

Vista Pointe Condominiums - MARCH 2025

Deb Beran Properties Monthly Market Analysis

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Vista Pointe SOLD HISTORY - ALL PROPERTIES

YEAR	# SOLD	AVG SALES PRICE	SOLD/LISTING %	AVG SQFT	AVG SQFT \$	AVG DOM
2025	0	N/A	N/A	N/A	N/A	N/A
2024	2	\$452,250	97%	1007	\$449.11	7
2023	3	\$419,833	97%	1007	\$416.91	62
2022	2	\$445,000	105%	1007	\$441.91	29
2021	2	\$350,975	104%	1007	\$357.00	3
2020	9	\$354,611	100%	1157	\$302.00	55
2019	10	\$285,650	94%	1120	\$225.00	394
2018	4	\$320,750	96%	1181	\$269.00	174
2017	4	\$340,250	98%	1173	\$288.00	71
2016	0	N/A	N/A	N/A	N/A	N/A
2015	5	\$285,900	94%	1099	\$261.00	496
2014	1	\$210,000	88%	954	\$220.00	408
2013	3	\$378,333	95%	1198	\$308.00	186
2012	1	\$230,000	92%	1007	\$228.00	204
2011	2	\$250,000	93%	1004	\$249.00	160
2010	3	\$299,000	93%	993	\$301.00	264
2009	1	\$321,150	96%	1007	\$319.00	431
2008	2	\$321,225	91%	984	\$326.00	222
2007	2	\$353,500	92%	1007	\$350.00	352
2006	1	\$365,000	96%	1007	\$362.00	203
2005	13	\$308,685	98%	1014	\$304.00	197
2004	1	\$235,000	98%	1007	\$233.00	514
2003	4	\$224,000	97%	996	\$225.00	64
2002	3	\$216,667	97%	1236	\$178.00	64
2001	2	\$143,750	98%	980	\$147.00	3
AVG 2001-2024	3	\$309,197	96%	1050	\$293.91	198.39

Vista Pointe SOLD HISTORY DETAIL

Property Type	# SOLD	AVG SALES PRICE	SOLD/LISTING %	AVG SQFT	AVG SQFT \$	AVG DOM
2 Bedroom	0	N/A	N/A	N/A	N/A	N/A
3 Bedroom	0	N/A	N/A	N/A	N/A	N/A

Vista Pointe PENDING PROPERTIES as of APRIL 7, 2025

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

Vista Pointe ACTIVE PROPERTIES ON THE MARKET as of APRIL 7, 2025

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

ALL SML WATERFRONT CONDO/TOWNHOMES SOLD HISTORY DETAIL

Property Type	# SOLD	AVG SALES PRICE	SOLD/LISTING %	AVG SQFT	AVG SQFT \$	AVG DOM
Studio & 1 Bedroom	4	\$270,975	101%	591	\$449.93	62
2 Bedroom	8	\$450,188	99%	1224	\$371.44	43
3 Bedroom	2	\$733,250	94%	1614	\$439.94	41
4 Bedroom	3	\$1,085,000	98%	3221	\$332.54	14
5+ Bedroom	1	\$850,000	97%	3345	\$254.11	141

ALL SML PENDING WATERFRONT CONDO/TOWNHOMES as of APRIL 7, 2025

Property Type	# PENDING	AVG LIST PRICE	AVG SQFT	AVG SQFT \$
Studio & 1 Bedroom	0	N/A	N/A	N/A
2 Bedroom	3	\$456,633	1153	\$400.42
3 Bedroom	1	\$499,900	1512	\$330.62
4 Bedroom	1	\$715,000	2173	\$329.04
5+ Bedroom	1	\$1,150,000	3843	\$299.25

ALL SML ACTIVE WATERFRONT CONDO/TOWNHOMES ON THE MARKET as of APRIL 7, 2025

Property Type	# ACTIVE	AVG LIST PRICE	AVG SQFT	AVG SQFT \$
Studio & 1 Bedroom	3	\$275,833	551	\$478.53
2 Bedroom	4	\$406,050	1154	\$360.74
3 Bedroom	7	\$619,129	1862	\$339.64
4 Bedroom	1	\$849,000	2323	\$365.48
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).