

Prospector Village

Tax Comparables

<u>Unit</u>	<u>Price</u>	<u>Sq Ft</u>	<u>Price Sq Ft</u>	<u>Bdrms</u>	<u>Baths</u>	<u>Date Sold</u>	<u>Days on Mkt</u>
140 Wilderndest Ct #204	\$336,000	1006	\$334	2	2	Sep-08	74
100 Wilderndest Ct #103C	\$325,000	1091	\$298	2	2	Apr-10	184
60B Black Diamond Trl	\$470,000	1690	\$278	3	2.5	Jun-09	108
80C Black Diamond Trl	\$415,000	1752	\$237	3	2.5	Apr-10	170
71B Black Diamond Trl	\$472,500	1690	\$280	3	3.5	Sep-08	80
80A Wilderndest Ct	\$490,000	1990	\$246	4	2.75	Aug-08	3
60A Black Diamond Trl	\$565,000	2274	\$248	4	3.5	Oct-08	52
70D Black Diamond Trl	\$570,000	2274	\$251	5	3.75	Feb-09	162
50A Black Diamond Trl	\$540,000	2181	\$248	5	3.75	Nov-09	175
21D Black Diamond Trl	\$450,000	2431	\$185	5	3.75	May-10	336
Averages:	\$463,350		\$260				134
Count:	10						

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