456
529 PUTTER LN	\$3,495,000	4,918	\$711
571 PUTTER LN	\$2,549,000	5,046	\$505
590 PUTTER LN	\$1,385,000	2,195	\$631
511 PUTTING GREEN LN	\$1,100,000	1,649	\$667
531 PUTTING GREEN LN	\$729,000	1,620	\$450
571 PUTTING GREEN LN	\$1,995,000	3,142	\$635
580 PUTTING GREEN LN	\$2,250,000	3,586	\$627
521 RANGER LN	\$575,000	10,013	LOT
572 RANGER LN	\$769,000	1,820	\$423
549 SPINNAKER LN	\$995,000	2,473	\$402
561 SPINNAKER LN	\$1,599,000	3,558	\$449
571 WEDGE LN	\$1,049,000	2,265	\$463
581 WEDGE LN	\$1,395,000	2,283	\$611
531 YARDARM LN	\$1,599,000	4,253	\$376
600 YARDARM LN	\$1,100,000	2,236	\$492
512 YAWL LN	\$682,266	2,473	\$276



Roger's listings/sales are highlighted in yellow.

Roger invites you to visit [www.rogersmarketupdate.com](http://www.rogersmarketupdate.com). Here, in just a few clicks, you can sign up to receive your own customized, free, monthly market snapshot. You will receive, by email, the industry's most impressive market reports, packed with up-to-the-minute MLS market and property information, plus interactive photos, maps and graphs.

Based on information from the My Florida Regional Multiple Listing Service, Inc. for the period April 11, 2013 through April 11, 2014 pending or sold properties of one or more members of the My Florida Regional Multiple Listing Service. Although the information is believed to be accurate, if not warranted, and you should not rely upon it without personal verification.

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## Country Club Shores

### ▶ Comparative Market Analysis April 2014

#### PENDING LISTINGS

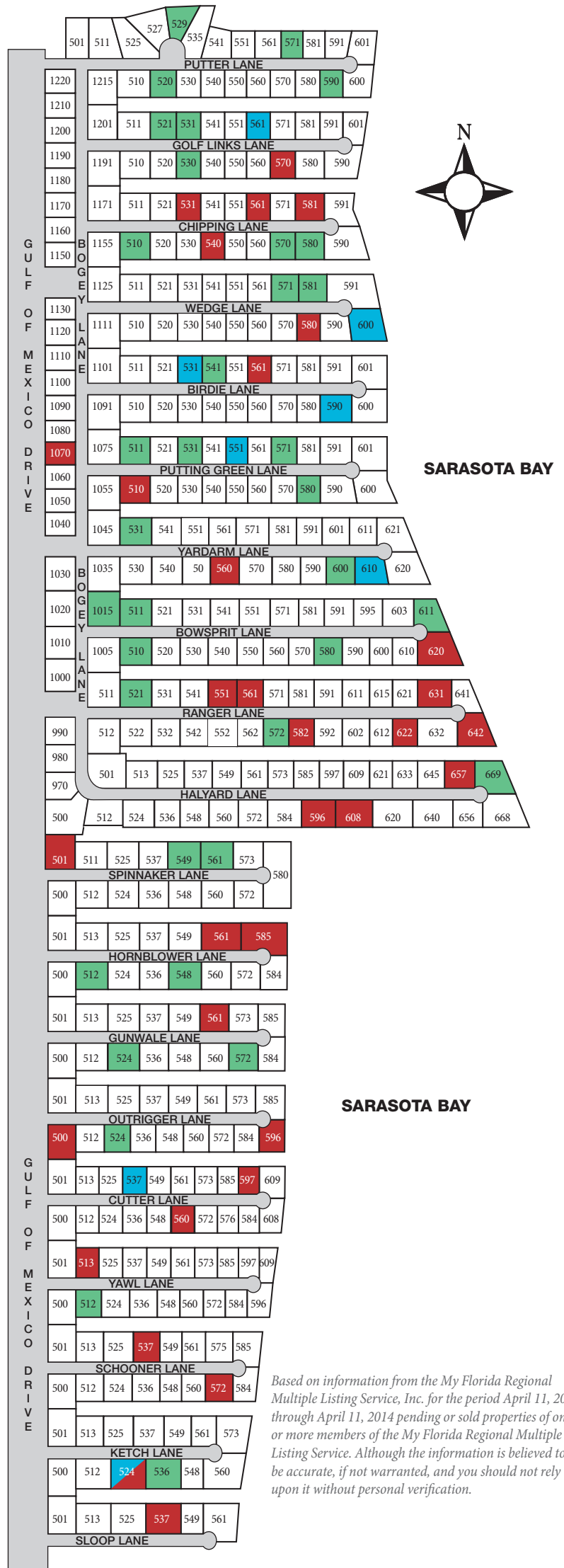
	PRICE	SQ. FT.	PRICE/SQ. FT.
531 BIRDIE LN	\$1,298,000	3,290	\$395
590 BIRDIE LN	\$1,100,000	2,859	\$385
537 CUTTER LN	\$799,000	2,514	\$318
561 GOLF LINKS LN	\$869,900	2,256	\$386
524 KETCH LN	\$854,900	2,028	\$422
551 PUTTING GREEN LN	\$899,000	2,385	\$377
600 WEDGE LN	\$2,950,000	3,984	\$740
610 YARDARM LN	\$2,589,000	4,138	\$626

#### SOLD IN THE PAST 12 MONTHS

	SOLD PRICE	SQ. FT.	PRICE/SQ. FT.
1070 BOGEY LN	\$425,000	1,539	\$276
620 BOWSPRIT LN	\$4,300,000	7,452	\$577
531 CHIPPING LN	\$760,000	2,341	\$325
540 CHIPPING LN	\$525,000	1,585	\$331
561 CHIPPING LN	\$785,000	2,237	\$351
<b>581 CHIPPING LN</b>	<b>\$965,000</b>	<b>2,248</b>	<b>\$429</b>
560 CUTTER LN	\$690,000	2,100	\$329
<b>597 CUTTER LN</b>	<b>\$1,000,000</b>	<b>1,963</b>	<b>\$509</b>
570 GOLF LINKS LN	\$810,000	2,589	\$313
561 GUNWALE LN	\$1,342,500	2,506	\$536
596 HALYARD LN	\$2,885,000	3,300	\$874
608 HALYARD LN	\$2,340,000	1,924	\$1,216
657 HALYARD LN	\$1,795,000	4,364	\$411
561 HORNBLOWER LN	\$2,200,000	5,160	\$426
585 HORNBLOWER LN	\$2,293,000	20,522	LOT
524 KETCH LN	\$685,000	2,028	\$338
500 OUTRIGGER LN	\$495,000	1,795	\$276
596 OUTRIGGER LN	\$3,800,000	5,496	\$691
<b>510 PUTTING GREEN LN</b>	<b>\$700,000</b>	<b>1,815</b>	<b>\$386</b>
551 RANGER LN	\$450,000	10,013	LOT
561 RANGER LN	\$525,000	2,015	\$261
561 RANGER LN	\$699,000	2,015	\$347
582 RANGER LN	\$700,000	2,246	\$312
622 RANGER LN	\$1,265,000	3,549	\$356
631 RANGER LN	\$1,790,000	4,265	\$420
642 RANGER LN	\$4,500,000	7,091	\$635
537 SCHOONER LN	\$639,025	2,402	\$266
572 SCHOONER LN	\$780,000	3,219	\$242
537 SLOOP LN	\$700,000	2,271	\$308
501 SPINNAKER LN	\$630,000	1,718	\$367
580 WEDGE LN	\$875,000	1,783	\$491
560 YARDARM LN	\$1,150,000	2,990	\$385
513 YAWL LN	\$754,000	2,346	\$321

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