

Residential CMA

Listings as of 10/08/24 at 1:30 PM

Property types Residential, Land, Multi-Family; Status of 'Closed'; Town of 'Leeds'; Closed Date between '07/01/2024' and '09/30/2024'.

Closed Properties

MLS #	Address	City	Closed Date	Year Built	Beds	Baths	Full Tax Amt	Ttl Fin SqFt	Fin SqFt	Abv Grd	Sold \$/Abv Grd SqFt	Lot Size +/-	DOM	Orig Price	List Price	Closed Price	LP/SP Ratio
1591835	110 Plains Road	Leeds	08/12/2024	1992	2	1	\$870	1,152	1,152		\$95.49	1.19	40	\$135,000	\$135,000	\$110,000	81.48
1598618	82 Anson Road	Leeds	08/28/2024	1990	3	2	\$3,627	1,536	1,536		\$257.16	2.10	6	\$375,000	\$375,000	\$395,000	105.33
1594743	95 Bog Road	Leeds	09/09/2024	1963	3	1	\$3,264	1,678	1,342		\$231.00	5.22	48	\$344,900	\$329,900	\$310,000	93.97
1592949	143 Lakeshore Drive	Leeds	09/06/2024	1980	1	1	\$2,084	850	850		\$292.06	0.16	30	\$276,500	\$276,500	\$248,250	89.78
1593770	107 Mountain View Road	Leeds	09/11/2024	2008	3	2	\$2,851	2,351	1,376		\$261.63	3.87	30	\$430,000	\$365,000	\$360,000	98.63
1594822	260 North Road	Leeds	09/09/2024	1984	2	1	\$3,261	1,648	1,648		\$194.17	43.00	13	\$299,900	\$299,900	\$320,000	106.7
1594169	282 Quaker Ridge Road	Leeds	08/16/2024	999	3	2	\$4,239	2,100	2,100		\$250.48	20.00	10	\$525,000	\$525,000	\$526,000	100.19
1593056	516 Quaker Ridge Road	Leeds	08/20/2024	2003	3	2	\$4,120	2,304	1,440		\$277.08	2.75	24	\$399,000	\$399,000	\$399,000	100
1594785	116 Sumner Road	Leeds	07/26/2024	2005	3	3	\$4,147	1,790	1,790		\$217.04	2.07	16	\$397,500	\$397,500	\$388,500	97.74
Total # of Listings: 9			Average					1,712.11	1,470.44		\$230.68	8.93	24.11	\$353,644.44	\$344,755.56	\$339,638.89	97.09
			Min	999	1	1	\$870	850	850		\$95.49	0.16	6	\$135,000	\$135,000	\$110,000	81.48
			Max	2008	3	3	\$4,239	2,351	2,100		\$292.06	43.00	48	\$525,000	\$525,000	\$526,000	106.7
			Median	1990	3	2	\$3,264	1,678	1,440		\$250.48	2.75	24	\$375,000	\$365,000	\$360,000	98.63

* Price statistics for closed listings based on sold price. All other statuses and Totals based on current list price.

Prepared by Kathleen (Kathy) Gallant on Tuesday, October 08, 2024 1:30 PM.

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Land CMA

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Status of 'Closed'; Town of 'Leeds'; Closed Date between '07/01/2024' and '09/30/2024'.

Closed Properties

MLS #	Address	City	Year Built	Closed Date	Full Tax Amt	Lot Size +/-	Sold Price/Acre	DOM	Orig Price	List Price	Closed Price	LP/SP Ratio
1595684	0 Additon Road	Leeds		09/18/2024	\$5,575.54	5.00	\$11,700.00	43	\$72,995	\$64,995	\$58,500	90.01
1591619	Lot 36 Fish Street	Leeds		07/11/2024	\$234	2.49	\$24,096.39	7	\$60,000	\$60,000	\$60,000	100
Total # of Listings: 2				Average		3.75	\$17,898.19	25.00	\$66,497.50	\$62,497.50	\$59,250.00	95.01
				Min	\$234	2.49	\$11,700.00	7	\$60,000	\$60,000	\$58,500	90.01
				Max	\$5,575.54	5.00	\$24,096.39	43	\$72,995	\$64,995	\$60,000	100
				Median	\$2,904.77	3.75	\$17,898.19	25	\$66,497.5	\$62,497.5	\$59,250	95.01

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