



Country Club Shores

▶ Comparative Market Analysis January 2015

ACTIVE LISTINGS	PRICE	SQ. FT.	PRICE/SQ. FT.
550 BIRDIE LN	\$829,000	1,900	\$436
590 BIRDIE LN	\$1,275,000	11,774	LOT
1060 BOGEY LN	\$465,000	1,729	\$269
1150 BOGEY LN	\$534,900	1,674	\$320
510 BOWSPRIT LN	\$2,195,000	4,234	\$518
511 BOWSPRIT LN	\$999,000	2,811	\$355
580 BOWSPRIT LN	\$814,000	2,115	\$385
611 BOWSPRIT LN	\$3,500,000	3,791	\$923
510 CHIPPING LN	\$920,000	1,880	\$489
561 CHIPPING LN	\$789,000	2,237	\$353
530 GOLF LINKS LN	\$750,000	1,886	\$398
525 GUNWALE LN	\$995,000	2,473	\$402
501 HALYARD LN	\$795,000	1,984	\$401
536 KETCH LN	\$1,095,000	2,446	\$448
525 PUTTER LN	\$1,925,000	4,280	\$450
529 PUTTER LN	\$3,495,000	4,918	\$711
571 PUTTER LN	\$2,345,000	5,046	\$465
571 PUTTING GREEN LN	\$2,095,000	3,142	\$667
611 RANGER LN	\$875,000	1,983	\$441
549 SPINNAKER LN	\$995,000	2,473	\$402
581 WEDGE LN	\$1,495,000	2,341	\$639
600 YARDARM LN	\$950,000	2,236	\$425
512 YAWL LN	\$1,150,000	2,473	\$465
536 YAWL LN	\$1,675,000	4,713	\$355

PENDING LISTINGS	PRICE	SQ. FT.	PRICE/SQ. FT.
531 BIRDIE LN	\$1,298,000	3,290	\$395
669 HALYARD LN	\$2,695,000	3,286	\$820
560 PUTTING GREEN LN	\$749,000	1,616	\$463
580 PUTTING GREEN LN	\$2,250,000	3,586	\$627

Roger's listings/sales are highlighted in yellow.

Roger invites you to visit 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.



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Based on information from the My Florida Regional Multiple Listing Service, Inc. for the period January 6, 2014 through January 6, 2015 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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SOLD IN THE PAST 12 MONTHS	SOLD PRICE	SQ. FT.	PRICE/SQ. FT.
531 BIRDIE LN	\$560,000	10,947	LOT
541 BIRDIE LN	\$749,000	1,496	\$501
590 BIRDIE LN	\$950,000	11,774	LOT
1010 BOGEY LN	\$525,000	1,643	\$320
551 BOWSPRIT LN	\$779,900	2,374	\$329
570 CHIPPING LANE	\$1,649,000	3,775	\$437
537 CUTTER LN	\$799,000	2,514	\$318
597 CUTTER LN	\$1,150,000	1,963	\$586
531 GOLF LINKS LN	\$658,900	1,940	\$340
561 GOLF LINKS LN	\$869,900	2,256	\$386
501 GUNWALE LN	\$595,000	2,223	\$268
524 GUNWALE LN	\$799,000	2,135	\$374
549 GUNWALE LN	\$865,000	2,100	\$412
561 GUNWALE LN	\$1,385,000	2,506	\$553
501 HALYARD LN	\$625,000	1,984	\$315
524 KETCH LN	\$854,900	2,028	\$422
524 OUTRIGGER LN	\$1,825,000	4,664	\$391
520 PUTTER LN	\$995,000	2,433	\$409
590 PUTTER LN	\$1,195,000	2,195	\$544
530 PUTTING GREEN LN	\$749,000	1,764	\$425
551 PUTTING GREEN LN	\$899,000	2,385	\$377
521 RANGER LN	\$575,000	1,492	\$57
561 SPINNAKER LN	\$1,499,000	3,558	\$421
511 WEDGE LN	\$845,000	2,145	\$394
521 WEDGE LN	\$779,000	1,925	\$405
600 WEDGE LN	\$2,950,000	3,984	\$740
531 YARDARM LN	\$1,599,000	4,253	\$376
560 YARDARM LN	\$1,325,000	2,990	\$443
610 YARDARM LN	\$2,589,000	4,138	\$626
512 YAWL LN	\$648,200	2,473	\$262



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