



Prepared By Aaron Kile

December 02, 2025

Property Type is 'Residential' Property Type is 'Residential' Mls Status is 'Pending' 12/02/2025 to 09/03/2025 Mls Status is 'Closed' 12/02/2025 to 06/05/2025 Mls Status is one of 'Active', 'Active Contingent', 'Active KO', 'Active Option Contract' Subdivision Name is like 'tavolo park*' Property Sub Type is 'Single Family Residence' State Or Province is one of 'Louisiana', 'Texas' City is 'Fort Worth' Special Listing Conditions is 'Standard/Individual'

Market Analysis Summary | Residential

Listings as of 12/2/25 at 8:06 pm, Page 1 of 1

#	MLS #	Address	City	Bd	FB/HB/TBT	Sqft	YB	GAR/CP/TCP	Pool	Acres	\$/SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
Listings: Closed																
1	21042374	6308 Tavolo PKWY	Fort Worth	3	2/0/2	2,288	2021	2/0/2	No	0.140	\$208.92	\$485,000	\$478,000	11/06/2025	98.6%	41
2	21069563	7513 Winterbloom WAY	Fort Worth	4	2/0/2	2,208	2019	2/2/2	No	0.140	\$217.39	\$485,000	\$480,000	10/29/2025	99.0%	48
3	20898424	6225 Whitebrush PL	Fort Worth	3	2/1/3	2,351	2024	3/0/3	No	0.138	\$210.55	\$500,000	\$495,000	11/17/2025	99.0%	200
4	20973673	7721 Whisterwheel WAY	Fort Worth	3	2/1/3	2,380	2023	3/0/3	No	0.141	\$231.09	\$560,000	\$550,000	07/25/2025	98.2%	7

Min	3	2/0/2	2,208	2019	3/0/3	0.138	\$208.92	\$485,000	\$478,000	98.2%	7
Max	4	2/1/3	2,380	2024	2/0/2	0.141	\$231.09	\$560,000	\$550,000	99.0%	200
Avg	3	2/1/3	2,307	2022	3/2/3	0.140	\$216.99	\$507,500	\$500,750	98.7%	74
Med	3	2/1/3	2,320	2022	3/1/3	0.140	\$213.97	\$492,500	\$487,500	98.8%	45

4	Total Listings	Average for all:	3	2/1/3	2,307	2022	3/1/3	0.140	\$216.99	\$507,500	\$500,750	98.7%	74
		Median for all:	3	2/1/3	2,320	2022	3/0/3	0.140	\$213.97	\$492,500	\$487,500	98.8%	45

	Min	Max	Avg	Med
Quick Statistics	List Price \$485,000	\$560,000	\$507,500	\$492,500
	Sale Price \$478,000	\$550,000	\$500,750	\$487,500
	Sale / List 98.2%	99.0%	98.7%	98.8%

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This represents an estimated sale price for this property. It is not the same as the opinion of value in an appraisal developed by a licensed appraiser under the Uniform Standards of Professional Appraisal Practice.