

THE RESIDENCES AT THE RITZ CARLTON

► Comparative Market Analysis, January 2024



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ACTIVE LISTINGS

	Address	Unit	Furnishings	Sq Ft Heated	Parking	List Price	LP/ SqFt
1	1111 Ritz Carlton Dr	1603	Turnkey	4,276	2	\$5,900,000	\$1,380
2	1111 Ritz Carlton Dr	1703	Furnished	4,276	2	\$3,999,000	\$935
AVERAGE PRICE/PRICE PER SQ. FT.						\$4,949,500	\$1,158

SALE PENDING

	Address	Unit	Furnishings	Sq Ft Heated	Parking	List Price	LP/ SqFt
There are currently no pending sales							

SOLD PROPERTIES (last 12 months)

	Address	Unit	Furnishings	Sq Ft Heated	Parking	Sold Price	LP/ SqFt	Sold Date	DTS
3	1111 Ritz Carlton Dr	1003	Optional	2,239	2	\$2,050,000	\$920	9/4/2023	143
4	1111 Ritz Carlton Dr	1204	Unfurnished	3,582	2	\$2,500,000	\$698	5/2/2023	264
5	1111 Ritz Carlton Dr	1404	Unfurnished	2,754	2	\$2,800,000	\$1,017	12/12/2023	63
AVERAGE PRICE/DAYS ON MARKET						\$2,450,000	\$878		157

Roger's Listings/Sales



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