

COUNTRY CLUB SHORES

► Comparative Market Analysis

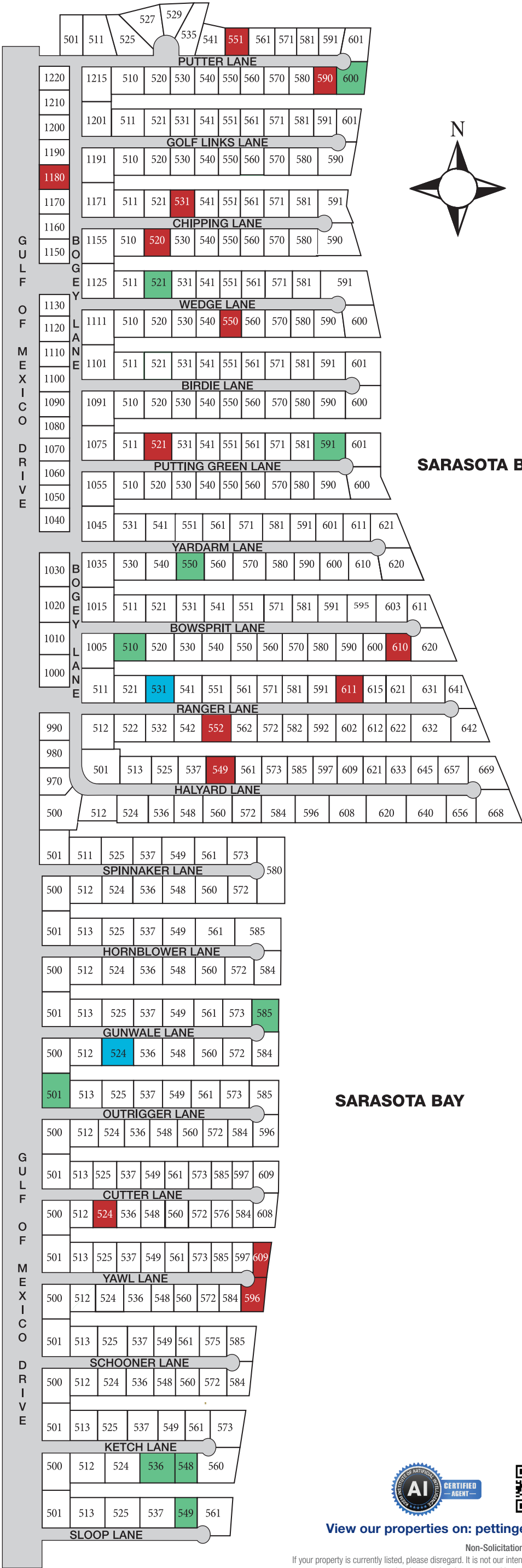
February 2025

ACTIVE LISTINGS	LIST PRICE	HTD	LP/SQFT
510 BOWSPRIT LN	\$4,750,000	4,389	\$1,082
585 GUNWALE LN	\$5,699,000	4,733	\$1,204
536 KETCH LN	\$3,500,000	2,960	\$1,182
548 KETCH LN	\$2,400,000	2,273	\$1,056
501 OUTRIGGER LN	\$3,290,000	2,320	\$1,430
600 PUTTER LN	\$9,975,000	5,982	\$1,668
591 PUTTING GREEN LN	\$3,950,000	4,858	\$813
549 SLOOP LN	\$3,900,000	4,127	\$945
521 WEDGE LN	\$1,948,000	1,758	\$1,108
550 YARDARM LN	\$3,995,000	4,244	\$941

PENDING LISTINGS	LIST PRICE	HTD	LP/SQFT
524 GUNWALE LN	\$2,150,000	2,135	\$1,007
531 RANGER LN	\$3,795,500	3,436	\$1,105

SOLD IN THE PAST 12 MONTHS	LIST PRICE	HTD	SP/ SQFT	SALE DATE
1180 BOGEY LN	\$900,000	2,180	\$413	12/3/2024
610 BOWSPRIT LN	\$5,000,000	4,072	\$1,228	4/5/2024
520 CHIPPING LN	\$5,130,000	4,412	\$1,163	6/28/2024
531 CHIPPING LN	\$2,428,000	2,341	\$1,037	6/10/2024
524 CUTTER LN	\$2,925,000	2,378	\$1,230	3/27/2024
571 GOLF LINKS LN	\$2,000,000	1,745	\$1,146	11/20/2024
549 HALYARD LN	\$2,050,000	1,594	\$1,286	9/3/2024
551 PUTTER LN	\$5,750,000	5,300	\$1,085	7/12/2024
590 PUTTER LN	\$2,900,000	2,195	\$1,321	4/4/2024
521 PUTTING GREEN LN	\$1,750,000	1,786	\$980	12/12/2024
552 RANGER LN	\$3,450,000	2,430	\$1,420	5/2/2024
611 RANGER LN	\$2,000,000	1,983	\$1,009	2/14/2025
550 WEDGE LN	\$3,185,000	2,649	\$1,202	11/18/2024
596 YAWL LN	\$4,563,500	7,374	\$619	2/25/2025
609 YAWL LN	\$5,500,000	2,931	\$1,876	3/18/2024

The property information herein is derived from various sources that may include, but not be limited to, county records and the Multiple Listing Service, and it may include approximations. Although the information is believed to be accurate, it is not warranted and you should not rely upon it without personal verification. Affiliated real estate agents are independent contractor sales associates, not employees. ©2023 Coldwell Banker. All Rights Reserved. Coldwell Banker and the Coldwell Banker logo are trademarks of Coldwell Banker Real Estate LLC. The Coldwell Banker® System is comprised of company owned offices which are owned by a subsidiary of Anywhere Advisors LLC and franchised offices which are independently owned and operated. The Coldwell Banker System fully supports the principles of the Fair Housing Act and the Equal Opportunity Act. Based on information from the Multiple Listing Service for the period February 28, 2024 through February 28, 2025.



SARASOTA BAY

SARASOTA BAY

View our properties on: pettingell.com

Non-Solicitation Disclaimer

If your property is currently listed, please disregard. It is not our intention to solicit properties that are already represented by another broker.