

[Redacted]

Estimated Value: 509,000
High: 524,300 Low: 493,700 Confidence Score: 97 FSD: 0.03

Loan No: [Redacted] Date: [Redacted]
Ref No: [Redacted] Retro Dt: [Redacted]

Property Information

County: [Redacted]	Property Type: RSFR	Beds: 3	Baths: 2	SqFt: 2187
Land: 15681	Yr Built: 1982	Carrier Route: C055	Asd Value: 461,238	Asd Yr: 2024
Sld Price: 505,000	Sld Date: [Redacted]	List Price: 499,990	List Date: [Redacted]	Off Mkt Date: [Redacted]

Additional Information

Parcel Number: [Redacted]	Census Tract: [Redacted]	Census Tract Definition:	LMI Census Tract: N
Owner: [Redacted]	Assd Land Value: 99,000	Assd Improvements Value: 362,238	
Legal Description: CITY/MUNI/TWP: [Redacted]			Zoning: SFR
View: [Redacted]	Floor Count: 1	Basement:	Pool: Y
Last Sale 1st Loan: 144,800			Waterfront: N
Last Sale 2nd Loan:		Type: F	Lender: CORNERSTONE MTG
Last Refi 1st Loan:	Date:	Type:	Lender:
Last Refi 2nd Loan:	Date:	Type:	Lender:

Historical List / Sale Information

Date	Price	Type	Data Source	Buyer	Seller
04/08/2024	505,000	Sold	L Mkt		
03/20/2024	499,990	Listed	L Mkt		

Comparables Map



Comparables

#	Dist.	Address	Beds	Baths	Living	Land	Yr Built	Sold	Sold Dt	List	List Dt	C.Rte.	REO	FC	SS	Source	Status
1	0	1612 DUKE CT	3	2	2,187	15,681	1982	505,000	04/08/2024	499,990	03/20/2024	C055				L Mkt	Sold
2	0.42	2105 LYON CT	3	2	2,131	14,374	1980	540,000	03/24/2025	540,000	01/28/2025	C003				L Mkt	Sold
3	0.14	1616 EMORY CIR	3	2	1,930	11,761	1982	534,900	10/11/2024	539,900	09/06/2024	C055				L Mkt	Sold
4	0.16	4433 BALLINGER CT	4	2	2,116	12,196	1986	500,000	03/13/2024	485,000	02/15/2024	C055				L Mkt	Sold
5	0.24	4461 ODESSA CIR	3	3	2,139	12,196	1985	492,747	02/20/2024	499,000	08/01/2023	C077				L Mkt	Sold
6	0.46	2100 NEWCOMBE DR	3	2	2,110	11,761	1980	475,000	04/25/2024	475,000	03/06/2024	C003				L Mkt	Sold
7	0.16	1609 EMORY CIR	4	2	2,180	10,018	1983	435,000	08/11/2023	459,900	06/29/2023	C055				L Mkt	Sold
8	0.1	1613 CLEMSON CT	4	3	2,176	10,018	1984	480,000	06/23/2023	449,900	05/12/2023	C055				L Mkt	Sold
9	0.16	1605 EMORY CIR	3	3	2,391	10,018	1983			515,500	03/06/2025	C055				L Mkt	Active
10	0.12	4436 HARTFORD DR	4	2	2,253	9,147	1982	528,000	11/22/2024	534,900	08/22/2024	C055				L Mkt	Sold
11	0.24	4509 HARTFORD DR	4	2	2,143	9,583	1982	508,000	08/26/2024	500,000	07/03/2024	C055				L Mkt	Sold
12	0.09	4312 CORNELL DR	3	2	2,173	9,147	1983	549,900	08/30/2024	549,900	08/22/2024	C069				L Mkt	Sold
13	0.08	4416 HARTFORD DR	4	2	2,200	9,147	1983	440,000	08/08/2024	450,000	06/14/2024	C055				L Mkt	Sold
14	0.34	4525 LONE GROVE LN	3	2	2,097	9,147	1980			525,000	03/07/2025	C077				L Mkt	Active
15	0.11	4320 HARTFORD DR	3	2	1,961	10,018	1986	481,000	12/27/2024	483,000	10/08/2024	C055				L Mkt	Sold
16	0.32	4528 FARGO DR	3	2	1,846	10,890	1980	508,000	04/19/2024	499,000	03/24/2024	C055				L Mkt	Sold
17	0.25	1725 EDEN VALLEY LN	4	2	1,928	10,890	1983	485,000	07/03/2023	450,000	06/02/2023	C069				L Mkt	Sold
18	0.49	4549 BOSTON DR	3	2	1,963	9,583	1981			515,000	05/03/2025	C055				L Mkt	Active
19	0.28	1509 ROCKCLIFF ST	3	2	2,170	10,018	1993			659,000	04/11/2025	C001				L Mkt	Active
20	0.43	4117 DESERT GARDEN DR	4	2	2,003	10,018	1982			485,500	03/14/2025	C001				L Mkt	Active
21	0.23	4505 HARTFORD DR	3	2	1,919	9,583	1982	475,000	03/05/2025	475,000	01/22/2025	C055				L Mkt	Sold
22	0.49	2112 TRAVIS DR	3	2	2,110	10,018	1979	470,000	08/23/2024	465,000	06/27/2024	C073				L Mkt	Sold
23	0.37	4121 KIRK WALL ST	4	3	2,370	9,834	1983	485,000	12/04/2023	505,000	09/08/2023	C069				L Mkt	Sold

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Date: 05/09/2025

Retro Dt:

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Estimated Value: 509,000

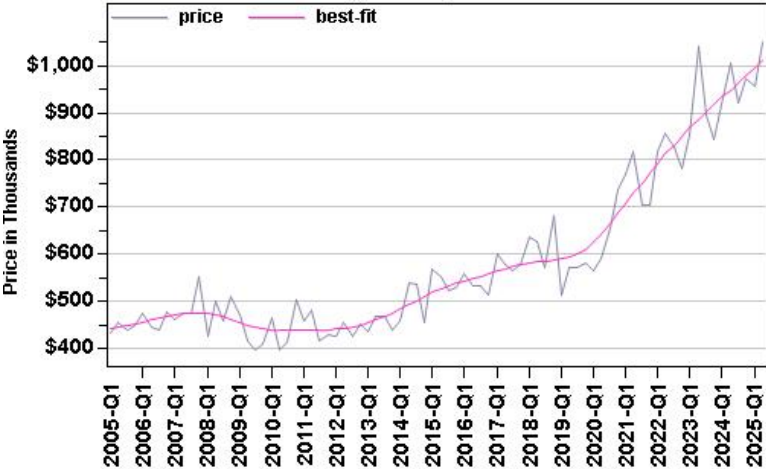
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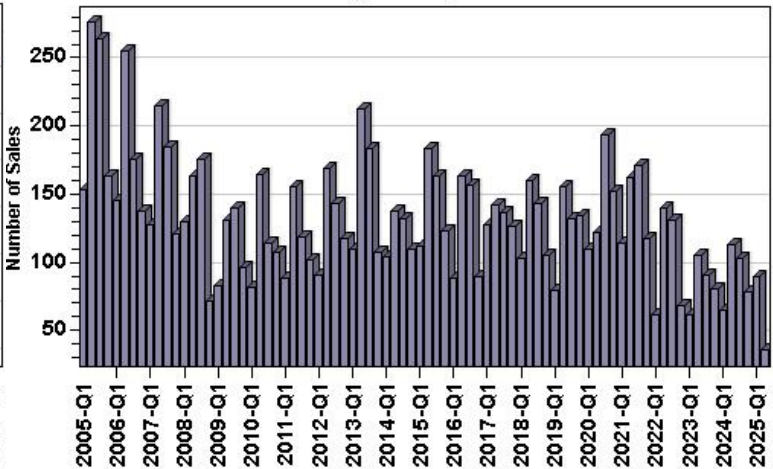
Date: 05/09/2025
Retro Dt:

Charts

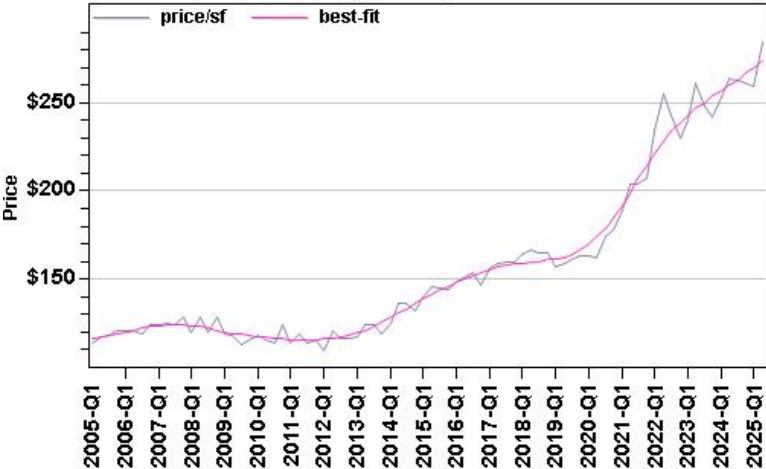
Overall Average Sold Price
Single Family



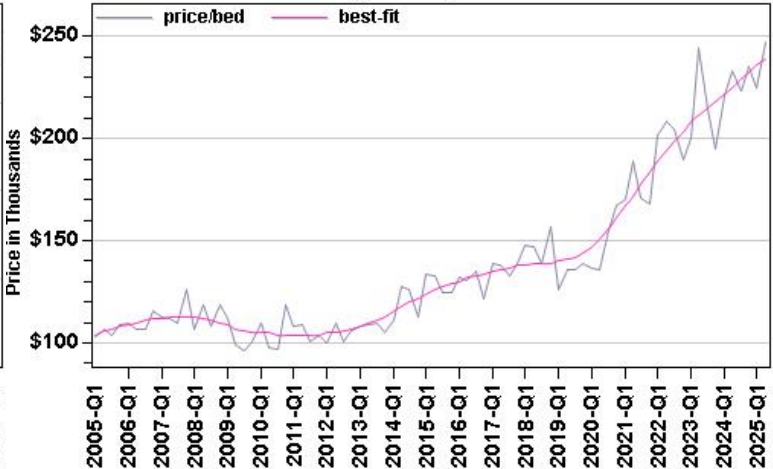
Overall Number of Sales
Single Family



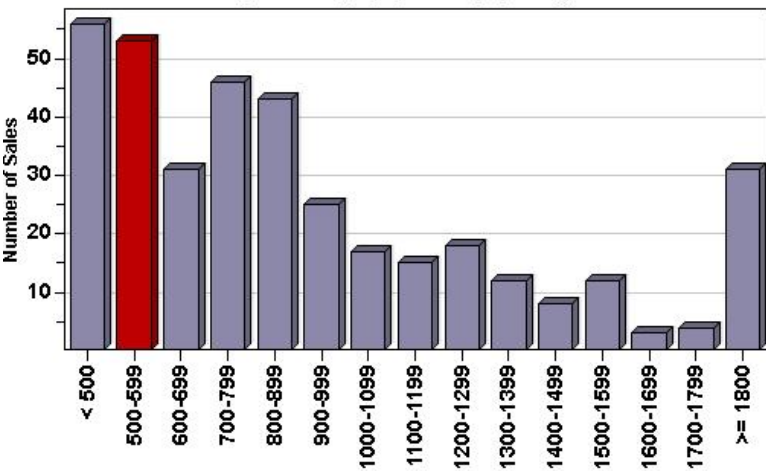
Overall Average Sold Price Per Square Foot
Single Family



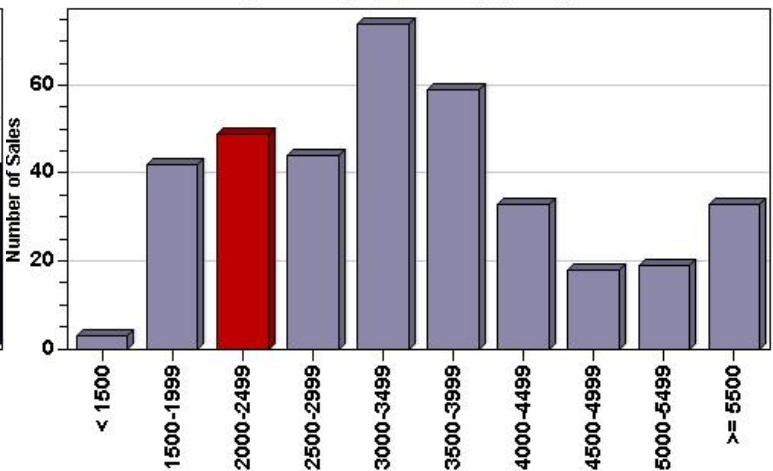
Overall Average Sold Price Per Bedroom
Single Family



Overall Sold Price In Thousands Distribution
Single Family (5/9/2024-5/9/2025)



Overall Square Foot Area Distribution
Single Family (5/9/2024-5/9/2025)

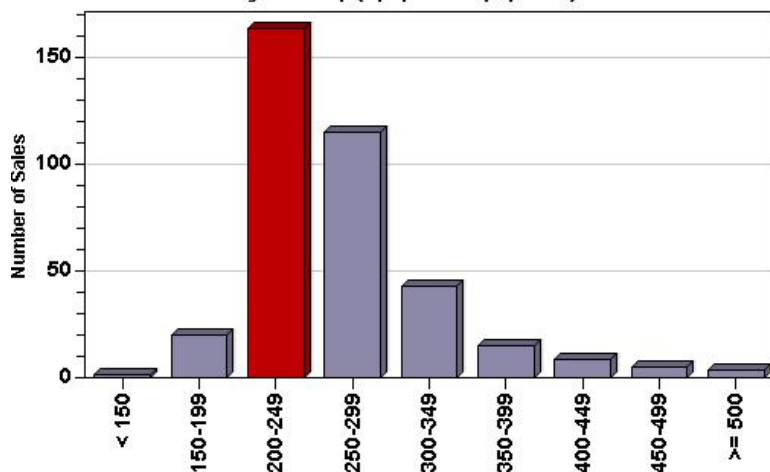


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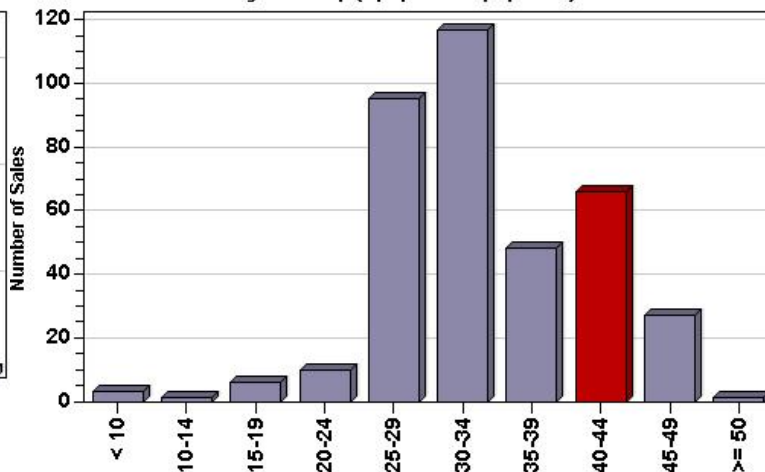
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Retro Dt:

Overall Price Per Square Foot of Square Foot Area Distribution
Single Family (5/9/2024-5/9/2025)



Overall Age Distribution
Single Family (5/9/2024-5/9/2025)



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