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# Casey Key

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

REAL ESTATE MARKET REPORT | NOVEMBER 2016

## 2016 3RD QUARTER REVIEW: Casey Key Sales

Total Homes Sold: 4	Average Days on Market: 228	Average Original List Price: \$3,483,725	Average Sold Price: \$3,406,250
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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	\$13,625,000	\$3,406,250	\$693	4
2015	\$13,800,000	\$2,760,000	\$646	5

*Data pulled from the MFRMLS for the period of July 1st - September 30th, 2015 and 2016.*

For the most accurate assessment of your home's value,  
Visit my website at [www.caseykey-real-estate.com](http://www.caseykey-real-estate.com)



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](http://www.caseykey-real-estate.com)



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







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# Casey Key

## MARKET REPORT

### ACTIVE HOME SALES

There are currently 32 homes on the market in Casey Key.  
They feature 2 to 8 bedrooms with 2.0 to 10.1 bathrooms.  
They range in size from 1,308 to 10,125 square feet,  
And in price from \$857,000 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 no homes Active with Contract  
And 2 homes Pending in Casey Key.  
(After 10/31/2016 the MLS will no longer use  
Active with contract they will be listed under sale pending)

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

## CASEY KEY PROPERTIES SOLD THIS YEAR 01/01/16 - 10/20/16

Status	Address	Water Frontage	Total Sq.Ft.	List Price	List Date	Closed Price	Closed Date
			Heated Lot				
Sold	2120 Casey Key Road	Gulf to Bay	5,464	\$3,499,000	02/22/13	\$3,200,000	10/20/16
Sold	1050 Gulf Winds Way	N/A	3,241	\$1,399,000	03/06/15	\$1,240,000	10/11/16
Sold	2411 & 2413 Casey Key	Gulf Front	6,274	N/A	N/A	\$5,500,000	08/01/16
Sold	921 Key Way	Bay Front	2,871	\$839,900	12/30/15	\$775,000	07/27/16
Sold	3780 Cutlass Bayou Road	Bay Front	3,102	\$1,595,000	05/12/16	\$1,350,000	07/18/16
Sold	2030 Casey Key Road	Gulf to Bay	5,035	N/A	N/A	\$6,000,000	07/08/16
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

### ACTIVE LOT SALES

There are currently 16 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 Active with Contract  
and no lots Pending in Casey Key.

For more information,  
call us today at 941.350.5035.

## CASEY KEY LOTS SOLD THIS YEAR 01/01/16 - 10/20/16

Status	Address	Water Frontage	Total Sq.Ft.	List Price	List Date	Closed Price	Closed Date
			Heated Lot				
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 THIS YEAR 01/01/16 - 10/20/16

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

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Casey Key | CURRENT MARKET ACTIVITY

ACTIVE

UNDER CONTRACT

SOLD

At A Glance:

Average Active List Price:  
\$4,961,793

Homes Recently Sold:  
15

Average Sold Price:  
\$1,596,453

A visual representation of the MLS data on the right.

# 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 Rating	★★★★★
Local Knowledge	★★★★★
Process Expertise	★★★★★
Responsiveness	★★★★★
Negotiation Skills	★★★★★