



The Wolfe Group's Market Update



Fall 2021 Beach & Sunset Parks

Smith & Associates Real Estate
813-997-7654

<https://jeannewolfe.com/westshoremktupdate/>

ADDRESS	BED	BATH	SQFT	WATER	SOLD PRICE
SALES-6/15/2021 TO 9/15/2021					
4908 ANDROS	5	4	5337	YES	3,000,000
4214 AZEELE	4	2	3022		750,000
4320 AZEELE	4	5	4201		2,000,000
4406 AZEELE	5	5	5565		2,265,000
4427 AZEELE	3	2	1572		639,900
4417 BAY VILLA	3	1	1328		370,000
4623 BAY VILLA	3	2	1738		552,000
4835 BAY VILLA	5	4	4141	YES	1,300,000
4922 BAY WAY	4	3	2984		1,130,000
4201 BEACHWAY	5	4	4745		1,000,000
4231 BEACHWAY	5	7	6010		3,800,000
4502 BEACH PARK	LOT SALE				805,000
4610 BROWNING	5	5	4485		1,770,975
2608 BRYANT	LOT SALE				847,700
4423 CLEAR	5	3	4848		1,680,000
4705 CLEAR	4	4	4057		1,160,000
4023 DALE	LOT SALE				442,000
4502 DALE	4	3	3900		1,550,000
5016 DICKENS	LOT SALE				842,500
4214 EL PRADO	LOT SALE				365,000
4710 EL PRADO	LOT SALE				350,000
4617 EUCLID	LOT SALE				290,000
5003 EVELYN	5	4	4201		1,500,000
5014 EVELYN	5	4	4041		1,900,000
5104 EVELYN	LOT SALE				575,000
4603 FAIR OAKS	LOT SALE				255,000
4518 FERNCROFT	4	4	3193		1,115,000
4524 FERNCROFT	5	4	4936		2,200,000
213 GARDENIA	LOT SALE				600,000
2609 HAWTHORNE	3	2	2546		1,099,500
2116 HESPERIDES	5	5	4250		1,980,000
3621 HESPERIDES	4	3	2851		766,806
5107 HOMER	LOT SALE			YES	2,325,000
1707 HUBERT	5	4	3640		1,220,000
1714 HUBERT	3	2	2022		562,000
4622 KENSINGTON	3	2	1429		522,500
4632 LAMB	LOT SALE				656,000
4605 LEONA	LOT SALE				475,000
5005 LEONA	5	5	5900		2,495,000
5009 LONGFELLOW	4	4	4199		2,007,283
5119 LONGFELLOW	LOT SALE			YES	3,500,000
5122 LONGFELLOW	LOT SALE			YES	1,998,000
4604 LOWELL	4	4	4474		2,315,000
4937 LYFORD CAY	4	4	5662	YES	6,325,000
5828 MARINER	LOT SALE			YES	1,845,000
4714 MELROSE	3	2	2198		727,000
4215 MORRISON	4	3	2573		852,500
5109 NEPTUNE	5	5	5126		2,255,000
5126 NEPTUNE	4	3	3359		1,299,000
4929 NEW PROVIDENCE	5	5	5839	YES	4,100,000
204 OCCIDENT	3	2	1500		620,000
3106 OMAR	5	3	3293		1,080,000
3413 OMAR	LOT SALE				360,000
4403 PLATT	4	3	2668		885,000
4406 PLATT	3	2	1652		725,000
6012 PRINTERY #101	3	3	2138		630,000
3603 RENELLIE CIR E	4	3	2873		849,487
3608 RENELLIE CIR W	LOT SALE				350,000
3610 RENELLIE CIR W	4	3	3051		909,674
3610 RENELLIE S	3	1	937		415,000
4502 ROSEMERE	4	4	4874		2,385,000
404 ROYAL PALM WAY	LOT SALE				675,000
3613 ROYAL PALM CIR E	4	4	3522		937,853
3614 ROYAL PALM CIR E	LOT SALE				325,000
4814 SAN JOSE	5	4	5150		2,290,000

ADDRESS	BED	BATH	SQFT	WATER	SOLD PRICE
SALES-6/15/2021 TO 9/15/2021					
5134 SAN JOSE	5	6	6136	YES	4,450,000
4712 SAN MIGUEL	LOT SALE				580,000
4502 SAN RAFAEL	5	4	3280		1,200,000
3105 SCHILLER	6	6	5628		2,800,000
210 SHORE CREST	5	4	4174		1,513,000
413 SHORE CREST	5	5	5818	YES	3,375,000
4537 SWANN	5	4	5144		2,235,000
4509 SYLVAN RAMBLE	LOT SALE				790,000
4615 SYLVAN RAMBLE	5	5	5592		2,742,501
2628 TORONTO	LOT SALE				510,000
2 TREASURE	LOT SALE				747,000
205 TREASURE	4	3	2348		825,000
206 TREASURE	3	2	1756		700,000
4118 VASCONIA	LOT SALE				570,000
4402 VASCONIA	LOT SALE				390,000
4407 VASCONIA	4	4	3919		1,530,000
4422 VASCONIA	4	3	3248		1,125,000
4310 WATROUS	4	3	2320		850,000
4311 WATROUS	5	4	4746		2,099,000
813 WESTSHORE	3	2	2040		659,000
1903 WESTSHORE	3	2	1395		480,000
4209 WOODMERE	LOT SALE				1,150,000
4805 WOODMERE	5	5	4947		2,420,000
4318 ZELAR	4	4	4816		1,525,000



Sold in Days!

6012 PRINTERY #101

\$45,000 OVER ASKING PRICE

WONDERFUL AND BRIGHT 4 STORY LOWRY TOWNHOUSE WITH ELEVATOR LOCATED IN DESIRABLE WESTSHORE YACHT CLUB. THIS WONDERFUL HOME IN PRISTINE CONDITION FEATURES 2,138 SF WITH 3 BEDROOMS, 3 FULL BATHS, 2 HALF BATHS, LIVING ROOM/DINING ROOM, BONUS ROOM, COVERED PATIOS. THE FIRST LEVEL HAS A 2-CAR GARAGE LEADING TO A PRIVATE ELEVATOR AND/OR STAIRS, WITH BEDROOM / FULL BATH AND WALK-IN CLOSET ALL ON GROUND LEVEL. SECOND LEVEL FEATURES KITCHEN, HALF BATH, LIVING ROOM, DINING ROOM, AND COVERED PATIO. THIRD FLOOR FEATURES MASTER BEDROOM WITH 3 CLOSETS AND A PRIVATE PATIO, 3RD BEDROOM WITH FULL BATH AND WALK-IN CLOSET, AND LAUNDRY CLOSET. FOURTH LEVEL FEATURES BONUS ROOM OR GAME ROOM WITH HALF BATH AND HUGE BALCONY WITH WONDERFUL VIEWS. NEWER CARPET IN ALL BEDROOMS AND BONUS ROOM. HARDWOOD FLOORS. FULL SIZE SAMSUNG STACKED WASHER AND DRYER. WYC IS A 24-HOUR GUARD-GATED WATERFRONT COMMUNITY WITH MEMBERS-ONLY BAY CLUB WITH INDOOR AND POOLSIDE DINING, 149 SLIP MARINA WITH OPTION OF BOAT SLIP WITH DIRECT ACCESS TO TAMPA BAY, FULLY STAFFED SPA, 2 HEATED SWIMMING POOLS, STATE-OF-THE-ART FITNESS CENTER, COMMUNITY PARK, DOG PARK, AND SOCIAL EVENTS. THIS BEAUTIFUL COMMUNITY IS LOCATED NEXT TO HIGHLY ANTICIPATED WESTSHORE MARINE DISTRICT. EASY ACCESS TO BEACHES, TAMPA INTERNATIONAL AIRPORT, DOWNTOWN TAMPA AND ST PETE.

FOR MORE INFORMATION CALL SCOTT WOLFE AT 813-601-5751

This MLS information was obtained from the Greater Tampa Association of Realtors. All Brokers included. Smith & Associates Realtors, Inc. does not guarantee any representations. Important facts should be confirmed by Buyer or Seller.

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Jeanne Wolfe's Market Update



THE WOLFE GROUP

Of Smith and Associates Real Estate
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JEANNE WOLFE'S REAL ESTATE REPORT

FALL 2021

AFTER MORE THAN A YEAR AND A HALF IN OUR FRENZIED REAL ESTATE MARKET, HOME PRICES CONTINUE TO RISE. THIS IS WONDERFUL NEWS FOR THOSE WHO OWN NEW AND EXISTING HOMES IN SOUTH TAMPA.

THE STEADY PRICE INCREASE IS DRIVEN BY SEVERAL DIFFERENT FACTORS: RECORD-LOW MORTGAGE INTEREST RATES HAVE MADE PURCHASING HOMES MORE AFFORDABLE, EVEN WITH THE RISING HOME PRICES. MANY BUYERS HAVE RELOCATED FROM OUT OF STATE, GRAVITATING AWAY FROM URBAN CENTERS, THEY SEEK HOMES THAT OFFER MORE SPACE TO ACCOMMODATE WORKING REMOTELY AND SPENDING MORE TIME AT HOME IN GENERAL.

THE NUMBER OF HOMES ON THE MARKET IS VERY LOW AND INVENTORY MAY ONLY CONTINUE TO SHRINK. HIGH PRICES AND HIGH DEMAND HAVE CONTRIBUTED TO THE SHORTAGE. IF YOU ARE CONSIDERING A MOVE, THIS IS AN EXCELLENT TIME TO TAKE ADVANTAGE OF REMARKABLE APPRECIATION.

CALL THE WOLFE GROUP, THE SOUTH TAMPA SPECIALISTS.

CALL JEANNE, LIZ OR SCOTT WOLFE TODAY FOR A FREE PRICE ANALYSIS:

JEANNE WOLFE 813-997-7654

LIZ WOLFE 813-601-4311

SCOTT WOLFE 813-601-5751



If your home is presently listed with a Realtor, this is not a solicitation.