



#1 SARASOTA REALTOR® 2021 - 2008

# Harbor Acres

Comparative Market Analysis, February 2022

### **ACTIVE LISTINGS**

Address			Lot #	List Price	HTD	LP/SqFt
0	1515	Hillview Dr	126	\$8,400,000	5,424	\$1,549
2	1486	Hillview Dr	163	\$10,800,000	8,433	\$1,281

#### **SALE PENDING**

Address	Lot	Waterfront	List Price	Sq Ft
There are currently no pending s	sales.			

### **SOLD LISTINGS (in the past 12 months)**

Address		Lot #	Sold Price	HTD	SP/SqFt	Sold Date	DTS	
3	1607	Flower Dr	94	\$1,425,000	15,000	LOT	1/27/2022	87
4	1347	Harbor Dr	62	\$3,410,000	3,834	\$889	6/4/2021	51
5	1360	Harbor Dr	21	\$7,150,000	3,769	\$1,897	9/15/2021	30
6	1364	Harbor Dr	23	\$8,768,645	5,240	\$1,673	1/3/2022	28
7	1373	Harbor Dr	53	\$3,350,000	5,950	\$563	3/25/2021	203
8	1383	Harbor Dr	50	\$1,200,000	2,145	\$559	6/25/2021	67
9	1385	Harbor Dr	49	\$3,150,000	3,749	\$840	6/4/2021	105
10	1400	Harbor Dr	40	\$7,400,000	5,402	\$1,370	3/5/2021	115
1	1561	Harbor Dr	107	\$2,000,000	4,210	\$475	4/12/2021	55
Ð	1572	Harbor Dr	119	\$3,500,000	3,448	\$1,015	5/14/2021	45
13	1545	Hillview Dr	124	\$3,050,000	4,625	\$659	2/19/2021	490
14	1560	Hillview Dr	170	\$5,500,000	4,300	\$1,279	6/11/2021	44
15	1408	S Orange Ave	72	\$2,299,000	3,360	\$684	3/15/2021	94
16	1430	S Orange Ave	73	\$850,000	2,494	\$341	3/30/2021	145
Ð	1630	S Orange Ave	79	\$875,000	1,630	\$537	8/16/2021	26
18	1333	Vista Dr	136	\$7,850,000	5,768	\$1,361	6/11/2021	87
	Average Price/Days on Market			\$3,861,103		\$943		105



Based on information from the My Florida Regional Multiple Listing Service Inc., for the period of February 15, 2021 through February 15, 2022. This information may or may not include all listed, expired, withdrawn, pending or sold properties of one or more members of the My Florida Regional Multiple Listing Service".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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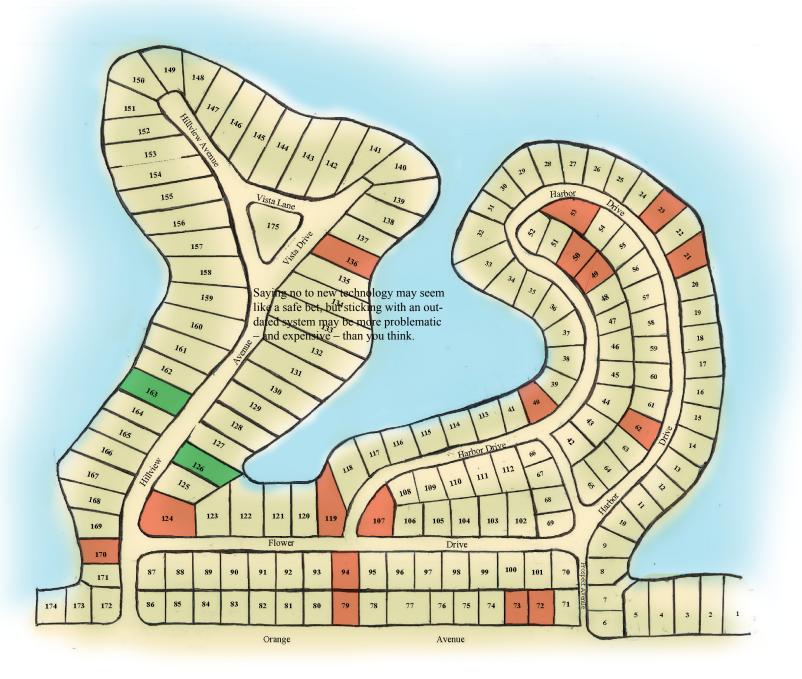
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