



RE/MAX Associates-Hockessin

Client Short Report courtesy of: **Charles Graef**
1 to 5 of 11 Listings



Office: (302) 234-3800
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1 602 Sorrell Cir RES **ACT** Twn 1-Story CarrgHse 2 2/0 \$243,000



MLS #: 6585201 **Tax:** \$1,281 **Bs:** N **Gar:** 2-Cars **LDt:** 06/02/2015
Area: 30801 Smyrna **Asmt:** 48700 **Fp:** N **Prk:** OnStreet **StD:** 06/02/2015
Sb/Nb: Spring Meadow **Acres:** 0.13 **FR:** N **Age:** 7
SchD: Smyrna **Assn:** \$150 / M **CA:** Y **DOM:** 129

2 61 Cornflower Ct RES **ACT** Sng 1.5-Story End 3 2/0 \$249,000



MLS #: 6604386 **Tax:** \$1,129 **Bs:** N **Gar:** 1-Car **LDt:** 07/04/2015
Area: 30801 Smyrna **Asmt:** 53400 **Fp:** N **Prk:** 1-Car **StD:** 07/04/2015
Sb/Nb: Spring Meadow **Acres:** 0.08 **FR:** N **Age:** 6
SchD: Smyrna **Assn:** \$150 / M **CA:** Y **DOM:** 97

3 93 Larkspur Ln RES **ACT** RTC 1.5-Story CarrgHse , End 3 3/0 \$259,000



MLS #: 6542383 **Tax:** \$1,237 **Bs:** N **Gar:** 1-Car **LDt:** 03/27/2015
Area: 30801 Smyrna **Asmt:** 46600 **Fp:** N **Prk:** 2-Cars **StD:** 03/27/2015
Sb/Nb: Spring Meadow **Acres:** 0.12 **FR:** Y **Age:** 2
SchD: Smyrna **Assn:** \$150 / M **CA:** Y **DOM:** 196

4 156 Sorrell Cir RES **ACT** Sng 1-Story Colonial 2 2/0 \$269,900

MLS #: 6554805 **Tax:** \$951 **Bs:** N **Gar:** 2-Cars **LDt:** 04/14/2015
Area: 30801 Smyrna **Asmt:** 45000 **Fp:** Y **Prk:** 3+Cars **StD:** 04/14/2015
Sb/Nb: Spring Meadow **Acres:** 0.17 **FR:** N **Age:** 5
SchD: Smyrna **Assn:** \$150 / M **CA:** Y **DOM:** 178

5 610 Sorrell Cir RES **PND** RTC 1-Story CarrgHse , Ranch 2 2/0 \$228,251

MLS #: 6515366 **Tax:** \$1,006 **Bs:** N **Gar:** 2-Cars **LDt:** 02/02/2015
Area: 30801 Smyrna **Asmt:** 47600 **Fp:** N **Prk:** 2-Cars **StD:** 09/03/2015
Sb/Nb: Spring Meadow **Acres:** 0.13 **FR:** N **Age:** 7
SchD: Smyrna **Assn:** \$150 / M **CA:** Y **DOM:** 214

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6 59 Wheatsheaf Ln RES **PND** Sng 1-Story Ranch 2 2/0 \$265,000



MLS #: 6616976
Area: 30801 Smyrna
Sb/Nb: Spring Meadow
SchD: Smyrna

Tax: \$1,179
Asmt: 55800
Acres: 0.17
Assn: \$150 / M
Bs: N **Gar:** 2-Cars
Fp: N **Prk:** Driveway
FR: Y **Age:** 8
CA: Y **DOM:** 28
LDt: 07/27/2015
StD: 08/23/2015

7 618 Sorrell Cir RES **STL** RTC 1-Story Ranch 2 2/0 \$175,000



MLS #: 6437160
Area: 30801 Smyrna
Sb/Nb: Spring Meadow
SchD: Smyrna

Tax: \$835
Asmt: 39500
Acres: 0.09
Assn: \$150 / M
Bs: N **Gar:** 1-Car
Fp: Y **Prk:** 2-Cars
FR: N **Age:** 7
CA: Y **DOM:** 156
LDt: 08/07/2014
StD: 07/10/2015

8 114 Wheatsheaf Ln RES **STL** Sng 1-Story Ranch 2 2/0 \$209,400



MLS #: 6533992
Area: 30801 Smyrna
Sb/Nb: Spring Meadow
SchD: Smyrna

Tax: \$1,189
Asmt: 44300
Acres: 0.18
Assn: \$150 / M
Bs: N **Gar:** 2-Cars
Fp: Y **Prk:** 2-Cars
FR: N **Age:** 8
CA: Y **DOM:** 97
LDt: 03/12/2015
StD: 07/29/2015

9 38 Wheatsheaf Ln RES **STL** Sng 1.5-Story Cape 3 3/0 \$229,000



MLS #: 6588197
Area: 30801 Smyrna
Sb/Nb: Spring Meadow
SchD: Smyrna

Tax: \$1,484
Asmt: 70200
Acres: 0.17
Assn: \$160 / M
Bs: N **Gar:** 2-Cars
Fp: Y **Prk:** 2-Cars
FR: Y **Age:** 8
CA: Y **DOM:** 40
LDt: 06/05/2015
StD: 08/12/2015

10 25 Cornflower Ct RES **STL** RTC 1.5-Story CarrgHse 2 2/1 \$230,000



MLS #: 6522471
Area: 30801 Smyrna
Sb/Nb: Spring Meadow
SchD: Smyrna

Tax: \$1,101
Asmt: 52100
Acres: 0.08
Assn: \$150 / M
Bs: N **Gar:** 1-Car
Fp: Y **Prk:** 2-Cars
FR: Y **Age:** 7
CA: Y **DOM:** 161
LDt: 02/18/2015
StD: 09/11/2015

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31 Larkspur Ln

RES STL RTC 2-Story Colonial ,
 End 2 2/1 \$250,000



MLS #: 6437898
Area: 30801 Smyrna
Sb/Nb: Spring Meadow
SchD: Smyrna

Tax: \$1,078
Asmt: 51000
Acres: 0.13
Assn:

Bs: N **Gar:** 2-Cars
Fp: N **Prk:** 2-Cars
FR: Y **Age:** 7
CA: Y **DOM:** 23

LDt: 08/08/2014
StD: 07/15/2015

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Results Statistics - Average

Status	Count	Average Original Price	Average Last List Price	Average Current Price	High Price	Low Price	Average DOM/PMP	Listed in Last 30 Days	Total Value of Current Price
Active	4	\$270,975	--	\$255,225	\$269,900	\$243,000	150/207	0	\$1,020,900
Pending	2	\$265,000	--	\$246,626	\$265,000	\$228,251	121/121	0	\$493,251
Settled	5	\$236,560	\$225,215	\$218,680	\$250,000	\$175,000	95/206	0	\$1,093,400
Totals:	11	\$254,245	\$225,215	\$237,050	\$269,900	\$175,000	120/191	0	\$2,607,551

Average Settled Price to Original Price Ratio: 92.71%

Average Settled Price to Last List Price Ratio: 97.91%

Results Statistics - Median

Status	Count	Median Original Price	Median Last List Price	Median Current Price	High Price	Low Price	Median DOM/PMP	Listed in Last 30 Days	Total Value of Current Price
Active	4	\$271,950	--	\$254,000	\$269,900	\$243,000	154/163	0	\$1,020,900
Pending	2	\$265,000	--	\$246,626	\$265,000	\$228,251	121/121	0	\$493,251
Settled	5	\$244,000	\$232,000	\$229,000	\$250,000	\$175,000	97/160	0	\$1,093,400
Totals:	11	\$265,000	\$232,000	\$243,000	\$269,900	\$175,000	129/160	0	\$2,607,551

Median Settled Price to Original Price Ratio: 92.63%

Median Settled Price to Last List Price Ratio: 99.14%

Search Criteria**Status:** Active, Pending, Settled**Price:** \$1,000 to \$99,999,000**MLS Area:** All Kent County**Subdivision / Neighborhood:** Spring Meadow**Status Date:** 04/08/2014 to 10/08/2015**Settled Date:** 04/08/2015 to 10/08/2015