

Market Analysis Summary

Residential

ACT

#	MLS #	Zip	Address	Subdiv	WF	WV	WA	WE	Pool	Gar/Cpt	P Style	BR	FB	HB	H SqFt	LP/H SqFt	List Price	ADOM	CDOM
1	A4400922	34203	6505 Stone River Rd #102, BRADENTON	TARA TERRACES	N	N	N	N	N	/ 0;	Condominium	2	2	0	1,042	\$110	\$115,000	121	121
2	A4407486	34203	6505 Stone River Rd #104, BRADENTON	TARA GOLF AND COUNTRY CLUB	N	N	N	N	N	/ 1	Condominium	2	2	0	1,042	\$120	\$124,900	21	21
3	A4405661	34203	5524 Fair Oaks St #B-19, BRADENTON	TARA PLANTATION GARDEN S PH I	N	N	N	N	N	1 /	Townhouse	3	2	0	1,208	\$106	\$127,500	67	67
4	A4206732	34203	6912 Drewrys Bif #609, BRADENTON	THE VILLAGE SAT TARA CONDOMIN	N	N	N	N	N	1 /	Condominium	2	2	0	1,269	\$102	\$129,900	211	481
5	A4401355	34203	5528 Fair Oaks St #5528, BRADENTON	TARA PLANTATION GARDEN S PH I	N	N	N	N	N	1 / 0	Condominium	3	2	0	1,208	\$110	\$132,500	119	119
6	A4215649	34203	5434 Fair Oaks St #5434, BRADENTON	TARA PLANTATION GARDEN S II&III	N	N	N	N	N	1 /	Condominium	2	2	0	1,004	\$134	\$134,600	138	138
7	A4403023	34203	6908 Drewrys Bif #711, BRADENTON	THE VILLAGE SAT TARA CONDOMIN	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$104	\$140,000	98	557
8	A4405301	34203	5519 Fair Oaks St #., BRADENTON	TARA PLANTATION GARDEN S PH I	Y	Y	N	N	N	1 /	Condominium	2	2	0	1,004	\$154	\$155,000	68	68

Presented By: Lisa A. Hayden

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9	A4191923	34203	6832 Fairview Ter #8-202, BRADENTON	FAIRWAY GARDEN S II AT TARA CONDO	N	Y	N	N	N	1 /	Condominium	2	2	0	1,346	\$126	\$169,500	395	395
10	A4411046	34203	6764 Fairway Gardens Dr #16, BRADENTON	FAIRWAY GARDEN S II AT TARA CONDO /TARA M	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$126	\$170,000	2	2
11	A4201991	34203	6582 Fairway Gardens Dr #4-201, BRADENTON	TARA	N	N	N	N	N	1 /	Condominium	2	2	0	1,346	\$126	\$170,000	246	246
12	A4406743	34203	6822 Fairview Ter #7-201, BRADENTON	FAIRWAY GARDEN S II AT TARA CONDO	N	Y	N	N	N	1 /	Condominium	2	2	0	1,346	\$132	\$178,000	54	54
13	A4400743	34203	7277 Cedar Hollow Cir #201, BRADENTON	CEDAR HOLLOW AT TARA, A CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,406	\$134	\$188,900	120	120
14	A4210737	34203	6534 Fairway Gardens Dr #17, BRADENTON	FAIRWAY GARDEN S AT TARA, A CONDO	N	Y	N	N	N	1 /	Condominium	3	2	0	1,346	\$140	\$188,900	182	182
15	A4401903	34203	6950 Stoneywalk Ct, BRADENTON	VILLAS AT TARA CONDO OR1364/2 132	N	N	N	N	N	2 /	Villa	2	2	0	1,517	\$125	\$189,000	109	109
16	A4409106	34203	7133 Cedar Hollow Cir #102, BRADENTON	CEDAR HOLLOW AT TARA, A CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$144	\$194,900	25	25
17	A4213415	34203	5828 Cottonwood St #5828, BRADENTON	TARA TWELVE OAKS II	N	N	N	N	N	2 /	Condominium	3	2	0	1,526	\$131	\$199,900	157	157

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#	MLS #	Zip	Address	Subdiv	WF	WV	WA	WE	Pool	Gar/Cpt	P Style	BR	FB	HB	H SqFt	LP/H SqFt	List Price	ADOM	CDOM
18	A4213117	34203	5723 Cottonwood St, BRADENTON	TARA	N	N	N	N	N	2 /	Condominium	2	2	0	1,656	\$121	\$199,900	160	160
19	A4409414	34203	7191 Strand Cir #7191, BRADENTON	CYPRES S STRAND, A CONDO OR 1839/628 7	N	N	N	N	N	1 /	Condominium	2	2	0	1,368	\$159	\$217,500	22	37
20	A4191909	34203	7137 Melrose, BRADENTON	MELROS E GARDEN S AT TARA	N	N	N	N	N	2 /	Villa	3	2	0	1,759	\$125	\$219,000	395	1382
21	A4214343	34203	6326 Grand Oak Cir #105, BRADENTON	GRAND OAK AT TARA A CONDO OR1738/5 953	N	N	N	N	N	1 /	Condominium	2	2	0	1,348	\$163	\$219,900	149	149
22	A4406210	34203	6929 Stoneywalk Ct, BRADENTON	TARA VILLAS OF STONE WALK	N	N	N	N	N	2 /	Villa	2	2	0	1,656	\$145	\$239,900	55	55

# LISTINGS:	22	MIN VALUES:	2	2	0	1,004	\$102	\$115,000	2	2
		MAX VALUES:	3	2	0	1,759	\$163	\$239,900	395	1382
		AVG VALUES:	2	2	0	1,339	\$129	\$172,941	132	211
		MED VALUES:	2	2	0	1,347	\$126	\$174,000	120	121

PND

#	MLS #	Zip	Address	Subdiv	WF	WV	WA	WE	Pool	Gar/Cpt	P Style	BR	FB	HB	H SqFt	LP/H SqFt	List Price	ADOM	CDOM
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#	MLS #	Zip	Address	Subdiv	WF	WV	WA	WE	Pool	Gar/Cpt	P Style	BR	FB	HB	H SqFt	LP/H SqFt	List Price	ADOM	CDOM
1	A4182751	34203	7103 Strand Cir #20-102, BRADENTON	CYPRES S STRAND, A CONDO OR 1839/628 7	Y	Y	Y	N	N	1 /	Condominium	2	2	0	1,320	\$142	\$186,900	420	420
2	A4207840	34203	7193 Strand Cir #101, BRADENTON	CYPRES S STRAND, A CONDO OR 1839/628 7	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$142	\$192,000	162	162
3	A4404017	34203	7143 Cedar Hollow Cir #7143, BRADENTON	TARA CEDAR HOLLOW	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$142	\$192,300	66	66
4	A4402519	34203	7622 Sweetbay Cir #201, BRADENTON	MAGNOLI A CROSSIN G A CONDO OR1761/7 301	N	N	N	N	N	1 /	Condominium	2	2	0	1,409	\$137	\$192,500	100	100
5	A4402459	34203	6336 Bay Cedar Ln #6336, BRADENTON	CYPRES S STRAND, A CONDO OR 1839/628 7	Y	Y	N	N	N	1 /	Condominium	2	2	0	1,368	\$145	\$199,000	82	82
6	A4408360	34203	6421 Bay Cedar Ln #201, BRADENTON	CYPRES S STRAND OR 1923/940	N	N	N	N	N	1 /	Condominium	2	2	0	1,402	\$143	\$199,900	30	258
7	A4208798	34203	6350 Grand Oak Cir #204, BRADENTON	GRAND OAK AT TARA A CONDO OR1738/5 953	N	Y	N	N	N	1 /	Condominium	3	2	0	1,659	\$131	\$217,000	153	153

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# LISTINGS:	7	MIN VALUES:	2	2	0	1,320	\$131	\$186,900	30	66
		MAX VALUES:	3	2	0	1,659	\$145	\$217,000	420	420
		AVG VALUES:	2	2	0	1,409	\$140	\$197,086	145	177
		MED VALUES:	2	2	0	1,368	\$142	\$192,500	100	153

SLD

#	MLS #	Zip	Address	Subdiv	WF	WV	WA	WE	Pool	Gar/Cpt	P Style	BR	FB	HB	H SqFt	LP/H SqFt	List Price	Sold Price	SP/H SqFt	Sold Dt	SP/LP	ADOM	CDOM
1	A4210337	34203	6505 Stone River Rd #303, BRADENTON	TERRAC ES 3 OF TARA	N	N	N	N	N	/ 1	Condominium	2	2	0	1,118	\$107	\$119,900	\$98,000	\$88	04/30/18	0.82	15	15
2	A4212130	34203	6507 Stone River Rd #210, BRADENTON	TARA TERRACES	N	N	N	N	N	/ 1	Condominium	2	2	0	1,042	\$110	\$114,600	\$103,000	\$99	06/05/18	0.90	63	63
3	A4205701	34203	6501 Stone River Rd #105, BRADENTON	TARA TERRACES	N	Y	N	N	N	/ 1	Condominium	2	2	0	1,042	\$110	\$114,900	\$111,000	\$107	03/05/18	0.97	13	13
4	A4210283	34203	6501 Stone River Rd #307, BRADENTON	TERRACES I AT TARA	N	Y	N	N	N		Condominium	2	2	0	1,042	\$111	\$115,900	\$112,500	\$108	05/29/18	0.97	75	75
5	A4208236	34203	6503 Stone River Rd #308, BRADENTON	TERRACES 2 OF TARA CONDO	N	Y	N	N	N	/ 1	Condominium	2	2	0	1,118	\$109	\$122,000	\$115,000	\$103	06/18/18	0.94	14	14
6	A4200405	34203	5544 Fair Oaks St #5544, BRADENTON	TARA PLANTATION GARDEN S P H I	N	N	N	N	N	1 /	Condominium	3	2	0	1,208	\$107	\$129,000	\$118,000	\$98	07/05/18	0.91	209	209
7	T2892305	34203	6685 Drewrys Bif #6685, BRADENTON	CLUBHOUSE USE VERANDAS OF TARA A CO	N	N	N	N	N	1 /	Condominium	2	2	0	1,340	\$97	\$129,500	\$123,000	\$92	03/16/18	0.95	233	233
8	A4409606	34203	6627 Pineview Ter #6627, BRADENTON	FAIRWAY GARDEN S AT TARA, A CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,140	\$110	\$125,000	\$125,001	\$110	08/13/18	1.00	3	3

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9	A4192927	34203	6622 Pineview Ter #101, BRADENTON	FAIRWAY GARDEN SAT TARA, A CONDO	Y	Y	N	N	N	1 /	Condominium	2	2	0	1,140	\$130	\$147,900	\$137,450	\$121	07/25/18	0.93	311	768
10	A4209032	34203	5401 Fair Oaks St, BRADENTON	TARA PLANTATION GARDEN S II&III	N	N	N	N	N	1 /	Condominium	2	2	0	1,004	\$139	\$139,900	\$138,900	\$138	05/24/18	0.99	35	35
11	A4185334	34203	5453 Fair Oaks St #6-C, BRADENTON	TARA PLANTATION GARDEN S II&III	N	N	N	N	N	1 /	Condominium	3	2	0	1,208	\$124	\$149,900	\$142,000	\$118	05/04/18	0.95	325	325
12	A4207753	34203	6807 Stone River Rd #201, BRADENTON	TARA VERANDAS ONE CONDO	N	N	N	N	N	1 /	Condominium	3	2	0	1,345	\$111	\$149,900	\$143,000	\$106	03/16/18	0.95	28	393
13	A4195707	34203	6807 Stone River Rd #103, BRADENTON	TARA VERANDAS ONE CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,202	\$125	\$149,900	\$145,000	\$121	04/12/18	0.97	187	403
14	A4212251	34203	6583 Fairway Gardens Dr #6583, BRADENTON	FAIRWAY GARDEN SAT TARA, A CONDO	N	Y	N	N	N	1 /	Condominium	2	2	0	1,140	\$131	\$149,900	\$149,900	\$131	04/24/18	1.00	9	9
15	A4182633	34203	6657 Pineview Ter #102, BRADENTON	FAIRWAY GARDEN SAT TARA, A CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,140	\$140	\$160,000	\$150,000	\$132	08/01/18	0.94	440	440
16	A4205474	34203	5403 Stoneybrook Ln #15, BRADENTON	FAIRWAY GARDEN S II AT TARA CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$126	\$170,000	\$165,000	\$122	04/24/18	0.97	69	69
17	A4402213	34203	7620 Sweetbay Cir, BRADENTON	MAGNOLIA CROSSING	N	N	N	N	N	1 /	Condominium	2	2	0	1,409	\$124	\$174,900	\$170,000	\$121	08/07/18	0.97	56	56

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18	A4192325	34203	6644 Pineview Ter #9-201, BRADENTON	FAIRWAY GARDEN TARA, A CONDO	N	Y	N	N	N	1 /	Condominium	2	2	0	1,400	\$128	\$179,700	\$172,000	\$123	02/23/18	0.96	169	169
19	A4215977	34203	5405 Stoneybrook Ln #0, BRADENTON	FAIRWAY GARDEN S II AT TARA CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,346	\$134	\$179,900	\$175,000	\$130	05/07/18	0.97	6	6
20	A4210120	34203	6860 Fairview Ter #10-101, BRADENTON	FAIRWAY GARDEN S II AT TARA CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$133	\$180,000	\$175,000	\$129	06/15/18	0.97	48	48
21	A4194325	34203	7357 Fountain Palm Cir #7357, BRADENTON	TARA PALM GROVE	N	N	N	N	N	1 /	Condominium	2	2	0	1,348	\$137	\$184,900	\$175,900	\$130	05/10/18	0.95	224	224
22	O5701973	34203	6345 Bay Cedar Ln, BRADENTON	CYPRES S STRAND, A CONDO OR 1839/628 7	N	N	N	N	N	1 /	Condominium	2	2	0	1,320	\$136	\$179,900	\$179,900	\$136	05/11/18	1.00	7	7
23	N5916759	34203	7011 Strand Cir #n/a, BRADENTON	CYPRES S STRAND OR 1923/940	N	Y	N	N	N	1 /	Condominium	2	2	0	1,402	\$135	\$189,800	\$183,600	\$131	08/04/18	0.97	66	66
24	A4180689	34203	7533 Marsh Orchid Cir #12-102, BRADENTON	ORCHID COVE A CONDO OR 1872/951	N	N	N	N	N	1 /	Condominium	2	2	0	1,356	\$136	\$184,500	\$184,500	\$136	02/20/18	1.00	110	110
25	A4213801	34203	7531 Marsh Orchid Cir #7531, BRADENTON	ORCHID COVE A CONDO OR 1872/951	N	N	N	N	N	1 /	Condominium	2	2	0	1,398	\$136	\$189,500	\$185,000	\$132	06/29/18	0.98	64	64

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26	A4401026	34203	7114 Cedar Hollow Cir #101, BRADENTON	CEDAR HOLLOW AT TARA, A CONDO	N	N	N	N	N	1 /	Condominium	2	2	0	1,352	\$140	\$189,900	\$185,000	\$137	07/17/18	0.97	35	35
27	A4404749	34203	7645 Sweetbay Cir #9-101, BRADENTON	MAGNOLIA CROSSING A CONDO OR1761/7301	N	Y	N	N	Y	1 /	Condominium	2	2	0	1,353	\$144	\$194,500	\$185,000	\$137	07/16/18	0.95	12	12
28	A4200795	34203	7212 Cedar Hollow Cir #101, BRADENTON	CEDAR HOLLOW AT TARA, A CONDO	N	Y	N	N	N	1 /	Condominium	2	2	0	1,352	\$144	\$195,000	\$185,000	\$137	03/26/18	0.95	71	71
29	A4405349	34203	7215 Fountain Palm Cir, BRADENTON	PALM GROVE A CONDO OR1987/1324	N	N	N	N	N	1 /	Condominium	2	2	0	1,348	\$145	\$194,900	\$186,000	\$138	07/24/18	0.95	19	19
30	A4198149	34203	5831 Cottonwood St, BRADENTON	TARA TWELVE OAKS	N	Y	N	N	N	2 /	Condominium	2	2	0	1,656	\$120	\$199,000	\$190,000	\$115	03/09/18	0.95	131	131
31	A4215862	34203	7225 Fountain Palm Cir #3-102, BRADENTON	PALM GROVE A CONDO OR1987/1324	N	N	N	N	N	1 /	Condominium	2	2	0	1,348	\$148	\$199,900	\$190,000	\$141	08/14/18	0.95	93	93
32	A4202126	34203	7540 Marsh Orchid Cir, BRADENTON	ORCHID COVE A CONDO OR1872/951	N	N	N	N	N	1 /	Condominium	2	2	0	1,356	\$147	\$199,900	\$195,000	\$144	02/26/18	0.98	82	82
33	A4205880	34203	7039 Strand Cir #34-201, BRADENTON	CYPRESS STRAND OR1923/940	Y	Y	N	N	N	1 /	Condominium	3	2	0	1,368	\$150	\$204,900	\$195,000	\$143	02/26/18	0.95	24	24

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34	A4402783	34203	6323 Bay Cedar Ln #6323, BRADENTON	CYPRES S STRAND, A CONDO OR 1839/628 7	N	N	N	N	N	1 /	Condominium	2	2	0	1,368	\$146	\$199,900	\$198,500	\$145	07/06/18	0.99	25	25
35	O5559515	34203	6342 Grand Oak Cir #105, BRADENTON	GRAND OAK AT TARA A CONDO OR1738/5 953	N	N	N	N	N	1 /	Condominium	2	2	0	1,348	\$157	\$212,000	\$202,000	\$150	07/04/18	0.95	133	133
36	A4405400	34203	7022 Scrub Jay Way #7022, BRADENTON	CYPRES S STRAND OR 1923/940	N	N	N	N	N	1 /	Condominium	2	2	0	1,320	\$163	\$214,900	\$210,000	\$159	08/01/18	0.98	2	2
37	A4210821	34203	7321 Fountain Palm Cir ##8-202, BRADENTON	PALM GROVE A CONDO OR 1987/132 4	N	N	N	N	N	1 /	Condominium	3	2	0	1,617	\$133	\$215,000	\$210,000	\$130	05/31/18	0.98	68	252
38	A4400197	34203	7146 Strand Cir #7146, BRADENTON	CYPRES S STRAND, A CONDO OR 1839/628 7	Y	Y	N	N	N	1 /	Condominium	2	2	0	1,320	\$167	\$220,000	\$212,000	\$161	05/25/18	0.96	22	22
# LISTINGS:		38	MIN VALUES:									2	2	0	1,004	\$97	\$114,600	\$98,000	\$88		0.82	2	2
			MAX VALUES:									3	2	0	1,656	\$167	\$220,000	\$212,000	\$161		1.00	440	768
			AVG VALUES:									2	2	0	1,290	\$131	\$170,292	\$163,715	\$126		0.96	92	124
			MED VALUES:									2	2	0	1,347	\$133	\$179,900	\$175,000	\$130		0.96	64	65

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Property Type is 'Residential' **Status** is 'Active' **Status** is one of 'Pending', 'Sold' **Status Contractual Search Date** is 08/17/2018 to 02/18/2018 **Property Style** is one of 'Condo - Hotel', 'Condominium', 'Townhouse', 'Villa' **Latitude, Longitude** is around 27.43, -82.47 **MLS Zip** is '34203 - Bradenton/Bradenton River/Lakewood Rch'

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