



The Andreae Group presents a list of recent property sales* in PGI.

RE/MAX Harbor Realty • 1133 Bal Harbor Blvd Suite 1129 • (941)639-0928 • info@AndreaeGroup.com • www.ILovePuntaGorda.com

JUST SOLD – JULY 2011

(LIST COMPILED FROM ALL MLS ACTIVITY FOR PGI*)

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HOUSES

List Price	Sale Price	% of List Price	Address	Year Built	Sq. Footage
\$29,900	\$30,000	100%	2501 CHAPMAN BLVD.	1979	1520
\$239,000	\$215,000	90%	600 SANTA MARGERITA LANE	1974	1660
\$265,000	\$235,000	89%	3818 WHIPPOORWILL BLVD.	1986	1871
\$265,000	\$250,000	94%	621 VIA TUNIS	1977	1813
\$279,000	\$255,000	91%	2121 CHARLOTTE AMALIE COURT	1987	2121
\$299,000	\$255,000	85%	2060 VIA SEVILLE	1978	1855
\$308,000	\$290,000	94%	89 TROPICANA DRIVE	1968	1786
\$349,000	\$330,000	95%	3525 ROSEAU DRIVE	1987	2148
\$419,000	\$406,000	97%	1436 KIWI COURT	1999	2052
\$535,000	\$470,000	88%	142 HIBISCUS DRIVE	1994	2725
\$575,000	\$517,000	90%	1796 BOCA RATON COURT	1964	4003

CONDOS

List Price	Sale Price	% of List Price	Address	Year Built	Sq. Footage
\$32,500	\$34,500	106%	240 WEST END DRIVE # 921	2006	1592
\$84,900	\$45,000	53%	3322 PURPLE MARTIN DRIVE # 132	2005	1393
\$94,900	\$78,000	82%	95 VIVANTE BLVD. # 206	2006	1485
\$92,000	\$81,000	88%	3256 WHITE IBIS COURT # 412	1990	1138
\$109,900	\$102,500	93%	1355 ROCK DOVE COURT # 1-2	1980	1023
\$110,000	\$112,000	102%	2601 MARION W AVENUE # 47A	1986	1168
\$117,000	\$115,000	98%	1431 AQUI ESTA DRIVE # 212	2005	1517
\$125,000	\$120,000	96%	1500 PARK BEACH CIRC; E # 3B	1975	928
\$130,000	\$120,000	92%	255 WEST END DRIVE # 2406	2004	1538
\$139,000	\$130,000	94%	3920 BAL HARBOR BLVD. # C3	1988	1160
\$129,999	\$131,000	101%	3322 PURPLE MARTIN DRIVE # 131	2005	1879
\$139,900	\$132,500	95%	3920 BAL HARBOR BLVD. # F4	1988	1160
\$139,000	\$135,000	97%	1500 PARK BEACH CIRCLE # 3C	1975	928
\$148,000	\$148,000	100%	97 VIVANTE BLVD. # 305	2006	1698
\$165,000	\$158,500	96%	3311 PURPLE MARTIN DRIVE # 136	2006	1855
\$169,000	\$165,000	98%	1340 ROCK DOVE COURT # 123	2007	1813
\$179,000	\$175,000	98%	1340 ROCK DOVE COURT # 142	2007	1813
\$199,999	\$178,000	89%	3239 PURPLE MARTIN DRIVE # 113	2007	1427

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CONDOS (Continued)

List Price	Sale Price	% of List Price	Address	Year Built	Sq. Footage
\$187,000	\$182,000	97%	3340 WOOD THRUSH DRIVE # 231	2007	1666
\$235,000	\$235,000	100%	2600 MAGDALINA DRIVE # 2600	2008	3168
\$200,000	\$235,000	118%	2602 MAGDALINA DRIVE # 2602	2008	3168
\$235,000	\$235,000	100%	2524 MAGDALINA DRIVE # 2524	2008	3168

LOTS

List Price	Sale Price	% of List Price	Address	Dimensions	Gulf Access Waterfront
\$119,900	\$100,000	83%	3441 OWL COURT	66x25x120x114x99	Y
\$159,000	\$115,000	72%	3806 BERMUDA COURT	62X115	Y
\$259,000	\$254,900	98%	3325 BRENTWOOD COURT	47X117X170X100	N

* This list is based on data supplied by the Punta Gorda-Port Charlotte-North Port Association of Realtors® Multiple Listing Service (MLS). The Andreae Group provides this information as a courtesy to our web visitors. Neither RE/MAX Harbor Realty nor The Andreae Group guarantee the accuracy of the MLS data. Data from the MLS may not reflect all real estate activity in the market.