

LEWES REAL ESTATE NEWS

The Lee Ann Wilkinson Group

Superior Service, Outstanding Results

January 2023

THE YEAR IN REAL ESTATE: 2022 STATISTICS

	Lewes Beach	Lewes In-Town	East of Route 1	New Construction	TOTAL
Total Properties REALTORS® Sold	19	55	151	147	372
BHHS PenFed Realty Sales Participation	16	37	64	22	139
BHHS PenFed Realty Market Share	84%	67%	42%	15%	37%

LEWES BEACH

Average Sales Price – Lots (0 properties sold)	N/A
Average Sales Price – Condos/Townhomes (4 properties sold)	\$1,063,250
Average Sales Price – Homes (15 properties sold)	\$1,610,333
Average Days on Market	36

LEWES IN-TOWN

Average Sales Price – Lots (6 properties sold)	\$575,150
Average Sales Price – Condos/Townhomes (6 properties sold)	\$483,583
Average Sales Price – Homes (43 properties sold)	\$955,826
Average Days on Market	18

LEWES EAST OF ROUTE 1

Average Sales Price – Lots (10 properties sold)	\$539,381
Average Sales Price – Condos/Townhomes (76 properties sold)	\$408,507
Average Sales Price – Homes (65 properties sold)	\$858,928
Average Days on Market	33

LEWES NEW CONSTRUCTION HOMES/COMMUNITIES

Average Sales Price – Condos/Townhomes (65 properties sold)	\$602,440
Average Sales Price – Homes (82 properties sold)	\$985,756

KEY: BHHS – Berkshire Hathaway HomeServices PenFed Realty Listing/Sale

OB – Other Broker's Listing/Sale

Statistics compiled from all participating brokers and agents of the Bright Multiple Listing Service (MLS) on January 14, 2023.

Development parcels and new construction projects that are not available to all real estate offices have not been included. Lewes East of Route 1 consists of properties with a Lewes zip code, situated on the eastern side of Coastal Highway, outside city limits. 'Days To Contract' is the number of days from listing date to the date a contract is accepted. If your home is currently listed with another broker, please disregard. It is not our intention to solicit listings of other brokers.

The Lee Ann Wilkinson Group

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LEWES BEACH CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
211 Anglers Road #206A	\$585,000	\$593,000	8/31/2022	2	OB	O
130 Bay Avenue #C	\$889,900	\$860,000	11/18/2022	63	BHHS	O
16 Pilot Point	\$1,350,000	\$1,350,000	9/9/2022	0	—	BHHS
33 Pilot Point	\$1,500,000	\$1,450,000	10/31/2022	1	—	BHHS
LEWES BEACH SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
109 W Canal Street	\$995,000	\$1,050,000	4/29/2022	7	BHHS	OB
5 Delmar Avenue	\$1,199,900	\$1,100,000	11/7/2022	12	BHHS	OB
206 Massachusetts Avenue	\$1,385,000	\$1,200,000	1/14/2022	149	BHHS	BHHS
211 Grey Plover Court	\$1,374,900	\$1,250,000	9/7/2022	78	OB	OB
313 E Savannah Road	\$1,324,900	\$1,275,000	8/23/2022	12	BHHS	OB
11 Illinois Avenue	\$1,500,000	\$1,275,000	3/25/2022	180	OB	OB
528 E Cape Shores Drive	\$1,400,000	\$1,350,000	3/25/2022	115	BHHS	BHHS
12 Nebraska Avenue	\$1,325,000	\$1,415,000	10/5/2022	0	—	BHHS
204 Massachusetts Avenue	\$1,495,000	\$1,495,000	5/26/2022	0	BHHS	BHHS
2502 Cedar Street	\$1,750,000	\$1,700,000	8/10/2022	2	—	BHHS
302 W Cape Shores Drive	\$1,999,900	\$1,800,000	11/14/2022	25	BHHS	BHHS
2101 Cedar Street	\$1,999,900	\$1,850,000	10/14/2022	8	BHHS	OB
4 Delmar Avenue	\$2,000,000	\$2,000,000	1/14/2022	0	—	BHHS
101 Cedar Street	\$2,195,000	\$2,145,000	2/4/2022	28	BHHS	OB
2104 Bay Avenue	\$3,489,500	\$3,250,000	9/30/2022	5	OB	BHHS
LEWES IN-TOWN LOTS	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
Lot 16 Schley Avenue	\$425,000	\$435,000	2/16/2022	9	BHHS	OB
Lot 4a Dupont Avenue	\$499,900	\$489,900	8/22/2022	3	BHHS	BHHS
512 Dupont Avenue	\$499,900	\$500,000	8/22/2022	0	—	BHHS
102 Seaglass Drive	\$575,000	\$550,000	6/17/2022	0	BHHS	BHHS
415 Virden Way	\$750,000	\$725,000	12/15/2022	24	BHHS	BHHS
320 Savannah Road	\$795,000	\$751,000	4/21/2022	39	OB	BHHS
LEWES IN-TOWN CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
34 Henlopen Gardens #34	\$319,900	\$320,000	7/22/2022	0	BHHS	BHHS
58 Henlopen Gardens #58	\$359,900	\$360,000	2/25/2022	22	OB	OB
2 Henlopen Gardens #2	\$375,000	\$428,000	3/25/2022	4	OB	OB
131-B Beach Plum Place	\$499,000	\$533,500	9/16/2022	2	BHHS	BHHS
426 Samantha Drive	\$625,000	\$615,000	9/6/2022	0	BHHS	BHHS
100 Carter Way	\$669,900	\$645,000	11/14/2022	32	BHHS	OB

LEWES IN-TOWN SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
130 Franklin Avenue	\$399,000	\$418,000	12/21/2022	49	OB	OB
1 Bay Breeze Drive	\$475,000	\$475,000	6/3/2022	14	OB	OB
11 Surf Avenue	\$519,900	\$545,000	2/25/2022	0	—	BHHS
107 Beebe Avenue	\$699,900	\$585,000	5/26/2022	43	BHHS	BHHS
17 Sandpiper Drive	\$559,000	\$559,000	4/28/2022	4	OB	OB
514 Railroad Avenue	\$599,900	\$599,900	11/3/2022	0	—	BHHS
205 University Drive	\$575,000	\$600,000	4/22/2022	2	OB	OB
45 Harborview Road	\$699,900	\$650,000	10/21/2022	21	BHHS	OB
8 Harborview Road	\$599,900	\$655,000	5/13/2022	9	BHHS	OB
12 Surf Avenue	\$629,000	\$660,000	8/31/2022	4	OB	OB
8 Surf Avenue	\$599,000	\$676,000	3/26/2022	3	OB	OB
9 Wellington Court	\$699,900	\$685,000	12/20/2022	61	BHHS	BHHS
402 Ocean View Blvd	\$699,900	\$710,000	1/21/2022	0	BHHS	BHHS
230 Ocean View Blvd	\$699,000	\$715,000	2/18/2022	82	BHHS	OB
10 Sandpiper Drive	\$695,500	\$720,000	5/31/2022	0	OB	BHHS
29 Harborview Road	\$589,900	\$720,000	4/29/2022	6	OB	OB
409 Dupont Avenue	\$764,900	\$750,000	2/4/2022	0	—	BHHS
201 Samantha Drive	\$775,000	\$750,000	9/27/2022	2	OB	OB
204 Marina Drive	\$775,000	\$776,000	12/2/2022	0	OB	OB
111 Samantha Drive	\$829,500	\$795,000	10/31/2022	8	OB	OB
119 McFee Street	\$829,900	\$805,000	12/16/2022	18	BHHS	OB
322 Savannah Road	\$950,000	\$810,000	9/15/2022	52	OB	OB
502 Seagull Drive	\$875,750	\$815,000	3/11/2022	72	OB	BHHS
801 W 4th Street	\$789,000	\$817,500	1/14/2022	2	OB	BHHS
206 Marina Drive	\$700,000	\$850,000	4/20/2022	2	OB	BHHS
5 Liszar Drive	\$869,900	\$875,100	8/2/2022	9	OB	OB
40 Harborview Road	\$800,000	\$880,000	6/16/2022	3	OB	OB
320 Captains Circle	\$899,900	\$900,000	10/28/2022	4	BHHS	BHHS
13 Wellington Court	\$899,900	\$920,000	11/17/2022	2	OB	OB
408 Park Avenue	\$959,000	\$930,000	2/18/2022	9	OB	BHHS
9 Blue Heron Drive	\$1,150,000	\$947,000	7/12/2022	3	OB	OB
128 New Road	\$1,150,000	\$1,125,000	11/3/2022	44	BHHS	OB
316 Mulberry Street	\$1,150,000	\$1,150,000	10/7/2022	100	BHHS	OB
108 Seagull Drive	\$999,900	\$1,150,000	6/27/2022	0	—	BHHS
323 Captains Circle	\$1,200,000	\$1,200,000	6/30/2022	0	—	BHHS

(Statistics show listings of ALL Brokers in the MLS)

LEWES IN-TOWN SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
407 Saint Paul Street	\$1,295,000	\$1,295,000	6/24/2022	12	—	BHHS
138 Kings Highway	\$1,295,000	\$1,312,000	6/15/2022	5	BHHS	BHHS
235 2nd Street	\$1,875,000	\$1,625,000	10/14/2022	67	BHHS	OB
108 Shipcarpenter Street	\$1,595,000	\$1,625,000	6/9/2022	3	BHHS	OB
42 Shipcarpenter Square	\$1,899,900	\$1,850,000	1/27/2022	0	BHHS	BHHS
330 Savannah Road	\$2,350,000	\$1,975,000	4/29/2022	148	OB	OB
354 Pilottown Road	\$2,100,000	\$2,100,000	8/15/2022	0	—	BHHS
130 Jefferson Avenue	\$2,100,000	\$2,100,000	6/15/2022	0	—	BHHS
LEWES EAST OF ROUTE 1 LOTS	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
111 Dove Drive	\$299,900	\$275,000	8/4/2022	5	OB	OB
32946 Kiwi Court W	\$329,000	\$330,000	7/18/2022	1	OB	BHHS
32904 Peach Tree Lane	\$340,000	\$333,000	6/13/2022	2	OB	BHHS
Old Mill Road	\$560,000	\$530,000	1/12/2022	221	OB	OB
32045 Jodhpur Court	\$649,900	\$600,000	9/15/2022	19	OB	OB
35756 Tarpon Drive	\$575,000	\$600,000	4/29/2022	2	OB	OB
35152 Battlemixer Drive	\$645,905	\$645,905	8/5/2022	0	OB	OB
35881 Tarpon Drive	\$699,900	\$665,000	12/30/2022	146	BHHS	OB
35162 Battlemixer Drive	\$679,900	\$679,900	3/25/2022	0	BHHS	BHHS
16632 Blue Marlin Court	\$800,000	\$735,000	1/11/2022	1	OB	OB
LEWES EAST OF ROUTE 1 CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
34545 Titleist Court #33	\$244,900	\$244,900	3/18/2022	120	OB	OB
34510 Bushnell Court #8	\$249,900	\$249,900	12/14/2022	181	OB	OB
34510 Bushnell Court #6	\$249,900	\$249,900	10/7/2022	12	OB	OB
34510 Bushnell Court #5	\$249,900	\$250,900	10/25/2022	165	OB	OB
34515 Bushnell Court #11	\$259,900	\$264,000	7/28/2022	7	BHHS	OB
34545 Titleist Court #36	\$269,900	\$271,000	10/27/2022	6	OB	OB
17275 King Phillip Way #1103	\$285,000	\$285,000	11/18/2022	12	OB	BHHS
17314 N Village Main Blvd #56	\$320,000	\$297,500	8/31/2022	161	OB	OB
17059 S Brandt Street #3204	\$300,000	\$301,000	1/25/2022	22	OB	OB
34682 Villa Circle #4306	\$319,900	\$319,900	4/22/2022	1	OB	OB
34670 Villa Circle #2304	\$310,000	\$321,000	1/10/2022	2	OB	OB
34670 Villa Circle #2205	\$329,900	\$322,900	4/8/2022	3	OB	OB
33106 N Village Loop #1304	\$309,000	\$325,000	1/7/2022	6	OB	OB
17054 N Brandt Street #1203	\$329,000	\$325,000	7/7/2022	1	OB	OB
34704 Villa Circle #1203	\$325,000	\$325,000	9/12/2022	5	BHHS	OB

(Statistics show listings of ALL Brokers in the MLS)

LEWES EAST OF ROUTE 1 CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
34682 Villa Circle #4301	\$319,900	\$325,000	4/14/2022	1	BHHS	OB
17071 S Brandt Street #5207	\$295,000	\$326,000	4/8/2022	5	OB	OB
17046 N Brandt Street #2106	\$310,000	\$327,000	4/22/2022	9	BHHS	OB
34670 Villa Circle #2103	\$329,000	\$329,000	10/25/2022	2	OB	OB
17059 S Brandt Street #3105	\$325,000	\$330,000	6/15/2022	0	OB	OB
17063 S Brandt Street #4303	\$299,900	\$331,000	4/25/2022	3	BHHS	BHHS
17300 N Village Main Blvd #60	\$331,000	\$331,000	4/29/2022	24	OB	OB
34704 Villa Circle #1101	\$325,000	\$332,000	5/27/2022	6	OB	OB
17054 N Brandt Street #1204	\$329,000	\$335,000	6/17/2022	1	BHHS	OB
17063 S Brandt Street #4105	\$322,000	\$335,000	7/1/2022	3	OB	OB
34682 Villa Circle #4105	\$337,000	\$335,000	11/3/2022	23	OB	OB
34670 Villa Circle #2104	\$325,000	\$337,000	7/1/2022	1	OB	OB
17071 S Brandt Street #5304	\$329,000	\$340,000	6/23/2022	67	BHHS	OB
17063 S Brandt Street #4104	\$319,900	\$340,000	5/21/2022	3	OB	OB
17054 N Brandt Street #1305	\$344,900	\$345,000	8/31/2022	22	OB	OB
17063 S Brandt Street #4307	\$339,900	\$345,000	9/30/2022	2	OB	OB
17063 S Brandt Street #4205	\$350,000	\$348,000	11/18/2022	3	OB	OB
17046 N Brandt Street #2304	\$329,000	\$348,000	6/4/2022	1	OB	OB
17071 S Brandt Street #5205	\$339,900	\$350,000	9/16/2022	4	OB	BHHS
17059 S Brandt Street #3304	\$344,900	\$350,000	9/26/2022	4	OB	OB
34682 Villa Circle #4101	\$349,000	\$355,000	5/20/2022	7	OB	OB
33120 N Village Loop #2-105	\$395,000	\$365,000	11/15/2022	15	OB	OB
34646 Bay Crossing Blvd #805	\$379,000	\$370,000	12/16/2022	8	OB	OB
17391 Taramino Place #27	\$398,000	\$390,000	12/28/2022	42	OB	OB
17239 Queen Anne Way #1	\$349,000	\$392,000	6/13/2022	3	OB	OB
17274 King Phillip Way #62	\$419,000	\$399,500	11/11/2022	20	OB	OB
34673 Villa Circle #306	\$399,900	\$399,900	7/7/2022	12	BHHS	OB
17295 Queen Anne Way #29	\$405,000	\$400,000	12/15/2022	15	OB	OB
33156 N Village Loop #4302	\$359,000	\$400,000	5/6/2022	4	OB	OB
34646 Bay Crossing Blvd #806	\$369,900	\$401,000	3/30/2022	3	OB	OB
34005 Wescoats Road #2	\$415,000	\$404,000	6/22/2022	827	OB	OB
34011 Wescoats Road #4	\$425,000	\$405,000	1/21/2022	101	OB	OB
17400 N Village Main Blvd #10	\$398,900	\$405,000	3/30/2022	2	OB	OB
33323 E Chesapeake Street #30	\$430,000	\$415,000	6/13/2022	13	OB	OB
17256 Queen Anne Way	\$419,900	\$430,150	5/10/2022	5	BHHS	BHHS

LEWES EAST OF ROUTE 1 CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
34646 Bay Crossing Blvd #807	\$445,000	\$439,000	7/21/2022	29	OB	OB
17326 King Phillip Way #36	\$439,900	\$439,900	3/29/2022	0	—	BHHS
34729 Maritime Way	\$450,000	\$450,000	4/29/2022	0	—	BHHS
17312 King Phillip Way #43	\$439,900	\$451,000	2/17/2022	5	BHHS	OB
34721 Jib Court	\$475,000	\$452,500	9/16/2022	12	OB	OB
34705 Mainsail Court	\$399,900	\$453,000	3/30/2022	4	BHHS	OB
33192 N Village Loop #5106	\$475,000	\$460,000	4/14/2022	8	OB	OB
33130 N Village Loop #3-101	\$460,000	\$462,000	9/23/2022	1	OB	OB
35069 Zwaanendael Avenue #23D	\$465,000	\$475,000	4/6/2022	0	OB	OB
34704 Mainsail Court	\$480,000	\$480,000	6/30/2022	3	—	BHHS
33130 N Village Loop #3-106	\$499,900	\$485,000	12/30/2022	41	BHHS	BHHS
17230 Chatham Street #17230	\$480,000	\$495,000	5/18/2022	6	OB	OB
34696 Mainsail Court	\$490,000	\$496,000	7/11/2022	1	OB	OB
18025 Sawhill Drive #T59	\$499,990	\$500,000	3/30/2022	1	OB	OB
17210 Chatham Street	\$499,500	\$510,000	6/8/2022	6	OB	OB
23096 Waggoner Avenue #D47	\$524,999	\$527,000	5/26/2022	4	OB	OB
18052 Sawhill Drive #T75	\$539,900	\$539,900	5/26/2022	6	OB	OB
19216 Farros Aly	\$519,900	\$540,000	6/16/2022	0	BHHS	BHHS
17281 N Village Main Blvd	\$499,900	\$550,000	3/18/2022	4	BHHS	BHHS
31386 Causey Road #T-76	\$649,900	\$610,000	10/31/2022	47	OB	OB
31244 Temple Road #T-11	\$649,500	\$643,000	12/7/2022	74	OB	OB
31259 Temple Road #T-53	\$669,000	\$644,000	12/19/2022	21	OB	OB
31634 Carvel Road #T-105	\$699,900	\$685,900	9/23/2022	6	BHHS	BHHS
31377 Causey Road #T-86	\$685,000	\$700,000	3/24/2022	2	OB	OB
12411 Dickinson Court	\$689,900	\$705,000	6/3/2022	0	BHHS	BHHS
31277 Temple Road	\$829,900	\$829,900	9/14/2022	7	OB	BHHS
LEWES EAST OF ROUTE 1 SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
8 McIntosh Court	\$425,000	\$385,000	10/21/2022	8	OB	BHHS
31 Tradewinds Lane	\$389,900	\$400,100	7/15/2022	9	OB	OB
16700 Snipe Drive	\$399,000	\$435,000	7/12/2022	1	BHHS	BHHS
32129 Oak Drive	\$435,000	\$435,000	5/17/2022	0	OB	OB
7 Cristeen Court	\$429,000	\$451,000	6/24/2022	8	OB	BHHS
120 E Wild Rabbit Run	\$499,900	\$460,000	11/2/2022	12	BHHS	BHHS
140 S Quail Trail	\$549,000	\$515,000	8/26/2022	42	BHHS	OB
34 Tradewinds Lane	\$499,900	\$532,000	4/29/2022	4	BHHS	OB

(Statistics show listings of ALL Brokers in the MLS)

LEWES EAST OF ROUTE 1 SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
95 Dove Drive	\$525,000	\$532,260	2/10/2022	12	OB	OB
110 W Quail Trail	\$535,000	\$535,000	9/12/2022	39	OB	BHHS
34938 Ensign Crest	\$549,900	\$560,000	4/7/2022	4	OB	OB
33151 W Chesapeake Street	\$599,900	\$560,000	12/30/2022	92	BHHS	BHHS
35215 Seaport Loop	\$650,000	\$580,000	11/18/2022	26	OB	BHHS
34898 Bay Crossing Blvd	\$589,900	\$589,900	10/5/2022	3	BHHS	OB
33066 Kiwi Court E	\$599,000	\$589,900	1/14/2022	49	BHHS	BHHS
106 Dove Drive	\$579,900	\$595,000	4/19/2022	3	BHHS	OB
33029 Crab Apple Lane	\$675,000	\$615,000	6/2/2022	33	OB	OB
32995 Kiwi Street	\$599,000	\$625,000	4/1/2022	12	OB	OB
32180 Oak Drive	\$639,900	\$630,000	12/23/2022	75	OB	BHHS
33490 W Hunters Run	\$649,900	\$649,900	9/6/2022	2	BHHS	BHHS
32942 Peach Tree Lane	\$679,900	\$650,000	10/20/2022	46	BHHS	BHHS
33118 W Dorchester Street	\$679,900	\$650,000	1/19/2022	65	OB	OB
113 Pheasant Drive	\$695,000	\$668,000	8/31/2022	19	BHHS	OB
35199 Seaport Loop	\$699,900	\$676,550	12/9/2022	143	BHHS	OB
23046 Waggoner Avenue #SF36	\$699,990	\$680,000	4/5/2022	7	OB	OB
23052 Waggoner Avenue #SF37	\$599,000	\$685,000	1/28/2022	3	OB	OB
33483 W Hunters Run	\$690,000	\$690,000	4/29/2022	8	OB	OB
15648 Simpson Drive	\$699,900	\$694,900	2/11/2022	3	OB	OB
35236 Seaport Loop	\$689,900	\$695,000	3/1/2022	8	BHHS	OB
33487 W Hunters Run	\$759,900	\$695,000	12/1/2022	58	BHHS	BHHS
35220 Seaport Loop	\$699,900	\$700,000	8/22/2022	6	BHHS	OB
35195 Seaport Loop	\$699,900	\$700,000	1/21/2022	9	BHHS	BHHS
32976 Peach Tree Lane	\$725,000	\$710,000	11/7/2022	72	OB	OB
33000 W Falling Creek Street	\$699,900	\$735,000	1/18/2022	0	OB	OB
11509 Maul Road	\$784,000	\$760,000	1/21/2022	35	OB	OB
32916 Nassau Court S	\$775,000	\$775,000	5/12/2022	1	OB	BHHS
17391 Venables Drive	\$799,900	\$811,000	10/14/2022	40	BHHS	BHHS
16641 Shoal Road	\$795,000	\$820,000	8/17/2022	3	BHHS	BHHS
17416 Venables Drive	\$849,000	\$840,000	11/10/2022	8	OB	OB
16989 Idaho Court	\$915,000	\$850,000	3/16/2022	32	OB	BHHS
14354 Allee Lane	\$860,000	\$870,000	4/8/2022	4	OB	OB
17507 Venables Drive	\$899,900	\$875,000	8/1/2022	4	BHHS	BHHS
33095 Nassau Loop	\$879,900	\$879,900	9/22/2022	19	BHHS	OB

(Statistics show listings of ALL Brokers in the MLS)

LEWES EAST OF ROUTE 1 SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
15842 New Road	\$1,200,000	\$925,000	2/15/2022	15	OB	OB
14383 Allee Lane	\$950,000	\$950,000	6/27/2022	2	BHHS	OB
11808 Haslet Road #206	\$1,049,000	\$960,000	8/8/2022	44	BHHS	BHHS
12210 Collins Road #S45	\$995,900	\$995,000	4/20/2022	5	BHHS	BHHS
32667 Hastings Drive	\$949,900	\$1,005,000	4/6/2022	3	BHHS	BHHS
35775 Spinnaker Circle	\$1,049,000	\$1,010,000	6/24/2022	22	OB	OB
11504 Maull Road #S180	\$1,100,000	\$1,050,000	2/16/2022	117	OB	OB
35532 Higgins Drive	\$1,085,000	\$1,100,000	4/22/2022	129	OB	OB
36161 Tarpon Drive	\$1,175,000	\$1,100,000	2/18/2022	173	OB	OB
36018 Wahoo Lane	\$1,250,000	\$1,150,000	12/2/2022	45	OB	OB
11262 Hall Road	\$1,199,900	\$1,199,900	8/26/2022	3	BHHS	OB
15 Greystone Drive	\$1,498,000	\$1,200,000	1/31/2022	169	BHHS	OB
35896 Black Marlin Drive	\$1,299,900	\$1,250,000	6/30/2022	97	OB	OB
37505 Golden Eagle Blvd	\$1,300,000	\$1,275,000	5/13/2022	0	OB	OB
30823 Stallion Lane	\$1,399,000	\$1,275,000	5/17/2022	20	BHHS	OB
17314 Merlin Lane	\$1,375,000	\$1,300,000	12/9/2022	16	BHHS	OB
16933 Black Marlin Circle	\$1,275,000	\$1,305,000	1/14/2022	2	OB	OB
33347 Horseshoe Court	\$1,690,000	\$1,625,000	12/14/2022	363	OB	OB
16189 Gills Neck Road	\$1,599,000	\$1,625,000	1/18/2022	11	BHHS	BHHS
18393 Show Jumper Lane	\$1,699,000	\$1,695,000	2/15/2022	15	BHHS	OB
35765 Black Marlin Drive	\$1,999,000	\$1,900,000	3/25/2022	16	BHHS	OB
32040 Jodhpur Court	\$2,150,000	\$2,150,000	10/28/2022	0	OB	OB
NEW CONSTRUCTION CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
17040 Kaeleigh Court #7	\$399,900	\$425,330	4/4/2022	291	OB	BHHS
17036 Kaeleigh Court #5	\$404,900	\$429,825	3/31/2022	315	OB	OB
17029 Kaeleigh Court #19	\$479,900	\$450,000	12/8/2022	30	OB	OB
17023 Kaeleigh Court #22	\$450,000	\$450,000	9/30/2022	708	OB	OB
17027 Kaeleigh Court #20	\$409,900	\$460,440	9/7/2022	363	OB	OB
17044 Kaeleigh Court #9	\$399,900	\$470,630	4/6/2022	291	OB	BHHS
17038 Kaeleigh Court #6	\$404,900	\$494,885	4/8/2022	315	OB	OB
17021 Kaeleigh Court #23	\$414,900	\$496,576	9/20/2022	492	OB	OB
17042 Kaeleigh Road #8	\$409,900	\$502,170	4/6/2022	333	OB	OB
22071 Kintersburg Dr #T99	\$499,990	\$515,000	4/26/2022	3	OB	OB
17034 Kaeleigh Court #4	\$519,115	\$519,115	3/29/2022	376	OB	OB
31654 Carvel Road #113	\$459,900	\$521,063	1/18/2022	0	OB	OB

(Statistics show listings of ALL Brokers in the MLS)

NEW CONSTRUCTION CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
31617 Carvel Road #134	\$444,900	\$521,450	3/8/2022	0	OB	OB
17025 Kaeleigh Court #21	\$419,900	\$525,176	9/13/2022	491	OB	OB
17046 Kaeleigh Road #10	\$409,900	\$536,485	4/22/2022	296	OB	OB
31652 Carvel Road #112	\$479,900	\$538,869	1/7/2022	0	OB	BHHS
31612 Carvel Road #98	\$494,900	\$545,792	7/7/2022	0	OB	OB
17019 Kaeleigh Court #24	\$553,621	\$553,621	9/22/2022	536	OB	OB
11630 Cannon Road #6	\$524,900	\$564,479	9/9/2022	0	OB	OB
17235 Brinleights Way #LOT 20	\$543,900	\$570,215	1/14/2022	199	BHHS	BHHS
31615 Carvel Road #134	\$509,900	\$574,519	3/17/2022	0	OB	OB
31620 Carvel Road #101	\$494,900	\$582,913	7/25/2022	0	OB	OB
31619 Carvel Road #133	\$464,900	\$586,106	2/25/2022	0	OB	OB
17239 Brinleights Way #LOT 19	\$539,900	\$586,305	1/13/2022	225	BHHS	OB
31656 Carvel Road #114	\$454,900	\$590,985	1/19/2022	0	OB	OB
31625 Carvel Road #131	\$524,900	\$594,041	2/14/2022	0	OB	OB
31632 Carvel Road #104	\$494,900	\$594,409	5/2/2022	0	OB	OB
33155 Oyster Cove Drive #20	\$595,100	\$595,100	7/8/2022	0	OB	BHHS
33218 Oyster Cove Drive #2	\$599,900	\$599,990	2/1/2022	197	OB	BHHS
31618 Carvel Road #100	\$554,900	\$601,278	9/22/2022	0	OB	OB
31618 Carvel Road #100	\$554,900	\$601,278	7/20/2022	104	OB	OB
33132 Oyster Cove Drive #3	\$604,900	\$604,900	3/9/2022	0	OB	BHHS
17225 Brinleights Way #LOT 22	\$514,900	\$605,725	1/28/2022	183	BHHS	OB
33142 Oyster Cove Drive #6	\$614,900	\$614,900	2/28/2022	50	OB	OB
33143 Oyster Cove Drive #18	\$614,900	\$614,900	1/14/2022	70	OB	BHHS
33141 Oyster Cove Drive #17	\$614,900	\$614,900	2/21/2022	79	OB	BHHS
33131 Oyster Cove Drive #15	\$614,900	\$614,900	2/22/2022	170	OB	BHHS
33134 Oyster Cove Drive #4	\$619,900	\$619,900	3/31/2022	116	OB	OB
33133 Oyster Cove Drive #16	\$619,900	\$619,900	1/17/2022	87	OB	OB
33153 Oyster Cove Drive #19	\$619,900	\$619,900	7/8/2022	0	OB	BHHS
31631 Carvel Road #130	\$494,900	\$626,318	2/22/2022	1	OB	OB
33146 Oyster Cove Drive #7	\$629,900	\$629,900	5/2/2022	116	OB	OB
33158 Oyster Cove Drive	\$629,900	\$629,900	6/29/2022	0	OB	OB
31640 Carvel Road #107	\$494,900	\$630,154	5/19/2022	178	OB	OB
33171 Oyster Cove Drive #23	\$639,900	\$634,900	8/24/2022	47	OB	OB
33168 Oyster Cove Drive	\$634,900	\$634,900	7/14/2022	0	OB	BHHS
33148 Oyster Cove Drive #8	\$634,900	\$634,990	4/20/2022	131	OB	OB

NEW CONSTRUCTION CONDOS/TOWNHOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
33163 Oyster Cove Drive #21	\$639,900	\$639,900	6/30/2022	47	OB	OB
33174 Oyster Cove Drive #13	\$649,900	\$639,900	8/24/2022	47	OB	OB
31634 Carvel Road #105	\$554,900	\$642,022	5/6/2022	0	OB	OB
11614 Cannon Road #2	\$554,900	\$642,137	8/15/2022	556	OB	OB
33165 Oyster Cove Drive #22	\$649,900	\$644,900	7/20/2022	61	OB	OB
17229 Brinleighs Way #LOT 21	\$534,900	\$669,660	1/27/2022	225	BHHS	OB
31611 Carvel Road #136	\$544,900	\$672,877	3/24/2022	0	OB	OB
11628 Cannon Road #5	\$584,900	\$685,227	8/31/2022	0	OB	OB
31638 Carvel Road #106	\$514,900	\$690,515	5/16/2022	0	OB	OB
31616 Carvel Road #99	\$554,900	\$693,581	7/13/2022	0	OB	OB
11612 Cannon Road #1	\$584,900	\$722,562	8/8/2022	0	OB	OB
31624 Carvel Road #102	\$584,900	\$734,013	8/3/2022	0	OB	OB
31630 Carvel Road #103	\$524,900	\$735,634	4/25/2022	427	OB	OB
31642 Carvel Road #108	\$494,900	\$741,104	5/27/2022	0	OB	OB
11618 Cannon Road #3	\$624,900	\$745,286	8/19/2022	18	OB	OB
31610 Carvel Road #97	\$624,900	\$745,331	7/1/2022	633	OB	OB
11626 Cannon Road #4	\$584,900	\$777,631	8/25/2022	0	OB	OB
11634 Cannon Road #7	\$584,900	\$787,304	9/12/2022	0	OB	OB
NEW CONSTRUCTION SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
29013 Frenchman Bay Drive	\$621,190	\$534,990	10/31/2022	137	OB	OB
21048 Stillwater Drive - Lot 8	\$548,190	\$548,190	6/6/2022	36	OB	OB
11332 Hall Road #243	\$789,900	\$585,901	6/15/2022	0	OB	OB
11272 Hall Road #229	\$559,900	\$607,594	2/28/2022	0	OB	OB
11318 Hall Road #239	\$589,900	\$674,905	4/12/2022	0	OB	OB
12096 Collins Road #21	\$589,900	\$693,552	2/23/2022	1	OB	OB
15207 West Kea Way	\$749,900	\$749,900	9/15/2022	31	OB	BHHS
12183 Collins Road #257	\$619,900	\$776,939	2/23/2022	0	OB	OB
11353 Hall Road #51	\$619,900	\$781,265	5/6/2022	0	OB	OB
16512 West Kea Way	\$799,900	\$799,900	10/31/2022	93	OB	OB
11320 Hall Road	\$629,900	\$808,286	2/28/2022	0	OB	OB
11430 Maull Road #166	\$644,900	\$813,658	3/22/2022	0	OB	OB
15613 Ethel Way	\$816,245	\$816,245	8/26/2022	0	OB	BHHS
11429 Maull Road #157	\$669,900	\$818,810	6/16/2022	0	OB	OB
11282 Hall Road #231	\$604,900	\$836,140	2/25/2022	0	OB	OB
11149 Marvil Road #86	\$774,900	\$850,152	9/14/2022	0	OB	BHHS

(Statistics show listings of ALL Brokers in the MLS)

NEW CONSTRUCTION SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
11324 Hall Road #241	\$679,900	\$856,991	5/26/2022	0	OB	OB
12206 Collins Road #44	\$634,900	\$859,935	1/28/2022	0	OB	OB
12097 Collins Road #267	\$589,900	\$862,280	2/15/2022	0	OB	OB
12120 Collins Road #27	\$639,900	\$862,839	1/7/2022	0	OB	OB
15204 W Kea Way	\$869,755	\$869,755	12/21/2022	1	OB	OB
11334 Hall Road #244	\$644,900	\$875,844	4/12/2022	0	OB	OB
12161 Collins Road #261	\$649,900	\$876,135	4/25/2022	0	OB	OB
11339 Hall Road #54	\$679,900	\$881,327	7/6/2022	0	OB	OB
15208 W Kea Way	\$885,681	\$885,681	11/4/2022	0	OB	OB
11420 Maull Road #164	\$684,900	\$890,754	5/27/2022	0	OB	OB
11313 Hall Road #55	\$659,900	\$892,144	6/10/2022	0	OB	OB
11328 Hall Road #242	\$644,900	\$892,620	4/14/2022	0	OB	BHHS
11084 Marvil Road #126	\$759,900	\$900,047	9/9/2022	0	OB	OB
12202 Collins Road #43	\$594,900	\$903,262	2/28/2022	0	OB	OB
11305 Hall Road #56	\$739,900	\$920,825	7/29/2022	0	OB	OB
11115 Marvil Road #94	\$764,900	\$929,474	11/16/2022	6	OB	OB
11286 Hall Road #232	\$619,900	\$930,003	2/22/2022	0	OB	OB
12077 Collins Road #270	\$704,900	\$932,392	6/29/2022	0	OB	OB
11336 Hall Road #245	\$699,900	\$937,778	6/21/2022	0	OB	BHHS
11433 Maull Road #156	\$654,900	\$940,916	6/1/2022	0	OB	OB
11424 Maull Road #165	\$719,900	\$943,251	7/14/2022	0	OB	OB
11119 Marvil Road #93	\$774,900	\$945,956	11/28/2022	0	OB	OB
12158 Collins Road #37	\$644,900	\$947,000	3/10/2022	0	OB	OB
12052 Collins Road #11	\$759,900	\$955,743	11/29/2022	0	OB	OB
16507 E Kea Way	\$804,990	\$964,511	11/18/2022	0	OB	OB
11060 Marvil Road #122	\$759,900	\$966,669	12/9/2022	0	OB	OB
11299 Hall Road #58	\$634,900	\$968,883	1/18/2022	0	OB	OB
11109 Marvil Road #95	\$789,900	\$969,337	12/12/2022	0	OB	OB
11314 Hall Road #238	\$784,900	\$973,519	8/18/2022	0	OB	OB
11129 Marvil Road #91	\$774,900	\$983,985	11/18/2022	0	OB	OB
11108 Marvil Road #131	\$759,900	\$991,095	11/9/2022	0	OB	OB
12150 Collins Road #35	\$789,900	\$999,412	12/5/2022	0	OB	OB
12110 Collins Road #24	\$634,900	\$1,014,905	4/11/2022	0	OB	OB
11301 Hall Road #57	\$882,900	\$1,015,517	12/22/2022	33	OB	OB
11295 Hall Road #59	\$634,900	\$1,020,385	1/13/2022	0	OB	OB

NEW CONSTRUCTION SINGLE FAMILY HOMES	LIST PRICE	SOLD PRICE	DATE SOLD	DAYS TO CONTRACT	LISTING OFFICE	SELLING OFFICE
11304 Hall Road #235	\$719,900	\$1,020,527	9/16/2022	0	OB	OB
11137 Marvil Road #89	\$799,900	\$1,029,620	8/10/2022	0	OB	OB
11103 Marvil Road #96	\$799,900	\$1,034,924	12/28/2022	0	OB	OB
11074 Marvil Road #124	\$799,900	\$1,053,191	11/21/2022	0	OB	OB
12126 Collins Road #29	\$799,900	\$1,060,069	11/4/2022	0	OB	OB
11296 Hall Road #234	\$764,900	\$1,064,216	10/6/2022	0	OB	OB
11123 Marvil Road #92	\$799,900	\$1,069,329	12/30/2022	0	OB	OB
12112 Collins Road #25	\$679,900	\$1,072,258	6/10/2022	0	OB	OB
12134 Collins Road #31	\$664,900	\$1,082,383	5/23/2022	0	OB	OB
12073 Collins Road #271	\$799,900	\$1,084,353	10/20/2022	0	OB	OB
12142 Collins Road #33	\$764,900	\$1,090,812	10/26/2022	0	OB	OB
11308 Hall Road #236	\$664,900	\$1,092,828	5/10/2022	0	OB	OB
11078 Marvil Road #125	\$799,900	\$1,096,106	12/16/2022	0	OB	OB
11133 Marvil Road #90	\$799,900	\$1,104,141	11/8/2022	0	OB	OB
12128 Collins Road #30	\$804,900	\$1,107,158	12/27/2022	0	OB	OB
11066 Marvil Road #123	\$799,900	\$1,129,385	12/16/2022	0	OB	OB
12122 Collins Road #28	\$614,900	\$1,133,362	4/29/2022	0	OB	BHHS
12154 Collins Road #36	\$784,900	\$1,154,325	9/13/2022	0	OB	OB
11312 Hall Road #237	\$714,900	\$1,168,235	8/12/2022	0	OB	OB
11425 Maull Road #158	\$735,900	\$1,184,354	8/12/2022	0	OB	OB
12138 Collins Road #32	\$784,900	\$1,194,226	11/17/2022	0	OB	OB
12138 Collins Road #32	\$784,900	\$1,194,226	9/27/2022	0	OB	OB
11141 Marvil Road #88	\$804,900	\$1,204,177	10/6/2022	0	OB	OB
11018 Marvil Road #113	\$799,900	\$1,208,553	12/8/2022	0	OB	OB
12048 Collins Road #10	\$754,900	\$1,211,310	9/19/2022	0	OB	OB
11099 Marvil Road #97	\$799,900	\$1,278,239	11/14/2022	0	OB	OB
11118 Marvil Road #133	\$804,900	\$1,307,847	10/27/2022	0	OB	OB
11145 Marvil Road #87	\$774,900	\$1,313,160	11/28/2022	0	OB	OB
1 Ashburn Lane	\$1,349,000	\$1,360,075	6/15/2022	35	OB	OB
11132 Marvil Road #135	\$774,900	\$1,362,709	9/20/2022	0	OB	OB
212 Grey Plover Court	\$1,350,000	\$2,108,334	5/26/2022	1	—	BHHS

We compile this information from the Bright Multiple Listing Service (statistics taken on January 14, 2023), which includes sales data from all of its participating real estate brokers and agents in the areas displayed in this report. Sales not entered into the MLS are not reflected in this report. If your property is currently listed with another broker, this is not intended as a solicitation. We cooperate fully with other brokers.