

HARBOR ACRES

Comprehensive Analysis, December 2024

ACTIVE
PENDING
SOLD



ACTIVE LISTINGS

Address	Lot #	List Price	HTD	LP/SqFt
1 1607 Flower Dr	94	\$5,590,000	4,769	\$1,172
2 1808 Flower Dr	123	\$11,995,000	5,609	\$2,139
3 1340 Harbor Dr	11	\$4,975,000	4,313	\$1,153
4 1348 Harbor Dr	15	\$4,799,000	6,946	\$691
5 1389 Harbor Dr	47	\$2,300,000	2,376	\$968
6 1397 Harbor Dr	43	\$2,300,000	2,719	\$846
7 1336 & 1338 Harbor Dr	9	\$11,995,000	4,366	\$2,747
8 1490 Hillview Dr	164	\$15,495,000	6,587	\$2,352

SALE PENDING

Address	Lot #	List Price	HTD	LP/SqFt
9 1519 Harbor Dr	109	\$2,000,000	13,901	LOT

SOLD LISTINGS (in the past 12 months)

Address	Lot #	Sold Price	HTD	SP/SqFt	Sold Date	DTS
10 1384 Harbor Dr	33	\$6,725,000	4,027	\$1,800	1/30/2024	76
11 1233 Hillview Dr	147	\$20,000,000	11,275	\$2,528	3/29/2024	217
12 1449 Hillview Dr	130	\$5,965,000	4,982	\$1,305	6/26/2024	120
13 1515 Hillview Dr	126	\$7,250,000	5,424	\$1,337	5/20/2024	158
14 1550 S Orange Ave	77	\$4,380,000	4,189	\$1,059	7/23/2024	463
15 1630 S Orange Ave	79	\$5,000,000	4,692	\$1,066	5/21/2024	427

Average Price/Days on Market	\$8,220,000	\$1,516	244
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