

## Country Club Shores

### ► Comparative Market Analysis April 2016

ACTIVE LISTINGS	PRICE	SQ. FT.	PRICE/SQ. FT.
1015 BOGEY LN	\$1,895,000	4,405	\$430
510 BOWSPRIT LN	\$2,250,000	4,234	\$531
530 BOWSPRIT LN	\$995,000	1,760	\$565
560 CHIPPING LN	\$1,995,000	4,315	\$462
580 CHIPPING LN	\$2,795,000	5,345	\$523
560 GOLF LINKS LN	\$1,275,000	2,616	\$487
590 GOLF LINKS LN	\$4,950,000	8,053	\$615
572 GUNWALE LN	\$1,599,000	2,423	\$660
584 GUNWALE LN	\$2,500,000	3,491	\$716
501 HALYARD LN	\$849,000	1,984	\$428
561 HALYARD LN	\$825,000	1,997	\$413
573 HALYARD LN	\$959,000	2,384	\$402
<b>609 HALYARD LN</b>	<b>\$729,000</b>	<b>1,912</b>	<b>\$381</b>
640 HALYARD LN	\$2,999,000	3,161	\$949
513 HORNBLOWER LN	\$1,225,000	2,361	\$519
<b>584 HORNBLOWER LN</b>	<b>\$2,995,000</b>	<b>3,674</b>	<b>\$815</b>
529 PUTTER LN	\$3,495,000	4,918	\$711
571 PUTTER LN	\$2,200,000	11,247	LOT
<b>511 PUTTING GREEN LN</b>	<b>\$825,000</b>	<b>1,649</b>	<b>\$500</b>
571 PUTTING GREEN LN	\$1,994,900	3,142	\$635
641 RANGER LN	\$5,850,000	6,378	\$917
525 SLOOP LN	\$895,000	2,237	\$400
<b>571 WEDGE LN</b>	<b>\$999,000</b>	<b>2,265</b>	<b>\$441</b>
581 WEDGE LN	\$1,395,000	2,341	\$596
500 YAWL LN	\$748,000	1,983	\$377

PENDING LISTINGS	PRICE	SQ. FT.	PRICE/SQ. FT.
1080 BOGEY LN	\$576,000	1,923	\$300
541 CHIPPING LN	\$825,000	2,036	\$405
551 PUTTING GREEN LN	\$1,246,000	2,385	\$522
550 WEDGE LN	\$735,000	2,116	\$347
548 YAWL LN	\$695,000	1,745	\$398

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 13, 2015 through April 13, 2016 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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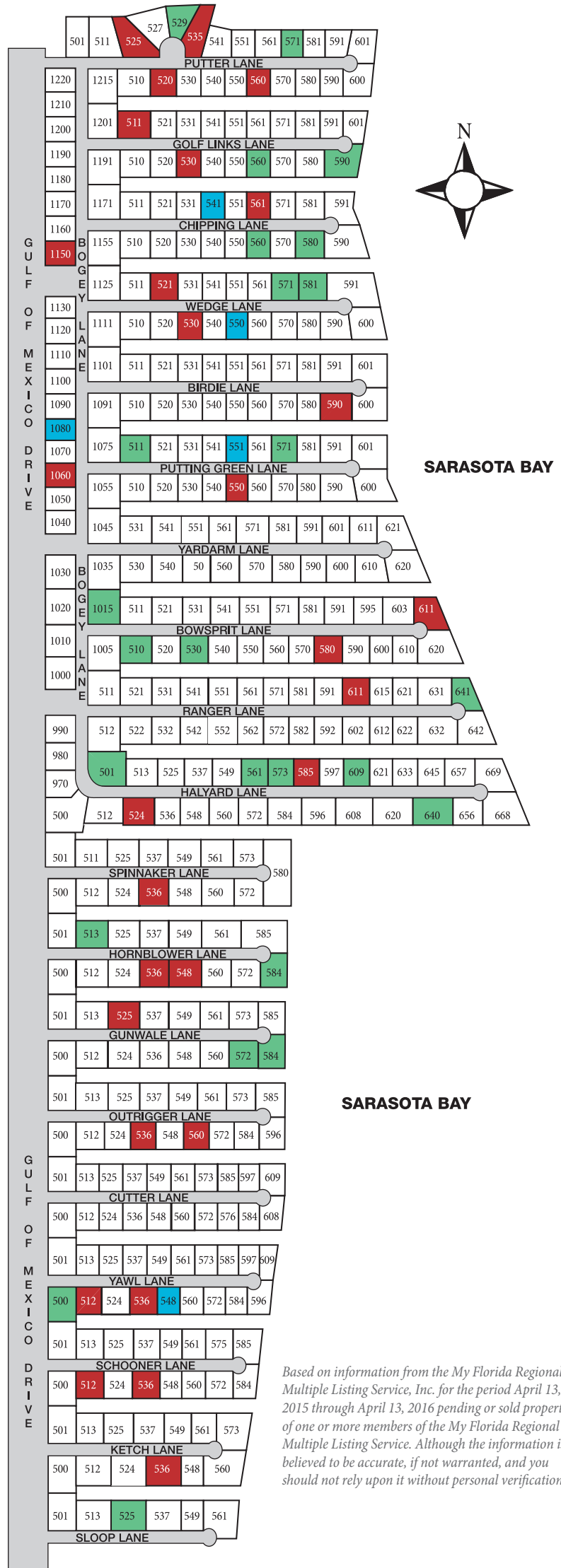
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<b>SOLD IN THE PAST 12 MONTHS</b>	<b>SOLD PRICE</b>	<b>SQ. FT.</b>	<b>PRICE/SQ. FT.</b>
590 BIRDIE LN	\$1,025,000	11,774	LOT
1060 BOGEY LN	\$390,000	1,729	\$226
1150 BOGEY LN	\$500,000	1,674	\$299
580 BOWSPRIT LN	\$775,000	2,115	\$366
611 BOWSPRIT LN	\$3,250,000	3,791	\$857
511 GOLF LINKS LN	\$593,250	2,069	\$287
530 GOLF LINKS LN	\$670,000	1,886	\$355
525 GUNWALE LN	\$900,000	2,473	\$364
524 HALYARD LN	\$655,000	1,668	\$393
585 HALYARD LN	\$705,000	10,013	LOT
536 HORNBLOWER LN	\$785,000	1,963	\$400
548 HORNBLOWER LN	\$2,400,000	3,910	\$614
536 KETCH LN	\$1,025,000	2,446	\$419
536 OUTRIGGER LN	\$2,200,000	4,231	\$520
560 OUTRIGGER LN	\$714,000	2,917	\$245
520 PUTTER LN	\$935,000	2,076	\$450
525 PUTTER LN	\$1,800,000	4,280	\$421
535 PUTTER LN	\$1,300,000	2,545	\$511
560 PUTTER LN	\$750,000	2,142	\$350
550 PUTTING GREEN LN	\$2,540,000	3,812	\$666
611 RANGER LN	\$700,000	2,000	\$350
512 SCHOONER LN	\$1,475,000	2,668	\$553
536 SCHOONER LN	\$680,594	2,510	\$271
536 SPINNAKER LN	\$1,700,000	3,153	\$539
521 WEDGE LN	\$840,000	1,758	\$478
530 WEDGE LN	\$903,000	1,842	\$490
512 YAWL LN	\$960,000	2,473	\$388
536 YAWL LN	\$1,400,000	4,713	\$297

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