

Westlake Pointe Townhomes - FEBRUARY 2024

Deb Beran Properties Monthly Market Analysis

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WESTLAKE POINTE **SOLD** HISTORY - ALL PROPERTIES

YEAR	# SOLD	AVG SALES PRICE	SOLD/LISTING %	AVG SQFT	AVG SQFT \$	AVG DOM
YTD 2024	0	N/A	N/A	N/A	N/A	N/A
2023	2	\$457,000	98%	1769	\$258.87	6
2022	3	\$427,500	98%	1920	\$222.66	20
2021	6	\$390,167	105%	1813	\$216.88	2
2020	3	\$291,333	99%	1920	\$151.74	68
2019	4	\$271,725	96%	1760	\$157.79	60
2018	4	\$261,250	95%	1920	\$136.07	294
2017	3	\$269,167	96%	1873	\$144.32	195
2016	4	\$271,250	96%	1920	\$141.28	156
2015	7	\$265,143	95%	1924	\$137.82	256
2014	2	\$253,225	97%	1930	\$131.19	60
2013	2	\$247,500	92%	1860	\$133.42	604
2012	1	\$204,500	93%	1880	\$108.78	969
2011	1	\$335,000	96%	1940	\$172.68	47
2010	2	\$291,250	88%	1880	\$155.31	91
2009	0	N/A	N/A	N/A	N/A	N/A
2008	1	\$336,000	96%	1895	\$177.31	597
2007	2	\$402,500	100%	1900	\$211.84	261
2006	1	\$405,000	100%	1895	\$213.72	1
2005	7	\$356,857	98%	1914	\$186.41	49
2004	4	\$254,000	97%	1912	\$132.82	118
2003	4	\$244,400	99%	1734	\$145.99	274
2002	16	\$215,042	101%	1537	\$145.07	538
2001	17	\$201,890	102%	1383	\$150.15	152
2000	9	\$176,253	101%	1272	\$138.52	191
AVG 2000-2023	4	\$296,867	97%	1815	\$163.94	217.78

WESTLAKE POINTE **PENDING** PROPERTIES as of MARCH 5, 2024

Property Type	# ACTIVE	AVG LIST PRICE	AVG SQFT	AVG SQFT \$
2 and 3 Bedroom *	0	N/A	N/A	N/A

WESTLAKE POINTE **ACTIVE** PROPERTIES ON THE MARKET as of MARCH 5, 2024

Property Type	# ACTIVE	AVG LIST PRICE	AVG SQFT	AVG SQFT \$
2 and 3 Bedroom *	1	\$485,000	1920	\$252.60

* All townhomes have 2 bedroom septic permits.

Those sold as 3 bedroom townhomes have decorated the lower level family room as a bedroom.

ALL SML WATERFRONT CONDO/TOWNHOMES **SOLD** HISTORY DETAIL - FEBRUARY 2024

Property Type	# SOLD	AVG SALES PRICE	SOLD/LISTING %	AVG SQFT	AVG SQFT \$	AVG DOM
Studio & 1 Bedroom	3	\$284,000	99%	579	\$488.76	63
2 Bedroom	3	\$399,983	98%	1138	\$357.66	61
3 Bedroom	2	\$762,514	102%	2449	\$316.41	26
4 Bedroom	0	N/A	N/A	N/A	N/A	N/A
5+ Bedroom	0	N/A	N/A	N/A	N/A	N/A

ALL SML **PENDING** WATERFRONT CONDO/TOWNHOMES as of MARCH 5, 2024

Property Type	# ACTIVE	AVG LIST PRICE	AVG SQFT	AVG SQFT \$
Studio & 1 Bedroom	1	\$247,350	640	\$386.48
2 Bedroom	2	\$419,900	1050	\$400.09
3 Bedroom	5	\$840,000	2202	\$384.72
4 Bedroom	0	N/A	N/A	N/A
5+ Bedroom	1	\$1,095,000	4089	\$267.79

ALL SML **ACTIVE** WATERFRONT CONDO/TOWNHOMES ON THE MARKET as of MARCH 5, 2024

Property Type	# ACTIVE	AVG LIST PRICE	AVG SQFT	AVG SQFT \$
Studio & 1 Bedroom	4	\$159,675	364	\$452.50
2 Bedroom	9	\$440,372	1252	\$356.41
3 Bedroom	2	\$517,500	1728	\$305.34
4 Bedroom	2	\$774,450	2893	\$269.48
5+ Bedroom	0	N/A	N/A	N/A

Information is deemed to be reliable, but is not guaranteed. This data was gathered from RVAR (MLS).

