



THE HERRON GROUP

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Casey Key

BEACH, BAY, OR BACK NINE... LIVE THE DREAM

REAL ESTATE MARKET REPORT | AUGUST 2016

2016 MID-YEAR REVIEW: Casey Key Sales

Total Homes Sold: 12	Average Days on Market: 274	Average Original List Price: \$1,869,491	Average Sold Price: \$1,715,149
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2016 VS 2015 MID-YEAR SALES COMPARISON:

	Total Sales Volume	Avg. Sold Price	Avg. Price Per Sq.Ft.	Total Homes Sold
2016	\$20,581,790	\$1,715,149	\$865	12
2015	\$28,145,000	\$3,127,222	\$820	9

Data pulled from the MFRMLS for the period of January 1st - June 30th, 2015 and 2016.

For the most accurate assessment of your home's value,
Visit my website at www.caseykey-real-estate.com



This comprehensive assessment of your home's value is provided to you as a complimentary service by Nick, your Manasota Key Real Estate specialist. You will not be contacted with any other solicitation.

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Presented by
NICK & KATHLEEN HERRON
Your Casey Key Real Estate Specialists for Over 25 Years





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RE/MAX Alliance Group

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WHO REPRESENTS YOU MATTERS

Client Testimonial

“ Nick has been very helpful in finding me a new home. He has a lot of knowledge and is willing to provide honest answers. He was able to show a lot of houses in the range that I was looking for. I bought a lot and he helped acquire the answers I needed to move forward. I highly recommend Nick Heron! ”

- Cindy Hart

Skill Ratings

Overall on Trulia	★★★★★
Overall Rating	★★★★★
Local Knowledge	★★★★★
Process Expertise	★★★★★
Responsiveness	★★★★★
Negotiation Skills	★★★★★

Casey Key MARKET REPORT

There are 36 active homes in our Casey Key neighborhood. To see how our extensive marketing plan can help your home stand above the crowd, call us today at 941.350.5035.

ACTIVE HOME SALES

There are currently 36 homes on the market for Casey Key. They feature 2 to 8 bedrooms with 2.0 to 10.1 bathrooms. They range in size from 960 to 10,125 square feet, And in price from \$897,000 to \$14,500,000

For more information on any of these listings, Call us today at 941.350.5035.

PENDING HOME SALES

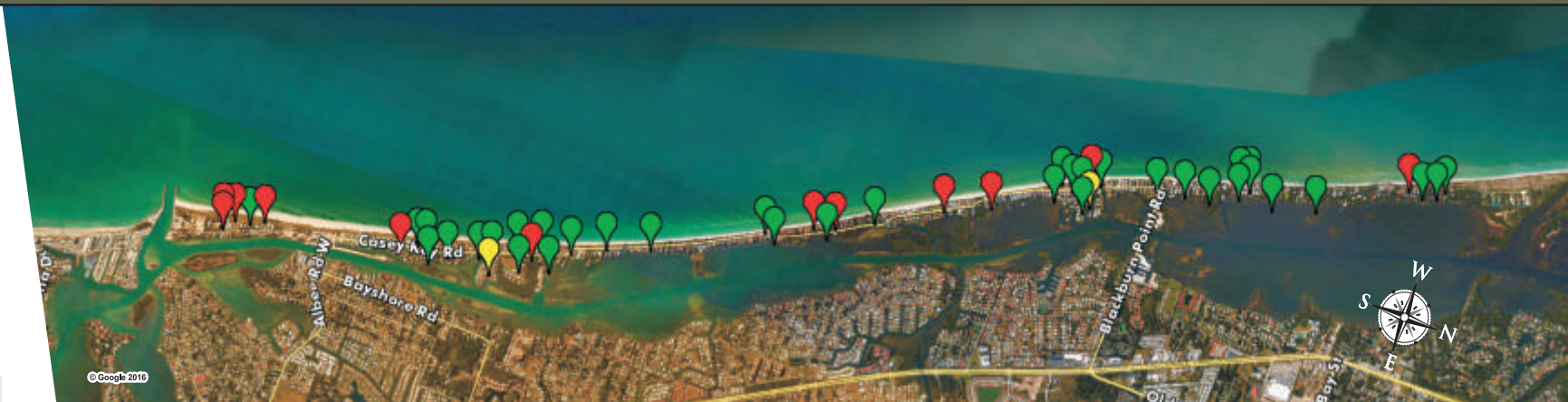
There are currently 2 homes Active with Contract or Pending in Casey Key.

For more information on either of these listings, Call us today at 941.350.5035.

CASEY KEY PROPERTIES SOLD THIS YEAR 01/01/16 - 07/13/16

Total Sq.Ft. Heated							
Status	Address	Water Frontage	Lot	List Price	List Date	Closed Price	Closed Date
Sold	704 S Casey Key Road	Gulf Front	4,126	\$1,995,000	07/24/15	\$1,750,000	06/14/16
Sold	2508 Casey Key Road	Bay Front	3,536	\$1,695,000	09/16/15	\$1,600,000	05/27/16
Sold	412 S Casey Key Road	Gulf Front	3,975	\$1,250,000	02/22/16	\$1,190,000	05/05/16
Sold	1120 N Casey Key Road	Gulf to Bay	2,034	\$1,895,000	05/26/15	\$1,700,000	05/03/16
Sold	624 S Casey Key Road	N/A	3,284	\$999,989	10/27/15	\$935,000	04/21/16
Sold	420 Casey Key Road	Bay Front	5,501	\$879,900	01/23/16	\$835,000	04/06/16
Sold	3761 Casey Key Road	Gulf Front	472	\$1,995,000	10/20/15	\$1,750,000	03/29/16
Sold	2315 Casey Key Road	Gulf to Bay	2,909	\$4,395,000	09/09/15	\$4,026,790	03/04/16
Sold	3004 Casey Key Road	Bay Front	2,047	\$1,350,000	10/13/15	\$1,100,000	02/19/16
Sold	608 S Casey Key Road	Gulf Front	1,495	\$1,985,000	06/29/15	\$1,850,000	02/19/16
Sold	3210 Casey Key Road	Gulf to Bay	2,930	\$2,495,000	05/27/14	\$2,495,000	01/14/16
Sold	1118 Casey Key Road	N/A	6,296	\$1,499,000	11/02/14	\$1,350,000	01/04/16

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Casey Key | CURRENT MARKET ACTIVITY

ACTIVE

UNDER CONTRACT

SOLD

At A Glance:

Average Active List Price:	Homes Recently Sold:	Average Sold Price:	A visual representation of the MLS data on the left.
\$4,411,111	12	\$1,715,149	

ACTIVE LOT SALES

There are currently 17 lots on the market in Casey Key. They range in price from \$599,000 to \$12,500,000

For more information on any of these listings, Call us today at 941.350.5035.

PENDING LOT SALES

There is currently 1 lot Pending in Casey Key.

For more information on this listing, Call us today at 941.350.5035.

CASEY KEY LOTS SOLD IN THE PAST 90 DAYS

Total Sq.Ft. Heated							
Status	Address	Water Frontage	Lot	List Price	List Date	Closed Price	Closed Date
Sold	3000 BLK Casey Key Road	Gulf Front	Lot	\$1,750,000	02/26/16	\$1,750,000	02/26/16

CASEY KEY MOTELS SOLD IN THE PAST 90 DAYS

Total Sq.Ft. Heated							
Status	Address	Water Frontage	Lot	List Price	List Date	Closed Price	Closed Date
Sold	317 Casey Key Road	Gulf to Bay	11,524	\$5,300,000	08/06/08	\$3,500,000	03/01/16