

Wells Road to Worth Avenue											
269 Park Ave	11/12	\$2,950,000	\$2,800,000	94.92%	25	5	4.1	Y	N	4246	\$659.44
259 Park Ave	10/25		3,815,600			4	3	N	N	1,807	\$2,112
124 Australian Ave	10/20	\$6,950,000	\$5,405,000	77.77%	155	4	4.1	Y	N	4334	\$1,247
235 Garden Road	10/8		\$7,905,000			4	4	N	N	3431	\$2,304
426 Seaspray Ave	11/5		\$9,850,000			5	4.1	N	N	3446	\$2,858
124 Cocoanut Row	11/8		\$10,000,000			4	6	N	N	5983	\$1,671
432 Seabreeze Ave	12/28	\$10,900,000	\$8,432,000	77.36%	66	5	4.3	Y	N	5618	\$1,501
200 Clarke Ave	11/12	\$27,900,000	\$25,375,000	90.95%	74	8	9.2	Y	N	11049	\$2,297
			\$73,582,600								\$14,649

Worth Avenue to Sloan's Curve											
485 S County Road	11/8		\$3,050,000			3	3.1	Y	N	4792	\$636
150 Wood Bridge Road	12/28	\$12,500,000	\$11,760,000	94.08%	223	5	6.1	Y	N	5946	\$1,978
201 El Vedado Lane	10/4		\$6,938,750			7	8.2	Y	N	11497	\$604
124 Parc Monceau	10/7	\$13,950,000	\$10,150,000	72.76%	1357	6	9	Y	Y	7047	\$1,440
95 Middle Road	11/30	\$28,750,000	\$26,750,000	93.04%	175	4	5.1	Y	N	8385	\$3,190
1700 S Ocean Blvd	11/22	\$41,900,000	\$41,000,000	97.85%	342	6	8.1	Y	Y	10586	\$3,873
			\$99,648,750								\$11,721

Wells Rd to Worth Avenue		<u>Townhome Sales</u>									
	Sale Date	Asking Price	Sale Price	% of Asking	Days on	Bedrooms	# of Baths	Water	Pool	SqFt	\$/SqFt
	11/30	\$7,500,000	\$6,250,000	83.33%	43	3	4.1	Y	Y	4578	\$1,365
	12/15	\$8,995,000	\$9,050,000	100.61%	56	4	5.1	N	Y	4956	\$1,826

\$15,300,000

\$3,191

**Vacant
Land Sales**

	Sale Date	Asking Price	Sale Price	% of Asking	Days on	Water
2270 Ibis Isle Road E	11/2	\$2,600,000	\$2,550,000	98.08%	209	N
			\$2,550,000			

Wells Rd to Worth Avenue

**Condominium
Sales**

	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Market	Bedrooms	# of Baths	Water front	Fur nis hed	SqFt	\$/SqFt
235 Sunrise Ave MZ-E 1104	11/11	\$250,000	\$250,000	100.00%	55	1	1	N	N	558	\$448
44 Cocoanut Ave 103A	11/22		\$400,000			1	1	Y		900	\$444
235 Sunrise Ave 2027	10/29	\$650,000	\$600,000	92.31%	297	1	2	N	N	1,265	\$474
139 Sunrise Ave 1020	11/29		\$840,000			2	2	Y		990	\$848
44 Cocoanut Row 323B	11/19	\$950,000	\$900,000	94.74%	95	1	1	Y	N	1,200	\$750
44 Cocoanut Row 422A	10/18		\$915,000			2	2	Y		1,272	\$719
227 Australian Ave D3	11/5		\$1,000,000			2	2	N		1,287	\$777
44 Cocoanut Row 506B	11/29	\$1,200,000	\$1,100,000	91.67%	59	1	1	N	N	900	\$1,222
44 Cocoanut Row 405A	10/5	\$1,650,000	\$1,650,000	100.00%	77	2	2	Y	N	1,196	\$1,380
214 Chilean Ave 1	12/21	\$1,800,000	\$1,800,000	100.00%	67	2	2	N	N	1,098	\$1,639
44 Cocoanut Row 218B	11/1		\$2,300,000			2	2	Y		1,226	\$1,876
130 Sunrise Ave 615	11/29	\$2,695,000	\$2,300,000	85.34%	155	2	2.1	N	N	1,673	\$1,375
170 n Ocean Blvd 505/507	10/25	\$2,695,000	\$2,495,000	92.58%	374	3	3	Y	N	2,500	\$998
130 Sunrise Ave 509	10/27	\$2,795,000	\$2,600,000	93.02%	118	2	2.1	N	Y	1,673	\$1,554

100 Worth Ave 15	10/15	\$2,800,000	\$2,600,000	92.86%	148	2	2	Y	N	1,590	\$1,635
100 Sunrise 215	12/9	\$2,595,000	\$2,595,000	100.00%	43	2	2.1	Y	N	1,876	\$1,383
100 Worth Ave 419	12/10	\$2,800,000	\$2,700,000	96.43%	49	2	2	N	N	1,814	\$1,488
400 S Ocean Blvd 420	12/9	\$2,900,000	\$2,800,000	96.55%	66	2	2.1	Y	N	1,716	\$1,632
315 S Lake Dr 1C	11/12		\$2,930,000			1	1.1	N	N	1,283	\$2,284
100 Sunrise Ave 307	11/2	\$2,999,000	\$2,999,000	100.00%	62	2	2.1	Y	N	1,723	\$1,741
150 Bradley Pl 112	10/29	\$3,485,000	\$2,839,000	81.46%	100	2	2	Y	N	2,502	\$1,135
400 S Ocean Blvd 217	11/4	\$3,975,000	\$3,546,000	89.21%	60	2	2.1	Y	N	1,716	\$2,066
150 Bradley Pl 308/309	11/15	\$4,295,000	\$3,762,000	87.59%	66	2	3	Y	N	3,692	\$1,019
150 N Ocean Blvd 203	12/21	\$4,750,000	\$4,417,650	93.00%	99	4	5.1	Y	N	3,036	\$1,455
400 S Ocean Blvd 203/204	11/24	\$4,825,000	\$3,978,132	82.45%	266	3	2.2	Y	N	3,432	\$1,159
400S Ocean Blvd 205	10/4	\$5,195,000	\$4,180,000	80.46%	112	4	5	Y	N	3,432	\$1,218
150 Bradley Pl 712E	11/18	\$5,800,000	\$4,400,000	176.00%	176	2	2	Y	N	2,005	\$2,195
2 N Breakers Row N21	10/13	\$11,995,000	\$10,515,175	87.66%	55	3	3.1	Y	N	4,068	\$2,585
2 N Breakers Row 4	11/1	\$19,995,000	\$17,680,000	88.42%	46	3	3.1	Y	N	3,560	\$4,966
300 Seminole Ave 4B	10/11		\$7,420,000			3	3	Y		2,915	\$2,545

\$98,511,957

\$45,012
