

Sun City Hilton Head Monthly Market Report

July 2012 | SECTION B | Volume 2, Issue 7

Carolina
REALTY GROUP

Pullout
Section



21 WILLOW BROOK DRIVE

This Dogwood model has a beautiful view of a lagoon you can enjoy from the Garden Room, Breakfast Nook, Great Room and Master Bedroom. This home also features Corian Countertops, handsome Cherry Cabinets with Crown Moldings, Butler's Pantry, ceramic tile, Plantation Shutters throughout the home and a large work bench with tons of storage in the garage. **\$337,500**



PENDING!

30 ORION PLACE

This bright and airy Acadia/Currier model has a freshly painted interior and garage, and new carpet in the living room, bedroom and oversized den. Located toward the end of a cul-de-sac street just minutes from Town Square, this home provides a private landscape view. This is the best priced Acadia/Currier model available. Contact me for more details. **\$119,000.**



266 ARGENT PLACE

Since our last issue, Sun City has posted 29 new listings, 38 pending contracts and 48 closings in the resale market. The future for Sun City Hilton Head real estate continues to look bright. Currently, there are 170 homes on the market; that's 30% less homes for sale than in January of this year. This is good news if you are considering selling your home. Contact me so I can show you what the Carolina Realty Group can do to get your home sold.

An electronic version of the July Market Report is also available online at www.GarySmythe.com.



Gary Smythe

Carolina Realty Group

www.GarySmythe.com | www.TheBestAddressInTown.com

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"These Properties were not all listed or sold by the Carolina Realty Group and were listed and sold by various MLS Participating Offices."
If your property is currently listed with another Realtor this is not intended to be a solicitation. This information is believed to be accurate but not guaranteed.



Active Home and Villa Listings

Address	Model Name	Type	View	Beds	Baths	Year Built	List Price	Sq Feet
155 Cypress Hollow	Acadia	Home	Wooded	2	1.5	2001	\$126,900	1085
45 Hamilton Dr	Adams/Sylvania	Home	Lagoon	2	2	1998	\$384,500	2239
5 Walden Ln	Adams/Sylvania	Home	Golf	3	2.5	1999	\$355,000	2243
72 Plymouth Ln	Adirondack	Home	Wooded	3	2	1999	\$164,900	1568
82 Andover Pl	Adirondack	Home	Wooded	3	2	2001	\$184,900	1568
232 Argent Pl	Adirondack	Home	Golf	2	2	1999	\$199,000	1790
56 Biltmore Dr	Azalea	Home	Landscape	2	2	2005	\$117,000	1138
40 Lazy Daisy Dr	Azalea	Home	Lagoon	2	2	2004	\$139,995	1120
145 Lazy Daisy Dr	Azalea	Home	Wooded	2	2	2003	\$125,900	1120
24 Whitebark Ln	Azalea	Home	Landscape	2	2	2005	\$136,900	1138
45 Devant Dr E	Barton/Saratoga	Home	Wooded	2	2	1997	\$141,500	1298
11 Pendarvis Way	Barton/Saratoga	Home	Wooded	2	2	1997	\$155,000	1388
20 Basket Walk Dr	Bayberry	Home	Landscape	2	2	2006	\$159,000	1140
70 Cypress Run	Bayberry	Home	Landscape	2	2	2003	\$148,000	1020
129 Rivergrass Ln	Bluffton Cottage	Home	Golf	2	2	2010	\$339,000	2252
2 Sauls Court	Bluffton/Eastman	Home	Landscape	2	2	1998	\$164,000	1689
345 Mystic Point Dr	Bordeaux	Home	Landscape	1	1	2011	\$139,990	911
115 Fort Beaugard Ln	Camden/Shenandoah	Home	Landscape	2	2	1995	\$152,500	1362
30 Orion Pl	Camellia	Home	Wooded	2	2	2006	\$153,500	1328
34 Orion Pl	Camellia	Home	Wooded	2	2	2006	\$165,000	1368
74 Bishop St	Camellia	Home	Landscape	2	2	2005	\$159,000	1458
134 Cypress Run	Camellia	Home	Landscape	2	2	2003	\$145,117	1328
27 Zubler St	Charleston	Villa	Lagoon	2	2	1996	\$129,000	1325
36 Zubler St	Charleston	Villa	Landscape	2	2	1996	\$119,900	1133
69 Zubler St	Charleston	Villa	Wooded	2	2	1996	\$119,900	1053
121 Coburn Dr W	Charlotte/Madison	Home	Wooded	2	2.5	1997	\$299,900	2300
4 Coburn Ct	Charlotte/Madison	Home	Wooded	3	2.5	1997	\$233,900	2113
1 Behn Ln	Charlotte/Madison	Home	Landscape	3	2.5	1996	\$269,000	2105
7 Argent Way	Charlotte/Madison	Home	Golf	2	2.5	1998	\$269,000	2029
329 Mystic Point Dr	Chateau	Home	Landscape	2	2	2011	\$149,990	1084
38 Andover Pl	Chesapeake	Home	Wooded	2	2	2000	\$159,900	1310
19 Andover Pl	Chesapeake	Home	Wooded	2	2	1999	\$169,900	1328
20 Purry Cir	Clayton	Villa	Landscape	2	2	1998	\$169,000	1530
56 Padgett Dr	Clayton	Villa	Wooded	2	2	1995	\$135,000	1455
37 Zubler	Clayton	Villa	Landscape	2	2	1996	\$140,000	1427
38 Padgett Dr	Clayton	Home	Wooded	2	2	1995	\$148,488	1455
13 Purry Cir	Clayton	Villa	Landscape	2	2	1999	\$151,900	1549
68 Zubler St	Clayton	Villa	Lagoon	2	2	1996	\$169,000	1535
90 Hampton Cir	Clear Creek	Home	Landscape	2	2	2001	\$162,000	1269
9 Falmouth Way	Cumberland	Home	Landscape	2	2	2001	\$179,000	1614
1124 Rivergrass Ln	Cumberland Hall	Home	Landscape	3	2.5	2011	\$407,000	2718

Legend
 New Listing 
 Price Changes 



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Active Home and Villa Listings

Address	Model Name	Type	View	Beds	Baths	Year Built	List Price	Sq Feet
182 Rivergrass Ln	Cumberland Hall	Home	Golf	3	2.5	2012	\$389,135	2438
58 Plymouth Ln	Currier	Home	Wooded	2	1.5	1999	\$121,900	1152
108 Cypress Hollow	Currier	Home	Wooded	2	2	2001	\$139,000	1130
78 Andover Pl	Currier	Home	Wooded	2	2	2001	\$127,500	1085
201 Argent Pl	Dickinson	Villa	Landscape	2	2	1999	\$169,900	1549
103 Landing Ln	Dogwood	Home	Wooded	2	2	2005	\$295,500	2246
137 Stratford Village Way	Dogwood	Home	Lagoon	2	2	2003	\$294,500	2104
43 PENNY CREEK DR	Dogwood	Home	Lagoon	2	2	2005	\$299,000	2094
115 Landing Ln	Dogwood	Home	Wooded	2	2	2005	\$307,900	2278
93 Doncaster Ln	Dogwood	Home	Lagoon	2	2	2003	\$297,900	2086
185 Hampton Cir	Dogwood	Home	Wooded	2	2	2002	\$259,000	2200
10 Saltus Ct	Dogwood	Home	Landscape	2	2	2006	\$274,885	2062
91 Nightingale Ln	Dogwood	Home	Landscape	2	2	2003	\$239,000	2104
82 Concession Oak Dr	Dogwood	Home	Landscape	2	2	2007	\$259,750	2094
12 Shooting Star Cir	Dogwood	Home	Wooded	2	2	2006	\$312,900	2094
21 Willow Brook Dr	Dogwood	Home	Lagoon	2	2	2003	\$337,500	2104
19 Vespers Way	Dogwood	Home	Landscape	2	2	2007	\$299,000	2094
99 Nightingale Ln	Dogwood	Home	Wooded	2	2	2003	\$279,900	2088
597 Rivergrass Ln	Dunwoody Way	Home	Wooded	3	2.5	2012	\$393,090	2274
22 Sundome Ct	Egret	Home	Landscape	2	2	2003	\$185,900	1842
31 Wainwright Dr	Egret	Home	Lagoon	2	2	2004	\$215,900	1712
10 Raindrop Ln	Egret	Home	Landscape	2	2	2006	\$185,000	1712
17 Bristol Bay	Egret	Home	Wooded	2	2	2003	\$209,885	1674
37 Basket Walk Dr	Egret	Home	Landscape	2	2	2006	\$155,000	1440
483 Col Thomas Heyward	Egret	Home	Lagoon	2	2	2004	\$229,000	1712
46 Coburn Dr W	Franklin/Whitney	Home	Landscape	2	2	1997	\$189,000	1727
16 Chiffelle St	Franklin/Whitney	Home	Wooded	2	2	1997	\$215,000	1727
556 Sunrise Point Dr	Gray Myst	Home	Landscape	3	2	2010	\$213,900	1522
613 Mystic Point Dr	Gray Myst	Home	Wooded	2	2	2012	\$210,765	1518
9 Honesty Ln	Gray Myst	Home	Landscape	2	2	2008	\$190,000	1508
18 Old Country Roses	Gray Myst	Home	Lagoon	2	2	2006	\$194,885	1488
1 Lynah Way	Hamilton/Jefferson	Home	Landscape	2	2	1998	\$220,000	1669
33 STROBHAR ST	Hamilton/Jefferson	Home	Landscape	2	2	1996	\$209,000	1881
22 Coburn Dr E	Hamilton/Jefferson	Home	Golf	2	2	1997	\$194,900	1672
105 Coburn Dr W	Hamilton/Jefferson	Home	Wooded	2	2	1997	\$198,885	1672
214 Benjamin Seabrook Ct	Hamilton/Jefferson	Home	Landscape	2	2	1997	\$197,900	1633
116 Fort Walker Ln	Hamilton/Jefferson	Home	Wooded	2	2	1995	\$215,117	1659
564 Argent Way	Hancock	Home	Landscape	2	2	1999	\$174,900	1560
8 Walden Ln	Hatteras	Home	Wooded	2	2	2001	\$272,900	2125
52 Fenwick Dr	Hatteras	Home	Lagoon	2	2	2000	\$274,000	1828
9 Sundance Ln	Hatteras	Home	Golf	2	2	2002	\$255,000	1973
219 Hampton Cir	Hatteras	Home	Wooded	2	2	2001	\$269,000	1973

#1 Listing and Selling Team
2008,2009,2010,2011



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Active Home and Villa Listings

Address	Model Name	Type	View	Beds	Baths	Year Built	List Price	Sq Feet
167 Hampton Cir	Hatteras	Home	Wooded	3	3	2000	\$323,500	2200
13 Mackay Ln	Hawthorne	Villa	Landscape	2	2	1999	\$124,885	1055
29 Mackay Ln	Hawthorne	Villa	Lagoon	2	2	1998	\$123,500	1089
7 Norton Ct	Hawthorne	Villa	Landscape	2	2	1998	\$112,000	1053
7 Nesting Ln	Heather	Home	Landscape	2	2	2005	\$189,000	1488
39 Biltmore Drive	Heather	Home	Lagoon	2	2	2005	\$196,000	1320
476 Col Thomas Heyward	Heather	Home	Lagoon	2	2	2005	\$192,900	1338
19 Beaufort River Rd	Heather	Home	Landscape	2	2	2007	\$168,000	1338
26 Doncaster Ln	Heron	Home	Landscape	2	2	2003	\$225,000	1788
53 Falmouth Way	Heron	Home	Lagoon	2	2	1999	\$385,000	1594
45 Sunrise Point Dr	Hill Crest	Home	Lagoon	1	1	2012	\$154,990	1152
344 Sunrise Point Dr	Hill Crest	Home	Lagoon	2	2.5	2012	\$245,840	1729
12 Lichen Ln	Ibis	Home	Landscape	3	2	2005	\$247,900	1852
8 Pinckney Dr	Jackson	Home	Lagoon	3	2	1998	\$327,500	2393
13 Mongin Way	Kingston/Potomac	Home	Wooded	2	2	1997	\$190,000	1463
24 Summerplace Dr	Lark	Villa	Lagoon	2	2	2007	\$179,500	1726
53 Seaford Pl	Lark	Villa	Lagoon	2	2	2006	\$179,900	1685
78 Seaford Pl	Lark	Villa	Landscape	2	2	2006	\$177,500	1685
39 STAR FLOWER DR	Lilac	Home	Wooded	2	2	2006	\$325,000	2289
89 Doncaster Ln	Lilac	Home	Lagoon	2	2	2004	\$318,885	2289
6 CHESWELL CT	Lilac	Home	Landscape	2	2	2002	\$255,000	2274
5 Cheswell Ct	Longleaf	Home	Lagoon	3	2	2000	\$323,700	2381
6 Plymouth Ln	Longleaf	Home	Golf	3	2	1999	\$349,900	2400
204 Stratford Village Way	Longleaf	Home	Landscape	3	2	2001	\$359,900	2381
11 Walden Ln	Monroe/Rutledge	Home	Golf	3	2.5	2000	\$339,900	2478
273 Eaglecrest Dr	Morningside Lane	Home	Golf	3	3.5	2012	\$417,680	2597
74 Hampton Cir	Nantucket	Home	Wooded	2	2	2001	\$179,900	1564
59 Sunrise Point Dr	Noir Coast	Home	Lagoon	2	2	2012	\$159,490	1234
14 Willow Brook Dr	Pelican	Home	Landscape	2	2	2003	\$239,700	1856
35 Rose Bush Ln	Pelican	Home	Lagoon	2	2	2005	\$253,900	1940
53 Nightingale Ln	Pelican	Home	Lagoon	2	2	2003	\$248,500	1778
111 Doncaster Ln	Pelican	Home	Landscape	2	2	2004	\$244,885	1868
700 Mystic Point Dr	Pine Spring	Home	Wooded	3	2	2010	\$218,500	1414
9 Clover Dr	Pine Spring	Home	Lagoon	3	2	2007	\$218,500	1565
153 Cypress Holw	Primrose	Home	Wooded	2	2	2002	\$174,900	1300
474 Col Thomas Heyward	Primrose	Home	Lagoon	2	2	2005	\$177,500	1438
50 Cypress Run	Primrose	Home	Landscape	2	2	2002	\$209,900	1420
17 Bouquet Ln	Primrose	Home	Wooded	2	2	2003	\$189,900	1551
548 Col Thomas Heyward	Primrose	Home	Landscape	2	2	2004	\$174,999	1438
31 GOLDEN EAGLE DR	Primrose	Home	Landscape	2	2	2004	\$169,000	1447
15 Talbot Ct	Rainier	Home	Landscape	2	2	2001	\$257,000	2106



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Legend
New Listing
Price Changes

Active Home and Villa Listings

Address	Model Name	Type	View	Beds	Baths	Year Built	List Price	Sq Feet
17 Cypress Hollow	Rainier	Home	Wooded	2	2	2002	\$309,900	2330
76 Seaford Pl	Robin	Villa	Landscape	2	2	2006	\$159,900	1245
273 Landing Ln	Robin	Villa	Lagoon	2	2	2005	\$155,900	1247
28 Seaford Pl	Robin	Villa	Landscape	2	2	2007	\$159,900	1247
60 Seaford Pl	Robin	Villa	Landscape	2	2	2007	\$125,000	1247
76 Kings Creek Dr	Seagull	Home	Wooded	3	2	2006	\$247,900	2105
49 Summerplace Dr	Starling	Home	Landscape	3	2	2008	\$219,900	1942
29 Sunrise Point Dr	Steel Creek	Home	Landscape	2	2	2012	\$166,990	1355
33 Zubler St	Summerton	Home	Wooded	2	2	1996	\$124,500	1210
16 Tipu White Ct	Surrey Crest	Home	Landscape	2	2	2008	\$271,995	1932
55 Raven Glass Ln	Sycamore	Home	Lagoon	3	3.5	2007	\$424,900	2610
41 Columbus Cir	Sycamore	Home	Lagoon	3	3.5	2005	\$348,885	2488
17 Wendover Ct	Sycamore	Home	Lagoon	3	3.5	2005	\$429,900	2956
7 Debeaufain Dr	Sycamore	Home	Landscape	3	3.5	2005	\$395,117	2584
1 Fairforest Ln	Sycamore	Home	Landscape	3	3.5	2006	\$374,885	2590
77 Sunrise Point Dr	Taft Street	Home	Lagoon	2	2	2012	\$175,490	1424
69 Nightingale Ln	Teal	Home	Lagoon	2	2	2003	\$240,000	2040
166 Bluff Point Ln	Tifton Walk	Home	Landscape	2	2	2012	\$287,965	2141
672 Serenity Point Dr	Tifton Walk Loft	Home	Wooded	3	3	2010	\$338,500	2877
16 Knotweed Ct	Vernon Hill	Home	Wooded	3	2	2008	\$299,900	2072
120 Thomas Bee Dr	Vernon Hill	Home	Landscape	3	2	2007	\$265,000	1996
1001 Serenity Point Dr	Willow Bend Loft	Home	Landscape	3	3	2012	\$319,165	2637
423 Bluff Point Ln	Willow Bend Loft	Home	Golf	3	3	2012	\$322,140	2637
80 Doncaster Ln	Wisteria	Home	Wooded	3	2	2003	\$309,900	2396
36 Redtail Dr	Wisteria	Home	Wooded	3	2	2005	\$324,900	2428
18 Clairborne Ct	Wisteria	Home	Lagoon	3	2.5	2003	\$479,000	3445
94 Doncaster Ln	Wisteria	Home	Wooded	3	2	2003	\$319,900	2396
58 Redtail Dr	Wisteria	Home	Wooded	3	2	2004	\$317,000	2428
127 Landing Ln	Wisteria	Home	Lagoon	3	2	2005	\$331,885	2428
500 ColThomas Heyward	Wisteria	Home	Golf	3	2	2004	\$369,900	2428
645 Cypress Hills Dr	Wisteria	Home	Golf	3	2	2003	\$369,000	2428
17 Ceres Ct	Wisteria	Home	Landscape	3	2.5	2006	\$329,900	2596
445 Col Thomas Heyward	Wisteria	Home	Lagoon	3	2	2004	\$359,000	2410
48 Murray Hill Dr	Wisteria	Home	Golf	3	2.5	2006	\$449,900	2428
15 Teaberry Ln	Wisteria	Home	Golf	3	2.5	2006	\$435,000	2428
2 Falcon Ct	Wren	Villa	Landscape	2	2	2004	\$165,900	1454
26 Falcon Ct	Wren	Home	Wooded	2	2	2004	\$167,890	1457
213 Landing Ln	Wren	Villa	Wooded	2	2	2005	\$149,000	1550
66 Summerplace Dr	Wren	Villa	Landscape	2	2	2008	\$157,900	1454
210 Landing Ln	Wren	Villa	Golf	2	2	2005	\$165,900	1454
Contingent								
52 Bishop St	Camellia	Home	Landscape	3	2	2006	\$145,000	1458
11 FENWICK DR	Remington	Home	Landscape	3	2	2000	\$234,000	2276



Pending Homes and Villas

Address	Model Name	Type	View	Beds	Baths	Year Built	List Price	Sq Feet	DOM
120 Cypress Holw	Adirondack	Home	Lagoon	2	2	2002	\$168,885	1568	54
26 Beaufort River Rd	Azalea	Home	Landscape	2	2	2006	\$134,900	1138	62
6 Basket Walk Dr	Azalea	Home	Lagoon	2	2	2006	\$129,900	1258	31
21 Countryside Ct	Azalea	Home	Landscape	2	2	2005	\$154,900	1138	51
36 Darby Creek Ct	Camellia	Home	Wooded	2	2	2006	\$174,900	1458	53
235 Landing Ln	Cardinal	Villa	Wooded	2	2	2005	\$118,900	1063	103
241 LANDING LN	Cardinal	Villa	Wooded	2	2	2005	\$119,000	1063	31
15 Debeaufain Dr	Chesapeake	Home	Wooded	2	2	2001	\$212,000	1372	94
136 Cypress Hollow	Chesapeake	Home	Landscape	2	2	2001	\$127,500	1297	93
49 Redtail Dr	Chestnut	Home	Lagoon	3	2	2004	\$309,900	2312	82
5 PINYON DR	Chestnut	Home	Wooded	3	2	2004	\$295,000	2536	28
674 Havenview Ln	Copper Ridge	Home	Golf	3	3	2010	\$269,900	2398	430
10 Wainwright Dr	Crane	Home	Lagoon	2	2	2004	\$167,900	1554	40
9 MACKAY LN	Dickinson	Villa	Landscape	2	2	1999	\$169,000	1614	60
459 Col Thomas Heyward	Dogwood	Home	Lagoon	2	2	2004	\$249,000	2094	139
18 Rose Bush Ln	Dogwood	Home	Golf	3	2	2005	\$274,500	2090	129
104 Stratford Village Way	Dogwood	Home	Golf	2	2	2003	\$269,000	2104	94
19 Wendover Ct	Dogwood	Home	Lagoon	2	2	2005	\$314,900	2090	19
18 Holly Ribbons Cir	Egret	Home	Landscape	2	2	2006	\$225,117	1712	20
30 Larkspur Ln	Egret	Home	Wooded	2	2	2005	\$209,500	1840	118
77 KINGS CREEK DR	Egret	Home	Golf	2	2	2007	\$224,000	1712	37
106 Penny Creek Dr	Egret	Home	Lagoon	2	2	2004	\$209,900	1840	64
34 Clover Dr	Fox Run	Home	Lagoon	2	2	2007	\$176,500	1356	27
21 Honesty Ln	Gray Myst	Home	Landscape	2	2	2008	\$188,885	1382	135
28 Chiffelle St	Hamilton/Jefferson	Home	Wooded	2	2	1997	\$199,000	1684	44
8 Raymond Rd	Hamilton/Jefferson	Home	Golf	2	2	1996	\$227,000	1987	3
14 Raymond Rd	Hamilton/Jefferson	Home	Golf	2	2	1996	\$199,500	1669	344
214 Honey Hill Dr	Hamilton/Jefferson	Home	Golf	2	2	1995	\$194,000	1700	38
2 Caleb Ct	Hancock	Home	Landscape	2	2	1999	\$185,000	1730	41



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Pending Homes and Villas

Address	Model Name	Type	View	Beds	Baths	Year Built	List Price	Sq Feet	DOM
26 Walden Ln	Hatteras	Home	Wooded	2	2	2000	\$279,900	1982	9
53 CYPRESS HOLLOW	Hatteras	Home	Wooded	2	2	2002	\$264,900	2414	528
26 Whitebark Ln	Heather	Home	Landscape	3	2	2005	\$187,500	1470	80
14 Golden Eagle Dr	Heather	Home	Lagoon	2	2	2004	\$169,900	1320	152
529 Col Thomas Heyward	Heather	Home	Landscape	2	2	2005	\$174,350	1488	93
24 Crescent Creek Dr	Heron	Home	Landscape	2	2	2006	\$218,885	1820	104
5 Bristol Bay	Heron	Home	Landscape	2	2	2003	\$199,117	1788	21
160 Doncaster Ln	Heron	Home	Landscape	2	2	2004	\$164,000	1790	53
16 Summerplace Dr	Lark	Villa	Lagoon	2	2	2007	\$189,900	1726	9
54 Seaford Pl	Lark	Villa	Wooded	2	2	2007	\$155,430	1685	27
78 Concession Oak Dr	Lilac	Home	Lagoon	3	2	2007	\$325,000	2271	35
106 Landing Ln	Lilac	Home	Golf	3	2	2005	\$349,900	2509	291
19 Chiffelle St	Marion/Webster	Home	Golf	3	2.5	1998	\$419,000	3113	56
37 Fenwick Dr	Nantucket	Home	Lagoon	2	2	2001	\$174,900	1564	40
9 Marigold Dr	Pelican	Home	Landscape	2	2	2006	\$249,900	1996	44
5 Apple Ln	Pelican	Home	Lagoon	2	2	2006	\$279,900	1996	115
385 Sunrise Point Dr	Pine Spring	Home	Lagoon	2	2	2012	\$197,465	1546	29
43 Cypress Run	Primrose	Home	Lagoon	2	2	2003	\$179,900	1420	12
97 Cypress Run	Primrose	Home	Lagoon	2	2	2003	\$189,900	1420	30
25 Beaufort River Rd	Primrose	Home	Landscape	2	2	2006	\$169,900	1566	60
105 Redtail Dr	Primrose	Home	Wooded	2	2	2004	\$218,500	1720	35
5 Old Country Roses	Primrose	Home	Landscape	2	2	2007	\$185,000	1566	16
20 Padgett Ct	Summerton	Villa	Lagoon	2	2	1995	\$134,900	1273	27
380 Serenity Point	Tifton Walk	Home	Golf	2	2	2011	\$293,240	2877	370
64 Nautical Ln	Tifton Walk	Home	Golf	2	2	2012	\$281,465	2011	62
33 Spring Beauty Dr	Willow Bend	Home	Landscape	2	2	2008	\$274,900	1913	53
19 PENNY CREEK DR	Wisteria	Home	Golf	3	2	2005	\$309,000	2428	185
6 Willow Brook Dr	Wisteria	Home	Lagoon	3	2	2003	\$384,500	2624	50

#1 Listing and Selling Team
2008,2009,2010,2011



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Sold Homes and Villas

Page 8B

Address	Model Name	Type	View	Beds	Baths	Year Built	List Price	Sq Feet	DOM	Sold Date	Sales Price
2 Bolen Ct	Adams/Sylvania	Home	Landscape	2	2.5	1999	\$309,000	2261	178	6/7/2012	\$300,000
116 Lazy Daisy Dr	Azalea	Home	Lagoon	2	2	2003	\$149,885	1120	27	6/29/2012	\$140,000
149 Lazy Daisy Dr	Azalea	Home	Wooded	2	2	2003	\$144,885	1240	20	6/25/2012	\$136,000
134 Robert E Lee Ln	Camden/Shenandoah	Home	Landscape	2	2	1996	\$199,000	1798	28	6/15/2012	\$195,000
130 Cypress Run	Camellia	Home	Landscape	2	2	2003	\$141,900	1328	37	6/22/2012	\$138,000
150 Cypress Holw	Camellia	Home	Wooded	2	2	2002	\$135,000	1328	47	6/12/2012	\$130,000
118 Cypress Run	Camellia	Home	Landscape	3	2	2003	\$129,500	1328	111	6/1/2012	\$127,000
275 Landing Ln	Cardinal	Villa	Lagoon	2	2	2005	\$119,900	1063	12	6/25/2012	\$108,000
77 Purry Cir	Charleston	Villa	Landscape	2	2	1998	\$99,000	1053	111	6/20/2012	\$90,000
21 Devant Dr. W W	Charlotte/Madison	Home	Landscape	2	2.5	1997	\$249,000	2299	71	6/1/2012	\$242,000
261 Argent Pl	Chesapeake	Home	Lagoon	2	2	1999	\$137,900	1328	25	6/29/2012	\$132,000
134 Hampton Cir	Clear Creek	Home	Landscape	2	2	2002	\$159,400	1307	27	6/29/2012	\$150,500
521 Bluff Point Ln	Copper Ridge Loft	Home	Landscape	3	3	2012	\$272,375	2416	0	6/11/2012	\$272,375
490 Bluff Point Ln	Copper Ridge Loft	Home	Landscape	2	2	2012	\$224,240	1590	0	6/29/2012	\$224,240
23 Holly Ribbons Circle	Crane	Home	Landscape	2	2	2006	\$195,000	1737	422	6/22/2012	\$170,000
3 Orchid Ln	Dogwood	Home	LAKEV	2	2	2006	\$350,000	2076	76	6/12/2012	\$320,000
11 Concession Oak Dr	Dogwood	Home	Wooded	2	2	2006	\$268,900	2040	132	6/29/2012	\$260,000
464 Col Thomas Heyward	Dogwood	Home	Lagoon	2	2	2004	\$339,900	2094	52	6/18/2012	\$325,000
462 Col Thomas Heyward	Dogwood	Home	Lagoon	2	2	2004	\$298,885	2076	55	6/1/2012	\$290,000
34 Thomas Bee Dr	Egret	Home	Landscape	2	2	2007	\$199,999	1698	24	6/1/2012	\$185,000
15 Arabella Ln	Egret	Home	Landscape	2	2	2006	\$209,500	1712	74	6/18/2012	\$202,000
42 Kings Creek Dr	Egret	Home	Wooded	2	2	2006	\$224,900	1844	203	6/26/2012	\$217,000
577 Mystic Point Dr	Fox Run	Home	Wooded	2	2	2012	\$197,490	1361	145	6/4/2012	\$192,490
153 Honesty Ln	Gray Myst	Home	Landscape	2	2	2007	\$198,880	1540	41	6/29/2012	\$185,000
176 Col Thomas Heyward	Hamilton/Jefferson	Home	Lagoon	2	2	1996	\$218,500	1662	17	6/13/2012	\$206,000
34 Lake Somerset Cir	Hamilton/Jefferson	Home	Landscape	2	2	1996	\$199,900	1633	356	6/15/2012	\$185,000
11 Pinckney Dr	Hamilton/Jefferson	Home	Landscape	2	2	1998	\$209,000	1843	4	6/18/2012	\$199,000
8 Erne Ct	Heather	Home	Lagoon	2	2	2005	\$189,900	1497	51	6/21/2012	\$182,000
46 Biltmore Dr	Heather	Home	Landscape	2	2	2005	\$185,885	1488	23	6/29/2012	\$182,500
9 Sunbeam Dr	Heron	Home	Lagoon	2	2	2003	\$199,000	1809	289	6/19/2012	\$181,250
236 Col Thomas Heyward	Jamestown/Savannah	Home	Landscape	2	2	1999	\$144,117	1180	161	6/1/2012	\$144,000
6 Sundance Ln	Jamestown/Savannah	Home	Landscape	2	2	2002	\$144,900	1176	4	6/18/2012	\$138,500
3 Coburn Ln	Jamestown/Savannah	Home	Landscape	2	2	1997	\$135,000	1180	506	6/27/2012	\$120,000
110 Commodore Dupont St	Kingston/Potomac	Home	Lagoon	2	2	1995	\$160,000	1500	2	6/12/2012	\$150,000
492 Sunrise Point Dr	Pine Spring	Home	Lagoon	2	2	2012	\$206,290	1414	55	6/29/2012	\$206,290
27 Seaford Pl	Robin	Villa	Landscape	2	2	2007	\$159,900	1247	56	6/7/2012	\$145,000
265 Argent Pl	Rockwell	Home	Lagoon	2	2	1999	\$147,000	1328	5	6/18/2012	\$143,500
28 Knotweed Ct	Surrey Crest	Home	Landscape	2	2	2008	\$269,885	1864	111	6/7/2012	\$262,000
9 PINEDROP CT	Surrey Crest	Home	Lagoon	2	2	2008	\$263,000	1864	66	6/20/2012	\$258,000
274 Serenity Point Dr	Surrey Crest	Home	Golf	3	3	2010	\$313,300	2877	177	6/25/2012	\$295,000
533 Bluff Point Ln	Surrey Crest	Home	Landscape	2	2	2012	\$225,440	1705	0	6/27/2012	\$225,440
62 Thomas Bee Dr	Surrey Crest	Home	Landscape	2	2	2008	\$266,900	1720	234	6/1/2012	\$265,000
120 Spring Beauty Dr	Surrey Crest	Home	Landscape	2	2	2008	\$269,900	1864	36	6/5/2012	\$261,000
16 Teaberry Ln	Sycamore	Home	Landscape	3	2.5	2006	\$345,117	2782	117	6/22/2012	\$323,117
15 Silver Leaf Cir	Sycamore	Home	Wooded	3	3.5	2006	\$379,000	2760	59	6/7/2012	\$365,000
503 Bluff Point Ln	Tifton Walk	Home	Golf	2	2	2012	\$289,175	2141	0	6/26/2012	\$289,175
27 Wataugua Ct	Vernon Hill	Home	Landscape	3	2	2009	\$255,000	2192	20	6/29/2012	\$241,900
22 Murray Hill Dr	Wisteria	Home	Golf	3	2	2006	\$389,000	2596	256	6/28/2012	\$370,000

#1 Listing and Selling Team
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