

Friday, January 27, 2023

Summary of Comparable Properties

This page summarizes the comparable properties contained in this market analysis.

Public Record Comparable Properties

Address	List Price	Closed Price	Conc Amt	Full Beds	Half Baths	List Abv Grd Fin SqFt	Pub Recd Bldg SqFt	\$/SqFt	Closed Date
219 S Bentalou St				1					
552 S Bentalou St		\$13,000		1		960	1,440	\$9.00	12/07/2022
534 S Smallwood St		\$15,000		1		912	1,368	\$10.00	11/30/2022
474 S Bentalou St		\$20,000		1					12/02/2022
2606 W Fairmount Ave		\$26,000		1		1,176	1,764	\$14.00	11/30/2022
2214 Christian St		\$33,000		1		840	1,260	\$26.00	12/06/2022
2235 Ramsay St		\$37,500		1		1,040	1,560	\$24.00	11/16/2022
2207 Wilkens Ave		\$38,500		1		884	1,294	\$29.00	12/06/2022
2601 Dulany St		\$39,999		1		1,120	1,680	\$23.00	12/09/2022
348 S Bentalou St		\$40,000		1					12/13/2022
2672 Lehman St		\$45,000		1		1,092	1,638	\$27.00	12/08/2022
2568 W Fairmount Ave		\$50,000		1		1,204	1,806	\$27.00	12/06/2022
2555 W Fayette St		\$54,000		1		1,260	1,890	\$28.00	12/07/2022
2543 W Fayette St		\$54,000		1		1,260	1,890	\$28.00	12/07/2022
2326 W Lexington St		\$65,658		1		1,308	1,962	\$33.00	12/05/2022
2437 Ashton St		\$69,000		1		840	1,260	\$54.00	12/08/2022
420 S Smallwood St		\$103,000		1		910	1,365	\$75.00	12/05/2022
418 S Smallwood St		\$111,000		1		910	1,365	\$81.00	12/02/2022
344 S Bentalou St		\$120,000		1					11/21/2022
2431 Ashton St		\$125,000		1		840	1,260	\$99.00	12/09/2022
340 S Bentalou St		\$130,000		1					12/13/2022
Averages:		\$59,483		1		1,035	1,550	\$36.69	

Median of Comparable Listings: **\$47,500**

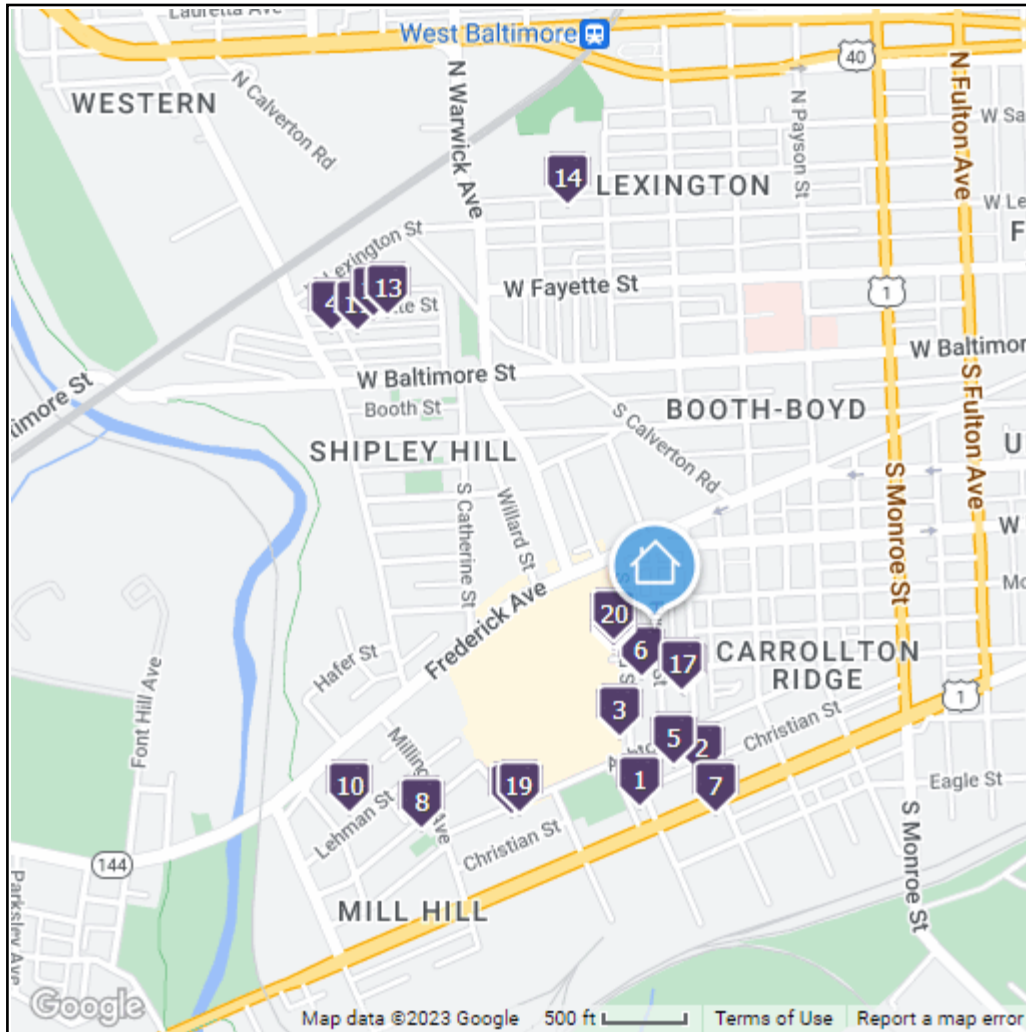
Average of Comparable Listings: **\$59,483**

	Low	Median	Average	High	Count
Comparable Price	\$13,000	\$47,500	\$59,483	\$130,000	20
Adjusted Comparable Price	\$13,000	\$47,500	\$59,483	\$130,000	20
DOM					0



CMA Map

This page displays the Map for the CMA Subject and your comparables.



219 S Bentalou St

- 1 552 S Bentalou St
- 2 534 S Smallwood St
- 3 474 S Bentalou St
- 4 2606 W Fairmount Ave
- 5 2214 Christian St
- 6 2235 Ramsay St
- 7 2207 Wilkens Ave
- 8 2601 Dulany St
- 9 348 S Bentalou St
- 10 2672 Lehman St
- 11 2568 W Fairmount Ave
- 12 2555 W Fayette St
- 13 2543 W Fayette St
- 14 2326 W Lexington St
- 15 2437 Ashton St
- 16 420 S Smallwood St
- 17 418 S Smallwood St
- 18 344 S Bentalou St
- 19 2431 Ashton St
- 20 340 S Bentalou St

