

THE RITZ-CARLTON RESIDENCES

Comprehensive Analysis, May 2025



ACTIVE LISTINGS

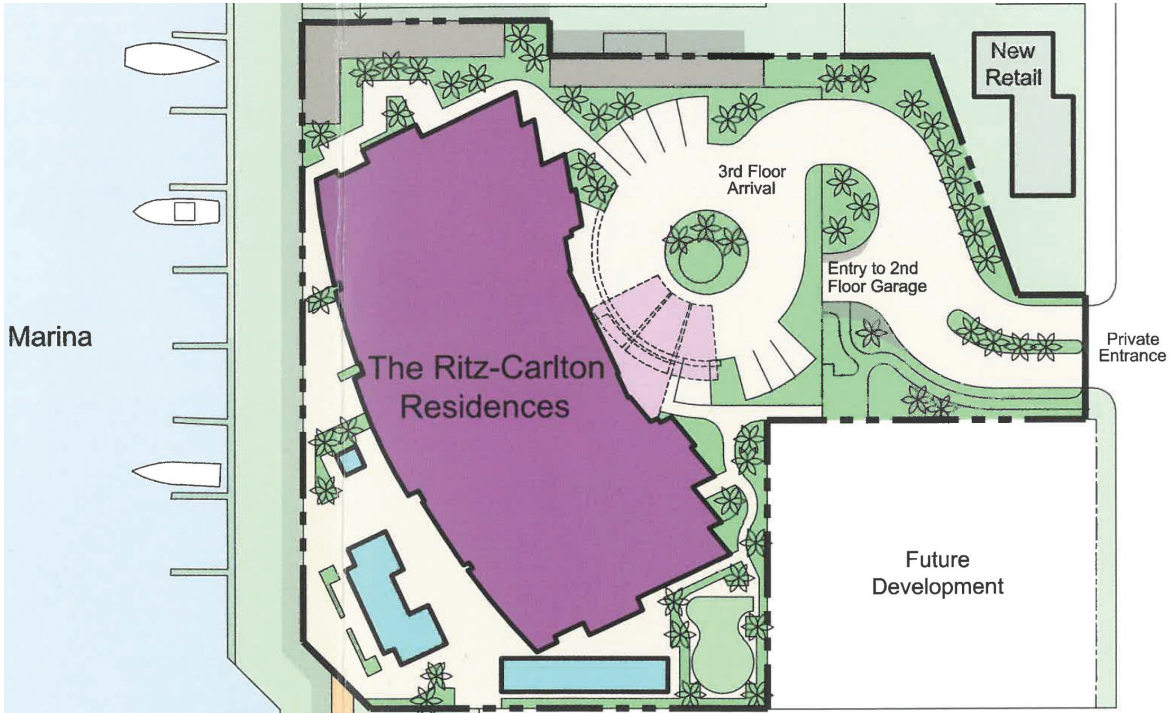
|   | Address          | Unit | Furnishings | Floor Plan | Sq Ft Heated | Parking | List Price  | LP/ SqFt |
|---|------------------|------|-------------|------------|--------------|---------|-------------|----------|
| 1 | 401 Quay Commons | 901  | Unfurnished | Armand     | 3,798        | 2       | \$5,800,000 | \$1,527  |

SALE PENDING

|   | Address          | Unit | Furnishings | Floor Plan  | Sq Ft Heated | Parking | List Price  | LP/ SqFt |
|---|------------------|------|-------------|-------------|--------------|---------|-------------|----------|
| 2 | 401 Quay Commons | 803  | Unfurnished | Worthington | 4,818        | 2       | \$7,400,000 | \$1,536  |

SOLD PROPERTIES (last 12 months)

|                              | Address          | Unit | Furnishings | Floor Plan | Sq Ft Heated | Parking | Sold Price  | SP/ SqFt | Sold Date | DTS |
|------------------------------|------------------|------|-------------|------------|--------------|---------|-------------|----------|-----------|-----|
| 3                            | 401 Quay Commons | 1101 | Turnkey     | Armand     | 3,798        | 2       | \$6,550,000 | \$1,725  | 1/3/2025  | 78  |
| 4                            | 401 Quay Commons | 1204 | Unfurnished | Emerson    | 2,984        | 2       | \$4,600,000 | \$1,542  | 6/14/2024 | 49  |
| 5                            | 401 Quay Commons | 1404 | Unfurnished | Emerson    | 2,984        | 2       | \$4,400,000 | \$1,475  | 3/12/2025 | 118 |
| AVERAGE PRICE/DAYS ON MARKET |                  |      |             |            |              |         | \$5,183,333 | \$1,580  | 82        |     |



**\*\*Roger's listing/sale**

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