

Property Type is 'Land' Property Type is 'Land' Mls Status is one of 'Active', 'Active KO', 'Active Option Contract' Mls Status is 'Pending' Status Contractual Search Date is 12/19/2023 to 09/20/2023 Mls Status is 'Closed' Status Contractual Search Date is 12/19/2023 to 12/19/2022 State Or Province is one of 'Louisiana', 'Texas' School District is 'Highland Park ISD'

Market Analysis Summary | Land

Listings as of 12/19/23 at 9:45 pm, Page 1 of 2

#	MLS #	Address	City	Acres	\$/Acre	Land SqFt	\$/Lnd SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
Listings: Active												
1	20474491	3744 Stanford AVE	University Park	0.16	\$11,024,845	7,013	\$253	\$1,775,000				39
2	20470484	3828 Normandy AVE	Highland Park	0.31	\$14,516,129	13,504	\$333	\$4,500,000				44
3	20486666	3800 Beverly DR	Highland Park	0.85	\$19,385,343	36,852	\$445	\$16,400,000				18
			Min	0.16	\$11,024,845	7,013	\$253	\$1,775,000				18
			Max	0.85	\$19,385,343	36,852	\$445	\$16,400,000				44
			Avg	0.44	\$14,975,439	19,123	\$344	\$7,558,333				34
			Med	0.31	\$14,516,129	13,504	\$333	\$4,500,000				39

Listings: Closed

1	20231943	4337 Southern AVE	Highland Park	0.17	\$9,195,402	7,579	\$211	\$1,600,000	\$1,600,000	01/24/2023	100.0%	5
2	20231359	4528 Arcady AVE	Highland Park	0.19	\$8,878,947	8,276	\$204	\$1,697,000	\$1,687,000	02/15/2023	99.4%	5
3	20300767	3608 Mcfarlin BLVD	University Park	0.21	\$8,212,560	9,017	\$189	\$1,695,000	\$1,700,000	04/25/2023	100.3%	2
4	20418395	4149 San Carlos DR	University Park	0.21	\$9,977,647	8,976	\$229	\$1,975,000	\$2,056,000	10/23/2023	104.1%	3
5	20354838	4451 Westway AVE	Highland Park	0.36	\$6,567,867	15,725	\$151	\$2,595,000	\$2,371,000	08/17/2023	91.4%	41
6	20205560	3504 Crescent AVE	Highland Park	0.51	\$12,351,779	22,041	\$284	\$6,999,000	\$6,250,000	02/01/2023	89.3%	28
7	20298881	4311 Rheims PL	Highland Park	1.26	\$7,284,244	55,016	\$167	\$9,895,000	\$9,200,000	10/25/2023	93.0%	174
			Min	0.17	\$6,567,867	7,579	\$151	\$1,600,000	\$1,600,000		89.3%	2
			Max	1.26	\$12,351,779	55,016	\$284	\$9,895,000	\$9,200,000		104.1%	174
			Avg	0.42	\$8,924,064	18,090	\$205	\$3,779,429	\$3,552,000		96.8%	37
			Med	0.21	\$8,878,947	9,017	\$204	\$1,975,000	\$2,056,000		99.4%	5