

SAINT CLOUD FLORIDA MARKET REPORT - JULY 2022 - SINGLE FAM HOMES - 34772

prepared by Jeanine Corcoran, Broker - Corcoran Connect LLC

Address	Sold Price	List Price	HE	BE	BA	HB	Year	ML #	SP/SqFt	Close Date	Terms	Stories
6157 WATERFIELD WAY	\$550,000	\$537,000	2979	5	2	1	2004	O6000926	\$184.63	07/01/22	Conv	Two
1503 ALLIGATOR ST	\$610,000	\$615,000	3480	5	4	0	2014	S5068032	\$175.29	07/01/22	VA	Two
2791 MATERA DR	\$674,810	\$674,810	2488	3	3	0	2022	J950561	\$271.23	07/04/22	Cash	One
5529 WINONA DR	\$425,000	\$419,990	1672	3	2	0	2021	A4535709	\$254.19	07/05/22		One
1695 CHATSWORTH CIR	\$440,000	\$450,000	1853	4	2	0	2021	O6030588	\$237.45	07/05/22	Cash	One
6970 BUCKHORN TRL	\$560,000	\$559,900	1855	4	2	0	2018	S5068189	\$301.89	07/05/22	VA	One
1795 PINE GROVE RD	\$2,575,000	\$3,290,000	2200	5	3	0	2007	O5937832	\$1,170.45	07/05/22	Conv	Two
5287 WHITE BLOSSOM CIR	\$545,000	\$550,000	2620	4	2	1	2017	O6030827	\$208.02	07/06/22	Conv	Two
6433 SHORELINE DR	\$601,000	\$589,900	2285	4	3	0	2004	S5066687	\$263.02	07/06/22	Conv	One
4926 EMILEE GRACE LN	\$630,000	\$650,000	2797	4	3	0	2006	O6034215	\$225.24	07/06/22	Cash	Two
2100 LIVE OAK LAKE RD	\$516,000	\$516,000	3400	5	4	0	2022	J949482	\$151.76	07/07/22	Conv	Two
3155 WHISPER WIND DR	\$650,000	\$650,000	2263	4	3	0	1992	O6026049	\$287.23	07/07/22	VA	One
5166 SASSARI AVE	\$473,000	\$475,000	2200	4	3	0	2017	S5068699	\$215.00	07/08/22	Cash	One
2027 SPRING SHOWER	\$519,920	\$519,920	1800	4	2	0	2022	J949654	\$288.84	07/08/22	Conv	One
2711 RIVER CREEK LN	\$590,000	\$598,500	2269	2	2	0	2021	S5068571	\$260.03	07/08/22	Conv	One
5052 WHITEWATER WAY	\$686,900	\$686,900	3650	5	3	0	2007	S5066861	\$188.19	07/08/22	VA	Two
59 BERLIN AVE	\$385,350	\$385,350	2046	4	2	1	2022	J949928	\$188.34	07/11/22	Conv	Two
63 BERLIN AVE	\$386,850	\$386,850	2046	4	2	1	2022	J949935	\$189.08	07/11/22	Conv	Two
6316 CHIRPINE LN	\$364,245	\$364,245	2536	4	3	0		J950075	\$143.63	07/12/22	FHA	One
5425 GENEVA WAY	\$369,732	\$369,732	3141	6	3	1	2022	J949676	\$117.71	07/12/22	FHA	Two
5549 VIGO LOOP	\$384,255	\$384,255	2029	3	2	1	2022	J949802	\$189.38	07/12/22	FHA	One
1020 UMBRIA LN	\$430,000	\$399,000	1594	3	2	0	2016	O6032091	\$269.76	07/12/22	VA	One
5583 TOULOUSE LN	\$435,000	\$430,000	1802	4	2	0	2021	S5068321	\$241.40	07/12/22	Conv	One
4847 TERRA SOLE PL	\$475,000	\$499,000	2138	4	2	0	2017	O6021703	\$222.17	07/12/22	Conv	One
1954 LAZY OAKS LOOP	\$570,000	\$625,000	3505	5	3	0	2005	S5065570	\$162.62	07/12/22	Conv	One
5007 CAWTHON WAY	\$590,000	\$584,900	3402	5	4	0	2007	T3380258	\$173.43	07/12/22	VA	Two
131 AUTUMN CT	\$335,000	\$350,000	1530	3	2	0	1992	O6026533	\$218.95	07/13/22	Conv	Two
5561 VIGO LOOP	\$432,455	\$432,455	3141	5	3	1	2022	J950164	\$137.68	07/13/22	VA	Two
757 STEERVIEW ST	\$540,000	\$540,000	2789	4	2	1	2021	S5068924	\$193.62	07/13/22	Conv	One
2998 SCOUT ST	\$694,715	\$694,715	2309	3	2	1	2022	T3363391	\$300.87	07/13/22	Conv	Two
1256 N SHORE DR	\$435,000	\$450,000	1460	3	2	0	1981	S5066493	\$297.95	07/14/22	FHA	One

SAINT CLOUD FLORIDA MARKET REPORT - JULY 2022 - SINGLE FAM HOMES - 34772

prepared by Jeanine Corcoran, Broker - Corcoran Connect LLC

5192 CHICKADEE ST. ST	\$475,000	\$485,000	2204	4	3	0	2019	S5068846	\$215.52	07/14/22	Conv	Two
5269 HAMMOCK CIR	\$542,500	\$550,000	1981	4	2	0	1994	S5069334	\$273.85	07/14/22	Cash	One
5206 NORTHERN FLICKER DR	\$573,935	\$573,935	2894	4	4	0	2022	J950122	\$198.32	07/14/22	Cash	Two
4093 LIPPMAN RD	\$680,000	\$680,000	2423	4	3	0	1996	S5068808	\$280.64	07/14/22	Conv	One
6374 ROVER WAY	\$682,175	\$682,125	2333	3	2	1	2022	T3371159	\$292.40	07/14/22	Cash	Two
4808 DOC DR	\$376,000	\$369,900	1538	3	2	0	1995	S5068549	\$244.47	07/15/22	FHA	One
2888 MATERA DR	\$525,000	\$500,000	2144	3	2	0	2018	S5067720	\$244.87	07/15/22	Conv	One
6744 MIDLAND DR	\$318,999	\$318,999	1854	4	3	1	2021	O5934598	\$172.06	07/17/22	Conv	One
1611 SALMON ST	\$282,900	\$275,000	850	2	2	0	1951	S5068975	\$332.82	07/18/22	Conv	One
1177 LIZA ST	\$349,000	\$350,000	1470	3	2	0	1988	S5068679	\$237.41	07/18/22	Cash	One
5334 WHITE BLOSSOM CIR	\$650,000	\$650,000	3240	6	3	1	2016	O6035061	\$200.62	07/18/22	Conv	Two
6310 LIMBERPINE ALY	\$391,816	\$391,816	2204	2	2	1	2022	J950667	\$177.77	07/19/22	VA	Two
6318 LIMBERPINE ALY	\$391,890	\$391,890	2515	4	3	1	2022	J950025	\$155.82	07/19/22	Conv	Two
6314 LIMBERPINE ALY	\$362,295	\$362,295	1982	3	2	1	2022	J950069	\$182.79	07/20/22	FHA	Two
6750 MIDLAND DR	\$410,000	\$410,000	1854	4	3	1	2021	O5934601	\$221.14	07/20/22	Priv	One
5279 MAYOR DR	\$424,900	\$424,990	1830	4	2	0	2020	S5069691	\$232.19	07/20/22	VA	One
2892 SUNRIDGE LOOP	\$431,990	\$431,990	1828	4	2	0	2022	O5997329	\$236.32	07/20/22	Cash	One
2904 SUNRIDGE LOOP	\$407,990	\$407,990	1672	3	2	0	2021	O5997290	\$244.01	07/21/22	VA	One
5581 WINONA DR	\$412,490	\$411,990	1828	4	2	0	2022	O6003891	\$225.65	07/22/22	Conv	One
6113 WATERFIELD WAY	\$470,000	\$468,000	2979	5	2	1	2004	O6019091	\$157.77	07/22/22	FHA	Two
5532 WINONA DR	\$495,000	\$505,000	2807	5	3	1	2021	O6037006	\$176.34	07/22/22	Cash	Two
464 ADALINES ALY	\$354,415	\$354,415	2011	4	2	1	2022	O5990538	\$176.24	07/25/22	Conv	Two
1947 BIG CYPRESS DR	\$389,000	\$399,900	1906	3	2	0	2005	O6026289	\$204.09	07/25/22	Conv	One
1442 FLATWOOD ST	\$447,900	\$447,900	2105	4	3	0	2022	J950318	\$212.78	07/25/22	Conv	One
357 PINEYWOODS ST	\$331,540	\$331,540	1555	3	2	0	2022	J950503	\$213.21	07/26/22	Conv	One
2912 SUNRIDGE LOOP	\$421,990	\$421,990	1828	4	2	0	2021	O5997295	\$230.85	07/26/22	Cash	One
5884 BOVINE DR	\$446,000	\$446,000	1802	4	2	0	2022	O6025551	\$247.50	07/26/22	FHA	One
2185 PINE TER	\$240,000	\$266,900	1256	2	1	0	1948	O6035107	\$191.08	07/28/22	Cash	One
6340 CHIRPINE LN	\$371,165	\$371,165	1853	4	2	0	2021	T3336954	\$200.30	07/28/22	VA	Two
6330 LIMBERPINE ALY	\$375,455	\$375,455	1982	3	2	1	2022	J950769	\$189.43	07/28/22	Conv	Two
6316 SPRUCEPINE LN	\$390,097	\$390,097	2204	3	2	1	2021	T3339720	\$177.00	07/28/22	Conv	Two
1161 LONE PALM WAY	\$405,000	\$405,000	1900	4	2	0	2022	J950429	\$213.16	07/28/22	FHA	One

SAINT CLOUD FLORIDA MARKET REPORT - JULY 2022 - SINGLE FAM HOMES - 34772

prepared by Jeanine Corcoran, Broker - Corcoran Connect LLC

2663 TAHOE TER	\$485,000	\$512,000	2144	3	2	0	2018	O6024159	\$226.21	07/28/22	Conv	One
2091 BRILLIANTE DR	\$510,000	\$535,900	2963	4	3	1	2021	R4905888	\$172.12	07/28/22	FHA	Two
5629 WINONA DR	\$425,990	\$427,990	1828	4	2	0	2022	O6009157	\$233.04	07/29/22	Conv	One
5613 WINONA DR	\$429,990	\$466,990	1828	4	2	0	2022	O6007349	\$235.22	07/29/22	Conv	One
5798 LEON TYSON RD	\$430,000	\$460,000	1332	3	2	1	1995	S5069698	\$322.82	07/29/22	Conv	One
6339 LAKEPINE ST	\$456,787	\$456,787	2447	3	2	1	2021	T3360737	\$186.67	07/29/22	Conv	Two
1828 HENLEY ST	\$510,000	\$509,900	2932	4	3	1	2017	T3387020	\$173.94	07/29/22	Cash	One
5251 VILLA ROSA AVE	\$629,900	\$629,900	3300	5	3	1	2015	O6034408	\$190.88	07/29/22	VA	Two
2690 RIVER CREEK LN	\$674,348	\$674,348	1889	3	2	0	2022	J950673	\$356.99	07/29/22	Conv	One
6324 SPRUCEPINE LN	\$416,547	\$416,547	2204	3	2	1	2021	T3367315	\$189.00	07/30/22	Conv	Two

									AVERAGE	Y-O-Y	M-O-M
TOTAL SALES - 73	\$502,318								\$232.53	01/00/00	2.76%

SINGLE STORY HOMES

									AVERAGE	M-O-M	
TOTAL SALES - 42	\$461,089								\$240.61	-0.99%	

TWO STORY HOMES

									AVERAGE	M-O-M	
TOTAL SALES - 31	\$558,177								\$221.57	14.93%	

	AVG DAYS TO CONTRACT	AVG DAYS TO CLOSE	# OF RESALES	TOTAL # OF SALES	CURRENT INVENTORY	MONTHS SUPPLY
22-Jul	24	61	38	73	287	3.086
22-Jun	17	48	45	93		
21-Jul	20	53	58	66		