NOW PRESENTING

4201 LAS PALMAS WAY | $1,295,000
4 BEDROOMS, 4 BATHROOMS, 1 HALF BATHROOM, 5,004 SQUARE FEET

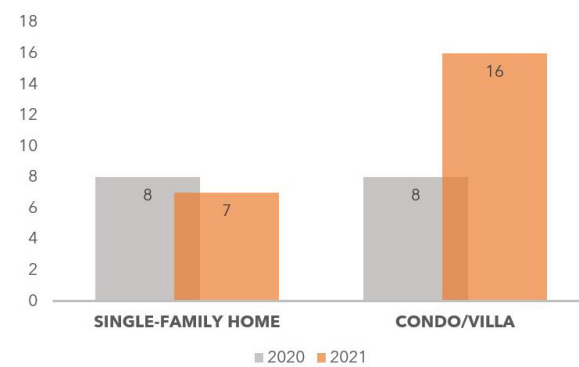## DOING MORE IS OUR DISTINCTION

Joel Schemmel, J.D., Sales Associate
941.587.4894
joel.schemmel@premiersir.com

Sharon Chiodi, Sales Associate
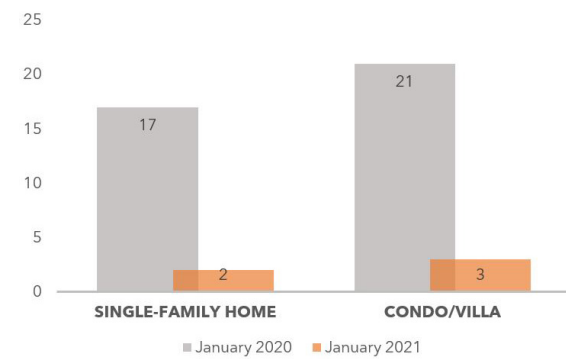941.809.0380
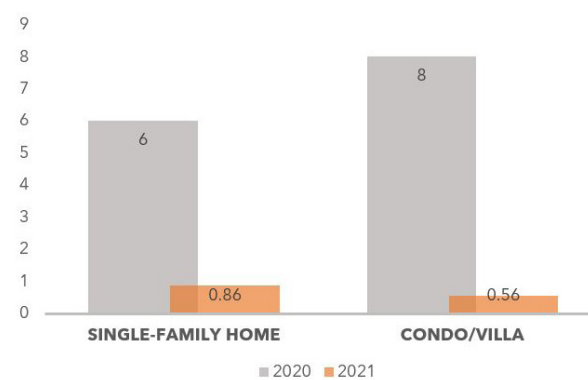sharon.chiodi@premiersir.com

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PRESTANCIA
2021 1ST QUARTER
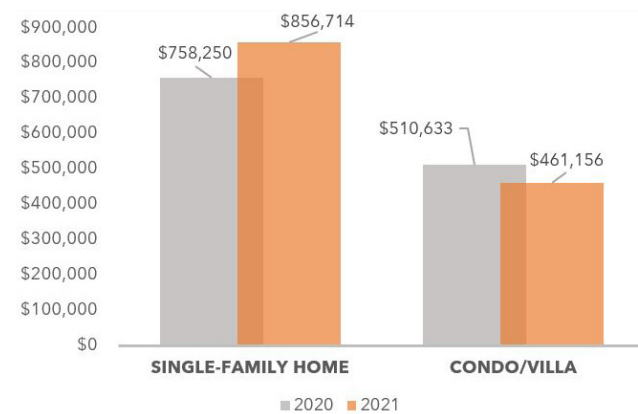# MARKET REPORT

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Premier | Sotheby's
INTERNATIONAL REALTY

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Premier | Sotheby's
INTERNATIONAL REALTY

2021 FIRST QUARTER MARKET REPORT

SALES

2020 / 2021

Single-Family Home: 8 / 7
Condo/Villa: 8 / 16

ACTIVE LISTINGS

January 2020 / January 2021

Single-Family Home: 17 / 2
Condo/Villa: 21 / 3

MONTHS' SUPPLY

2020 / 2021

Single-Family Home: 6 / 0.86
Condo/Villa: 8 / 0.56

- ► The number of Villa/Condo sales has increased by 100% year over year while Single-Family home sales have remained steady.
- ► Active listings have decreased dramatically, over 85% in both categories.
- ► Inventory decline in combination with increased sales has significantly reduced the months' supply.
- ► Average sales price and price per square foot have increased slightly in Single-family home sales. While the overall sales price has not increased in Villa/Condo sales, the price per square foot has.

AVERAGE SOLD PRICE

2020 / 2021

Single-Family Home: $758,250 / $856,714
Condo/Villa: $510,633 / $461,156

AVERAGE SALES PRICE/SQUARE FOOT

2020 / 2021

Single-Family Home: $207 / $231
Condo/Villa: $182 / $192
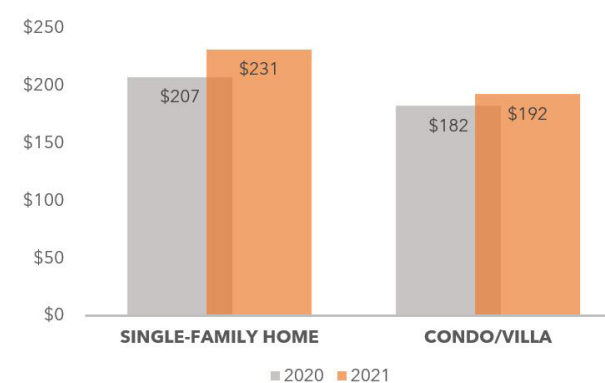
OUR PRESTANCIA SALES SUCCESS SPEAKS FOR ITSELF

- ► Over $5 Million in Prestancia Sold and Pending in 2021 (Pictured Below)
- ► Over $15 Million in Prestancia Sales Volume in 2020
- ► #1 in Sales Volume for 2020– $11 Million more than any other agent/agent team
- ► Over $53 Million in Prestancia Sales in the last 6 years

PENDING
3988 LOSILLIAS DRIVE | $949,000
REPRESENTED SELLER

PENDING
4149 LAS PALMAS WAY | $795,000
REPRESENTED SELLER

SOLD
3999 LOSILLIAS DRIVE | $775,000
REPRESENTED SELLER

SOLD
3832 BOCA POINTE DRIVE | $749,000
REPRESENTED SELLER

PENDING
7393 VILLA D'ESTE | $675,000
REPRESENTED BUYER & SELLER

SOLD
7704 CLUB LANE | $639,000
REPRESENTED SELLER

PENDING
4476 CALLE SERENA | $534,900
REPRESENTED SELLER

SOLD
7243 VILLA D ESTE DRIVE | $530,000
REPRESENTED SELLER

SOLD
4634 MIRADA WAY #30 | $410,000
REPRESENTED SELLER

SOLD
8069 VIA FIORE | $395,000
REPRESENTED BUYER & SELLER

SOLD
4634 MIRADA WAY #15 | $389,000
REPRESENTED SELLER

YOUR HOME CAN BE NEXT!

ARE YOU READY TO SELL?