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CMA 1 - Line

Prepared By: Bill Marshall

Listings as of 12/18/18 at 9:17 am

Property Type is 'Residential' Status is 'Sold' Status Contractual Search Date is 01/01/2018 to 12/31/2018 Latitude, Longitude is around 33.14, -97.24 City is 'Denton'
 Lot Features is 'Acreage', 'Adjacent to Greenbelt', 'Airstrip', 'Corner', 'Creek', 'Cul De Sac', 'Cultivated', 'Golf Course Lot', 'Greenbelt', 'Heavily Treed', 'Horses Permitted', 'Interior Lot', 'Irregular', 'Landscaped', 'Leasehold', 'Lrg. Backyard Grass', 'No Backyard Grass', 'Park View', 'Partially Cultivated', 'Pasture', 'Some Trees', 'Subdivision', 'Tank/ Pond', 'Taxi-way', 'Undivided', 'Water/Lake View' SqFt Total is 100 to 1400

Residential

Sold Properties

MLS #	Address	City	# Bed	# Bth	GAR/CP/TCP	Yr Blt	Pool	SqFt	\$\$/SqFt	Acres	List Price	Sold Price	Sold Date	SP%LP	CDOM
13760718	9513 Applewood Trail	Denton	2	2/0	2/0/2	2003	No	1,305	\$174.71	0.155	\$235,000	\$228,000	04/17/2018	97.02	88
13882616	9208 Perimeter Street	Denton	2	2/0	2/0/2	2010	No	1,303	\$174.98	0.140	\$229,900	\$228,000	11/19/2018	99.17	110
13821552	9601 Pepperwood Trail	Denton	2	2/0	2/0/2	2004	No	1,286	\$178.85	0.157	\$239,900	\$230,000	07/09/2018	95.87	33
13846012	9505 Applewood Trail	Denton	2	2/0	2/0/2	2003	No	1,305	\$180.08	0.157	\$235,000	\$235,000	06/13/2018	100.00	3
13735072	9412 Perimeter Street	Denton	2	2/0	2/0/2	2002	No	1,305	\$183.83	0.142	\$239,900	\$239,900	06/29/2018	100.00	203
# LISTINGS:			5	Medians:	2	2/0	2/0/2	2003	1,305	\$178.85	0.155	\$235,000	\$230,000	99.17	88
			Minimums:	2	2/0	2/0/2	2002	1,286	\$174.71	0.140	\$229,900	\$228,000	95.87	3	
			Maximums:	2	2/0	2/0/2	2010	1,305	\$183.83	0.157	\$239,900	\$239,900	100.00	203	
			Averages:	2	2/0	2/0/2	2004	1,301	\$178.49	0.150	\$235,940	\$232,180	98.41	87	

Quick Statistics (5 Listings Total)

	Min	Max	Average	Median
List Price	\$229,900	\$239,900	\$235,940	\$235,000
Sold Price	\$228,000	\$239,900	\$232,180	\$230,000

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This represents an estimated sale price for this property. It is not the same as the opinion of value in an appraisal developed by a licensed appraiser under the Uniform Standards of Professional Appraisal Practice.