



Comparative Market Analysis

Your initial search criteria were: ((LISTSTATUS IN ('ACT')) AND PROPSUBTYPE IN ('S','C','T') AND (((SUBDIVISION LIKE '%ONE ARTS PLAZA%') AND (ZIPCODE LIKE '75201%'))))

Property Type: **Single Family** Status: **Active**

Subject Property

Address	City	BR	Bth	Gar/ Cp/TCP	SqFt	Acr	Blt	PL	CDOM	Orig Price	\$/ SqFt	List Price	LP% OP
1722 Routh ST #1904	Dallas	1	2.0	2/0/2	1,636		2007	Y	17	695,000	424.82	695,000	100
1722 Routh ST #1905	Dallas	1	1.1	2/0/2	1,264		2007	Y	17	695,000	549.84	695,000	100
1722 Routh ST #1808	Dallas	1	1.1	2/0/2	1,303		2007	Y	17	740,000	567.92	740,000	100
1722 Routh ST #1810	Dallas	2	2.0	2/0/2	1,749		2007	Y	17	895,000	511.72	895,000	100
1722 Routh ST #2206	Dallas	2	2.0	2/0/2	1,777		2007	Y	18	895,000	503.66	895,000	100
1722 Routh ST #2108	Dallas	2	2.1	2/0/2	2,172		2007	Y	17	1,140,000	524.86	1,140,000	100
1722 Routh ST #1912	Dallas	2	2.1	2/0/2	2,095		2007	Y	18	1,150,000	548.93	1,150,000	100
1722 Routh ST #1913	Dallas	2	2.1	2/0/2	2,558		2007	Y	17	1,325,000	517.98	1,325,000	100
1722 Routh ST #1802	Dallas	2	2.1	2/0/2	2,460		2007	Y	18	1,450,000	589.43	1,450,000	100
1722 Routh ST #1916	Dallas	2	2.1	2/0/2	2,870		2007	Y	17	1,695,000	590.59	1,695,000	100
1722 Routh ST #2209	Dallas	2	2.0	2/0/2	2,524		2007	Y	17	1,695,000	671.55	1,695,000	100
1722 Routh ST #2203	Dallas	3	3.1	2/0/2	3,153		2007	Y	18	2,050,000	650.17	2,050,000	100
Min		1			1,264	0.000	2007		17	695,000		695,000	100
Max		3			3,153	0.000	2007		18	2,050,000		2,050,000	100
Average		2			2,130	0.000	2007		17	1,202,083		1,202,083	100

Number of Properties: **12**

Average (ListPrice / SqFt) : **\$564.36**

Prepared by

Terry Smith
(214)755-9895
William Davis Realty
info@planohomesandland.com

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