



Friday, October 20, 2023

Summary of Comparable Properties

This page summarizes the comparable properties contained in this market analysis.

Public Record Comparable Properties

Address	List Price	Closed Price	Conc Amt	Full Beds	Half Baths	List Abv Grd	Pub Recd Bldg SqFt	\$/SqFt	Closed Date
11947 Augustine Herman Hwy						1,458	1,458	\$0.00	
11801 Kennedyville Rd		\$135,000		1	1	2,382	2,382	\$56.00	08/01/2023
11335 Needam Rd		\$150,000		2		1,288	1,288	\$116.00	06/21/2023
28020 Creamery St		\$158,000		1		704	704	\$224.00	06/09/2023
11944 Augustine Herman Hwy		\$170,000		1	1	2,156	2,604	\$65.00	07/31/2023
28040 Creamery St		\$185,000		1		1,116	1,116	\$165.00	08/25/2023
11951 Kennedyville Rd		\$199,500		1		1,194	1,194	\$167.00	12/30/2022
11955 Kennedyville Rd		\$200,000		1		1,447	1,447	\$138.00	10/31/2022
11940 Augustine Herman Hwy		\$207,500		1	1	1,866	2,619	\$79.00	08/24/2022
11798 Augustine Herman Hwy		\$260,000		2		1,456	1,456	\$178.00	03/02/2023
12080 Augustine Herman Hwy		\$265,000		1	1	1,676	2,796	\$94.00	05/30/2023
27001 Big Woods Rd		\$275,000		1		1,104	1,104	\$249.00	06/06/2023
11964 Flour Mill St		\$300,000		2		1,248	1,248	\$240.00	04/03/2023
28836 Belchester Rd		\$300,000		1		1,008	1,176	\$255.00	03/02/2023
29387 Old Locust Grove Rd		\$300,000		2		1,344	1,344	\$223.00	12/16/2022
29419 Old Locust Grove Rd		\$320,000		1		1,376	1,376	\$232.00	03/17/2023
11987 Dewees Ln		\$335,000		2	1	1,616	2,576	\$130.00	09/30/2022
28540 Spring Rd		\$400,000		3		2,156	3,108	\$128.00	09/29/2022
11499 Chesterville Rd		\$490,000		2		1,906	3,556	\$137.00	06/09/2023
Averages:		\$258,333		1	1	1,502	1,839	\$159.78	

Median of Comparable Listings: **\$262,500**
Average of Comparable Listings: **\$258,333**

	Low	Median	Average	High	Count
Comparable Price	\$135,000	\$262,500	\$258,333	\$490,000	18
Adjusted Comparable Price	\$135,000	\$262,500	\$258,333	\$490,000	18
DOM					0

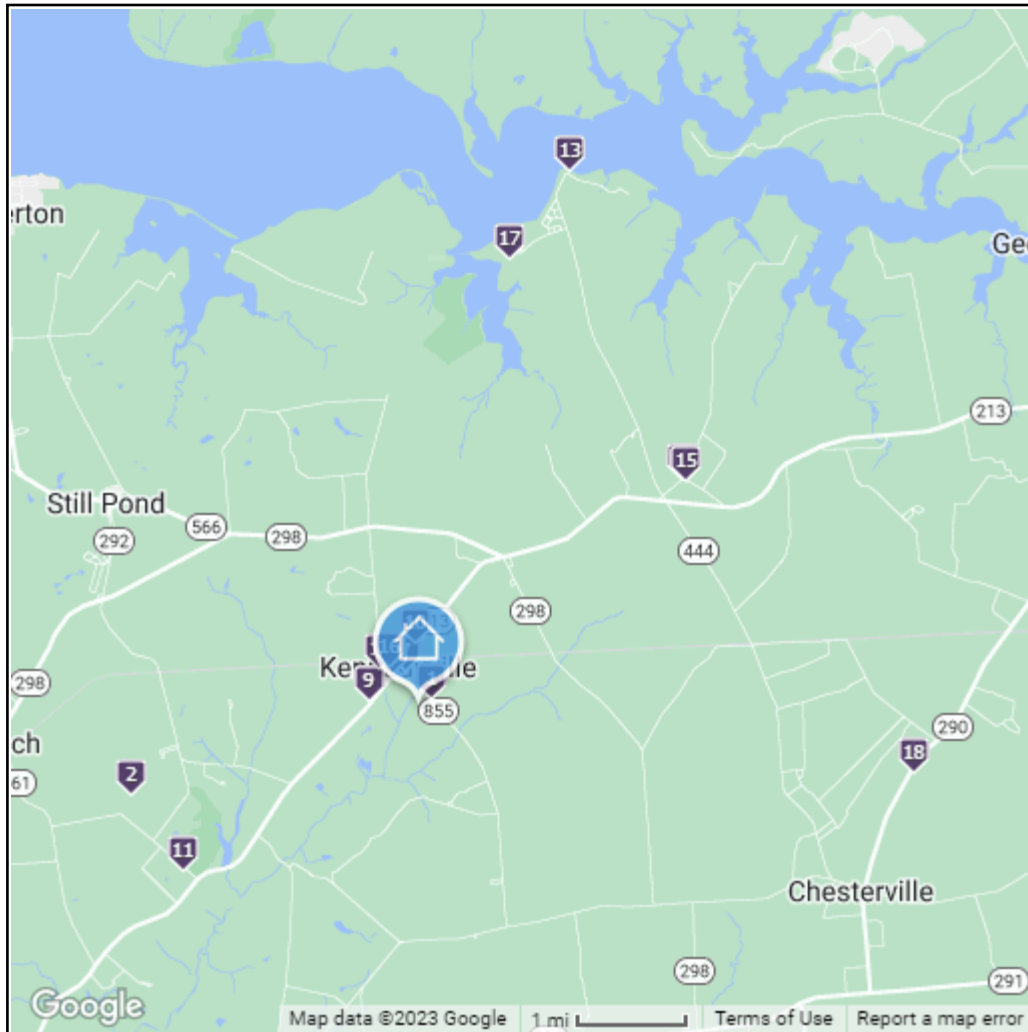




Friday, October 20, 2023

CMA Map

This page displays the Map for the CMA Subject and your comparables.



11947 Augustine Herman Hwy

- 1 11801 Kennedyville Rd
- 2 11335 Needam Rd
- 3 28020 Creamery St
- 4 11944 Augustine Herman Hwy
- 5 28040 Creamery St
- 6 11951 Kennedyville Rd
- 7 11955 Kennedyville Rd
- 8 11940 Augustine Herman Hwy
- 9 11798 Augustine Herman Hwy
- 10 12080 Augustine Herman Hwy
- 11 27001 Big Woods Rd
- 12 11964 Flour Mill St
- 13 28836 Belchester Rd
- 14 29387 Old Locust Grove Rd
- 15 29419 Old Locust Grove Rd
- 16 11987 Dewees Ln
- 17 28540 Spring Rd
- 18 11499 Chesterville Rd

