

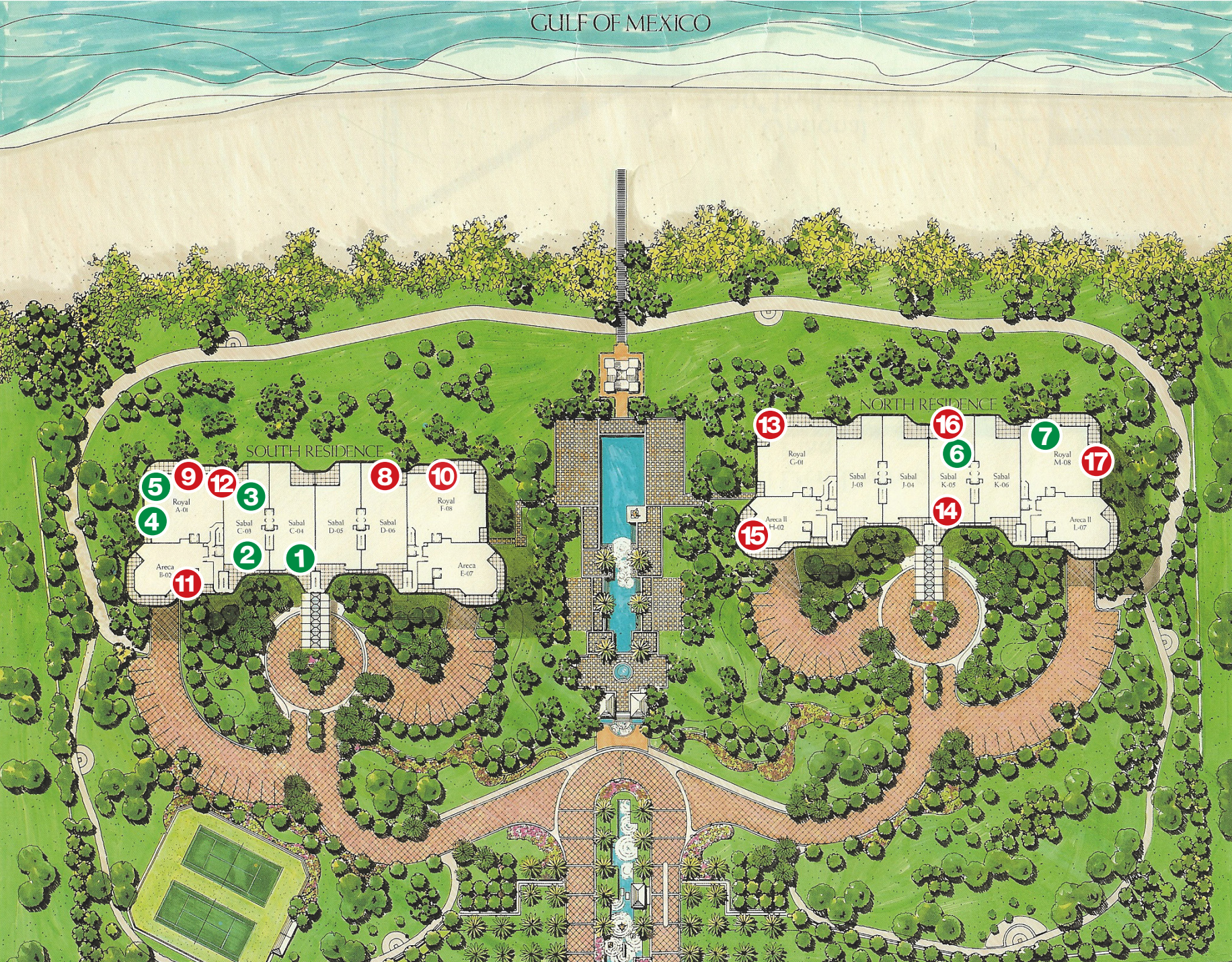
L' AMBIANCE

Comprehensive Analysis, February 2025

ACTIVE

PENDING

SOLD



For Sale Properties

	Address	Unit #	Furnishings	Sq Ft	List Price	LP/Sq Ft
1	415 L Ambiance Dr	C204	Unfurnished	2,800	\$4,595,000	\$1,641
2	415 L Ambiance Dr	A401	Furnished	3,380	\$5,694,000	\$1,685
3	415 L Ambiance Dr	C403	Turnkey	2,822	\$3,745,000	\$1,327
4	415 L Ambiance Dr	C404	Turnkey	2,820	\$2,995,000	\$1,062
5	415 L Ambiance Dr	D606	Unfurnished	2,634	\$4,195,000	\$1,593
6	415 L Ambiance Dr	C703	Partial	2,822	\$4,000,000	\$1,417
7	415 L Ambiance Dr	A701	Unfurnished	3,220	\$4,975,000	\$1,545
8	415 L Ambiance Dr	A801	Unfurnished	3,380	\$7,500,000	\$2,219
9	435 L Ambiance Dr	K405	Furnished	2,820	\$3,795,000	\$1,346
10	435 L Ambiance Dr	M408	Furnished	3,380	\$5,495,000	\$1,626
11	435 L Ambiance Dr	L807	Furnished	2,525	\$3,500,000	\$1,386

Sale Pending

Address	Unit #	Furnishings	Sq Ft	List Price	LP/Sq Ft
There are currently no pending sales.					

Sold Properties (last 12 months)

	Address	Unit #	Furnishings	Sq Ft	List Price	Sold Price	SP/ Sq ft	Close Date
12	415 L Ambiance Dr	D206	Unfurnished	2,820	\$2,695,000	\$2,575,000	\$913	6/24/2024
13	415 L Ambiance Dr	A401	Unfurnished	3,220	\$5,500,000	\$5,550,000	\$1,724	6/3/2024
14	415 L Ambiance Dr	F608	Unfurnished	3,220	\$6,500,000	\$6,500,000	\$2,019	12/3/2024
15	415 L Ambiance Dr	B902	Unfurnished	2,385	\$3,298,750	\$3,325,000	\$1,394	5/15/2024
16	435 L Ambiance Dr	G401	Unfurnished	3,380	\$5,495,000	\$5,500,000	\$1,627	4/30/2024
17	435 L Ambiance Dr	K705	Unfurnished	2,820	\$3,200,000	\$2,900,033	\$1,028	3/12/2024
18	435 L Ambiance Dr	H802	Optional	2,525	\$3,788,000	\$3,650,000	\$1,446	3/29/2024
19	435 L Ambiance Dr	M908	Optional	3,220	\$5,700,000	\$5,700,000	\$1,770	4/15/2024

**Roger's listing/sale

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