


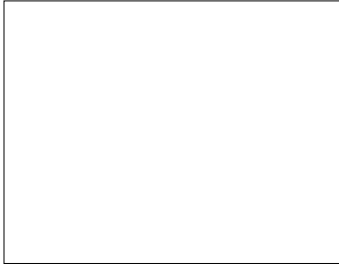
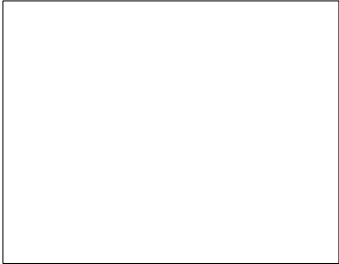
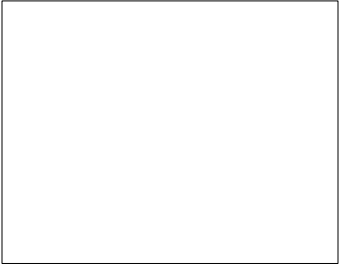


## Comparative Homes

			
	19362 FOLEY CIRCLE N	53489 HANSEL LN	53461 HANSEL LN
<b>Ref #</b>	219183	223225	214519
<b>Status</b>	Sold	Sold	Sold
<b>Subdivision</b>	PENDLE WOODS	PENDLE WOODS	PENDLE WOODS
<b>Area</b>	07	07	07
<b>City</b>	SOUTH BEND	SOUTH BEND	SOUTH BEND
<b>Style</b>	Villas-Attached	New Construction, Condomir	Villas-Attached, New Constru
<b>Apprx. SqFt</b>	2,027	1,414	1,608
<b>Year Built</b>	2007	2007	2006
<b>Site Desc</b>	Irregular, Less than 1 Acre	Less than 1 Acre, Wooded	Less than 1 Acre, Wooded
<b>Bedrooms</b>	2	2	3
<b>Full/Half Baths</b>	3 / 1	2 / 0	2 / 0
<b>Exterior</b>	Alum/Vinyl/Stone Trim	Alum/Vinyl/Stone Trim	Alum/Vinyl/Stone Trim
<b>Basement</b>	Finished, Full Poured	Finished, Full Poured	Full Block
<b>Garage Size</b>	22 X 22		22 X 34
<b>Garage</b>	2 Car, Attached, Garage Door Opener	2 Car, Attached, Garage Door Opener	2 Car, Attached, Garage Door Opener
<b>1st Level</b>	Dining Room, Kitchen	Dining Room, Kitchen	Kitchen, Family Room
<b>2nd Level</b>	None	None	None
<b>Lower Level</b>	Family Room, 1 Bath	Family Room, 1 Bath	See Remarks
<b>Flooring</b>	Carpet, Tile	Carpet, Tile	Carpet, Tile
<b>Int/Ext Feat</b>	Open Patio, Sprinkler System, Master Bdrm With Bath, Master Bdrm-1st floor,	Security System, Ceiling Fan, Deck, Sprinkler System, Master Bdrm With	Deck, Sprinkler System, Master Bdrm With Bath, Master Bdrm-1st floor,
<b>Heat</b>	Gas, Forced Air	Gas, Forced Air	Gas, Forced Air
<b>Cooling</b>	Central Air	Central Air	Central Air
<b>Water Heater</b>	Gas	Gas	Gas
<b>Water Softener</b>	None	None	None
<b>Water/Sewer</b>	Municipal Water, Municipal S	Municipal Water, Municipal S	Municipal Water, Municipal S
<b>Contract Date</b>	04/27/07	09/21/07	06/15/07
<b>Sale Date</b>			
<b>List Price</b>	\$ 466,123	\$ 297,725	\$ 334,500
<b>Sale Price</b>	\$ 466,123	\$ 297,725	\$ 372,998
<b>List Price/SF</b>	\$ 229.96	\$ 210.56	\$ 208.02
<b>Sale Price/SF</b>	\$ 229.96	\$ 210.56	\$ 231.96
<b>SP/LP Ratio</b>	100.00%	100.00%	111.51%
<b>Taxes</b>	\$ 0.00	\$ 0.00	\$ 0.00

---- Information herein deemed reliable but not guaranteed ----

## Comparative Homes

			
	19391 FOLEY CIRCLE S	19467 COTTAGE CT	19325 FOLEY CIRCLE N
<b>Ref #</b>	221137	223976	223401
<b>Status</b>	Sold	Sold	Sold
<b>Subdivision</b>	PENDLE WOODS	PENDLE WOODS	PENDLE WOODS
<b>Area</b>	07	07	07
<b>City</b>	SOUTH BEND	SOUTH BEND	SOUTH BEND
<b>Style</b>	Villas-Detached, New Constr	Villas-Attached, New Constr	1 Story, Villas-Detached
<b>Apprx. SqFt</b>	2,027	1,414	1,441
<b>Year Built</b>	2007	2007	2007
<b>Site Desc</b>	Less than 1 Acre, Wooded	Less than 1 Acre, Wooded	Less than 1 Acre, Wooded
<b>Bedrooms</b>	2	3	2
<b>Full/Half Baths</b>	2 / 1	2 / 0	2 / 0
<b>Exterior</b>	Alum/Vinyl/Stone Trim	Alum/Vinyl/Stone Trim	Alum/Vinyl/Stone Trim
<b>Basement</b>	Finished, Full Poured	Full Poured	Finished, Full Poured
<b>Garage Size</b>			
<b>Garage</b>	2 Car, Attached, Garage Door Opener	2 Car, Attached, Garage Door Opener	2 Car, Attached, Garage Door Opener
<b>1st Level</b>	Dining Room, Kitchen	Dining Room, Kitchen	Dining Room, Kitchen
<b>2nd Level</b>	None	None	None
<b>Lower Level</b>	Family Room, 2 Bedrooms	None	Family Room, 1 Bedroom
<b>Flooring</b>	Carpet, Tile	Carpet, Tile	Carpet, Tile
<b>Int/Ext Feat</b>	Ceiling Fan, Open Patio, Sprinkler System, Master Bdrm With Bath, Master	Ceiling Fan, Deck, Sprinkler System, Master Bdrm With Bath, Master Bdrm-1st floor,	Security System, Ceiling Fan, Deck, Sprinkler System, Master Bdrm With
<b>Heat</b>	Gas, Forced Air	Gas, Forced Air	Gas, Forced Air
<b>Cooling</b>	Central Air	Central Air	Central Air
<b>Water Heater</b>	Gas	Gas	Gas
<b>Water Softener</b>	Owned	None	Owned
<b>Water/Sewer</b>	Municipal Water, Municipal S	Municipal Water, Municipal S	Municipal Water, Municipal S
<b>Contract Date</b>	07/02/07	10/18/07	09/28/07
<b>Sale Date</b>			
<b>List Price</b>	\$ 426,473	\$ 298,984	\$ 367,495
<b>Sale Price</b>	\$ 426,473	\$ 298,984	\$ 367,495
<b>List Price/SF</b>	\$ 210.40	\$ 211.45	\$ 255.03
<b>Sale Price/SF</b>	\$ 210.40	\$ 211.45	\$ 255.03
<b>SP/LP Ratio</b>	100.00%	100.00%	100.00%
<b>Taxes</b>	\$ 0.00	\$ 0.00	\$ 0.00

---- Information herein deemed reliable but not guaranteed ----