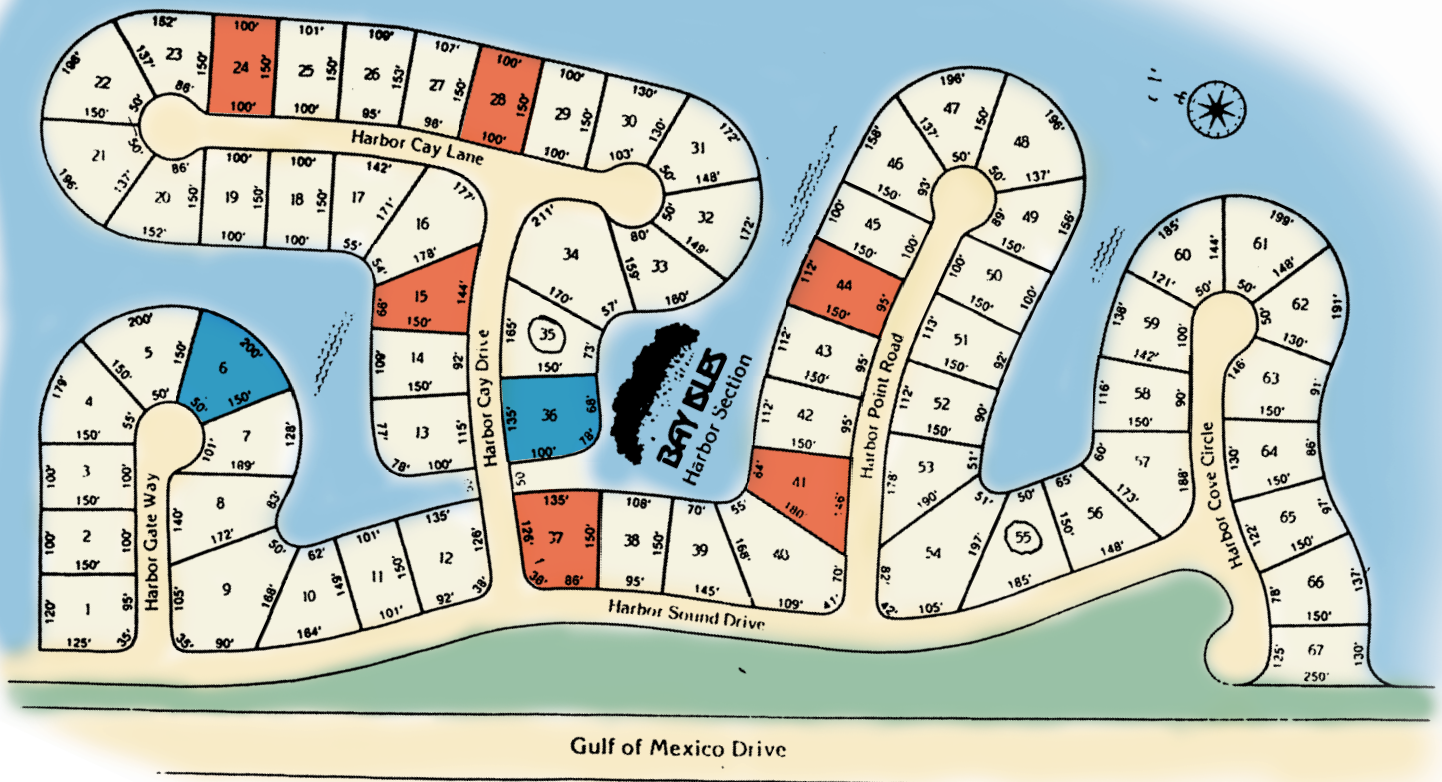


► Bay Isles – Harbor Section

Comparative Market Analysis, August 2021

ACTIVE
PENDING
SOLD



ACTIVE LISTINGS

Address	Lot #	Waterfront	List Price	Sq Ft	LP/SqFt
There are currently no active listings.					

PENDING LISTINGS

Address	Lot #	Waterfront	List Price	Sq Ft	LP/SqFt
1 510 HARBOR CAY DR	36	Canal	\$4,495,000	5,439	\$826
2 530 HARBOR GATE WAY	6	Bay	\$5,500,000	5,011	\$1,098

SOLD LISTINGS (in the last 12 months)

Address	Lot #	Waterfront	List Price	Sq Ft	LP/SqFt	Sold Price	Sold Date	SP/SqFt
3 531 HARBOR CAY DR	15	Canal	\$3,800,000	4,396	\$864	\$3,600,000	8/2/2021	\$819
4 1580 HARBOR CAY LN	28	Bay	\$4,900,000	6,349	\$772	\$4,700,000	10/15/2020	\$740
5 1620 HARBOR CAY LN	24	Bay	\$2,750,000	15,000	LOT	\$2,475,000	2/1/2021	\$165
6 511 HARBOR POINT RD	41	Bay	\$2,325,000	3,667	\$634	\$2,212,500	8/22/2020	\$603
7 541 HARBOR POINT RD	44	Canal	\$2,695,000	5,114	\$527	\$2,500,000	3/1/2021	\$489
8 1590 HARBOR SOUND DR	37	Bay	\$2,750,000	5,591	\$492	\$2,500,000	8/26/2020	\$447



Roger's Listing/Sales

Based on information from the My Florida Regional Multiple Listing Service, Inc. for the period August 6, 2020 through August 6, 2021. This information may or may not include all listed, expired, withdrawn, pending or sold properties of one or more members of the My Florida Regional Multiple Listing Service. Although the information is believed to be accurate, if not warranted, and you should not rely upon it without personal verification.

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