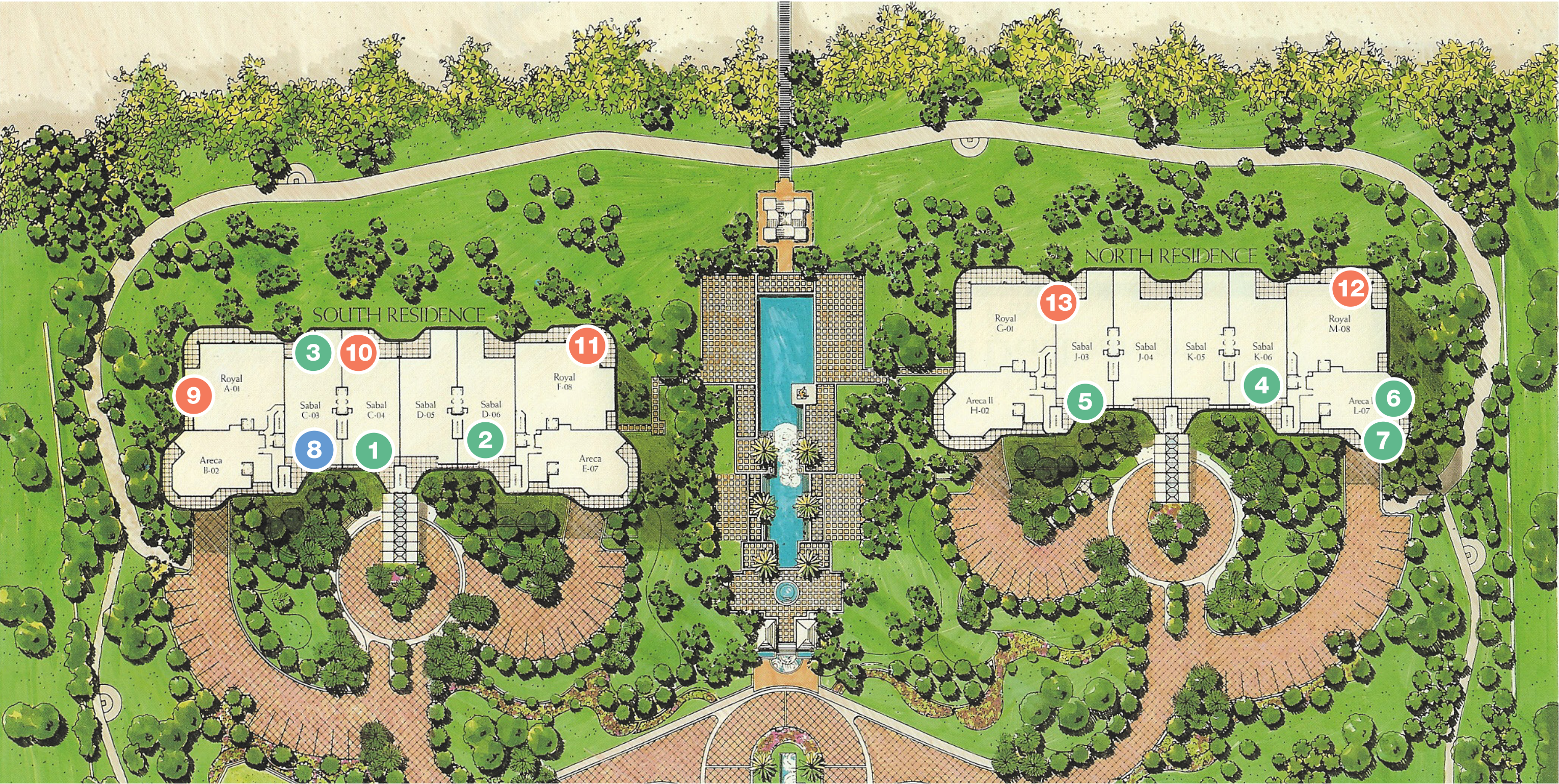


L' AMBIANCE COMPREHENSIVE ANALYSIS



FOR SALE PROPERTIES

Address	Unit	Furnishings	Sq Ft Heated	List Price	LP/ SqFt
1 415 L Ambiance Dr	C204	Unfurnished	2,800	\$4,495,000	\$1,605
2 415 L Ambiance Dr	D306	Unfurnished	2,634	\$3,195,000	\$1,213
3 415 L Ambiance Dr	C403	Unfurnished	2,822	\$2,995,000	\$1,061
4 435 L Ambiance Dr	K506	Unfurnished	2,820	\$3,299,000	\$1,170
5 435 L Ambiance Dr	J703	Unfurnished	2,634	\$4,795,000	\$1,820
6 435 L Ambiance Dr	L707	Unfurnished	2,525	\$2,995,000	\$1,186
7 435 L Ambiance Dr	L807	Furnished	2,525	\$3,500,000	\$1,386

SALE PENDING

Address	Unit	Furnishings	Sq Ft Heated	List Price	LP/ SqFt
8 415 L Ambiance Dr	C703	Partial	2,822	\$3,149,000	\$1,116

SOLD PROPERTIES
IN THE LAST 12 MONTHS

Address	Unit	Furnishings	Sq Ft Heated	List Price	Sold Price	SP/ SqFt	Sold Date
9 415 L Ambiance Dr	A401	Furnished	3,380	\$4,999,000	\$4,733,000	\$1,400	5/15/25
10 415 L Ambiance Dr	C404	Turnkey	2,820	\$2,995,000	\$2,700,000	\$957	5/27/25
11 415 L Ambiance Dr	F608	Unfurnished	3,220	\$6,500,000	\$6,500,000	\$2,019	12/3/24
12 435 L Ambiance Dr	M408	Furnished	3,380	\$3,695,000	\$3,300,000	\$976	10/31/25
13 435 L Ambiance Dr	PH-J	Unfurnished	4,711	\$11,200,000	\$10,250,000	\$2,176	10/10/25

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