



THE HERRON GROUP

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Casey Key

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

REAL ESTATE MARKET REPORT | APRIL 2016

2016 1ST QUARTER IN REVIEW: Casey Key Sales

| | | | |
|------------------------|--------------------------------|---|------------------------------------|
| Total Homes Sold: 6 | Average Days on Market: 321 | Average Original List Price: \$2,831,209 | Average Sold Price: \$2,521,165 |
|------------------------|--------------------------------|---|------------------------------------|

2016 VS 2015 1ST QUARTER SALES COMPARISON:

| | Total Sales Volume | Avg. Sold Price | Avg. Price Per SqFt | Total Homes Sold |
|------|--------------------|-----------------|---------------------|------------------|
| 2016 | \$12,571,790 | \$2,095,298 | \$1,322 | 6 |
| 2015 | \$3,625,000 | \$3,625,000 | \$909 | 3 |

Data pulled from the MFRMLS for the period of January 1st - March 31st, 2015 and 2016.

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



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

www.caseykey-real-estate.com



Prepared Especially For
JOHNATHAN AND ANGELA-MARIE WILLIAMS



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

“ We met Nick Herron two years ago when we were looking for a house on Casey Key. We were and are very impressed with his outstanding thoroughness in presenting all options to us that met our criteria and for being so patient and available whenever we needed him. He is an exceptional Real Estate professional and we highly recommend him!!! ”

- David A. and Bonnie B.

Skill Ratings

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

Casey Key

MARKET REPORT

*Johnathan and Angela-Marie,
There are 48 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.*

We need Listings We have sold all our listings get yours Sold

ACTIVE HOME SALES

There are currently 48 homes on the market for Casey Key. They feature 1 to 8 bedrooms with 1.0 to 10.1 baths. They range in size from 954 to 10,125 square feet, and in price from \$3,000 to \$14,500,000

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

PENDING HOME SALES

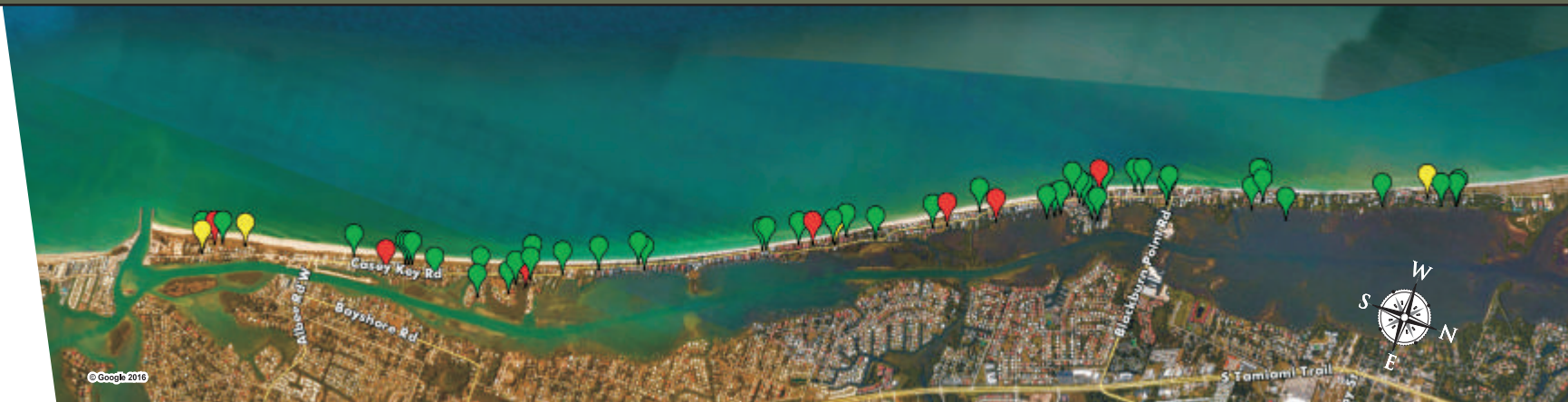
There are currently 4 homes Active with contract or pending in Casey Key.

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

CASEY KEY PROPERTIES SOLD THIS YEAR 01/01/16 - 04/20/16

| Total Sq.Ft. Heated | | | | | | | |
|---------------------|----------------------|----------------|-------|-------------|-----------|--------------|-------------|
| Status | Address | Water Frontage | Lot | List Price | List Date | Closed Price | Closed Date |
| 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: | Average SP/LP Ratio: | <i>A visual representation of the MLS data on the left.</i> |
| \$3,294,950 | 7 | \$1,915,256 | 91% | |

ACTIVE LOT SALES

There are currently 16 lots on the market in Casey Key. They range in price from \$640,000 to \$1,895,000

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

PENDING LOT SALES

There is currently 1 lot Active with contract or pending in Casey Key.

For more information on any of these listings, 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 | 3800 BLK Casey Key Road | Gulf Front | Lot | \$1,750,000 | 02/26/16 | \$1,750,000 | 02/26/16 |