

Prepared By Aaron Kile

May 16, 2022

Property Type is 'Residential' Property Type is 'Residential' Mls Status is one of 'Active', 'Active Contingent', 'Active KO', 'Active Option Contract' Mls Status is 'Cancelled' Status Contractual Search Date is 05/16/2022 to 05/16/2021 Mls Status is 'Expired' Status Contractual Search Date is 05/16/2022 to 05/16/2021 Mls Status is 'Pending' Status Contractual Search Date is 05/16/2022 to 02/15/2022 Mls Status is 'Closed' Status Contractual Search Date is 05/16/2022 to 11/17/2021 Subdivision Name is like 'SILVERADO*' State Or Province is one of 'Louisiana', 'Texas' City is 'Aubrey'

Market Analysis Summary | Residential

Listings as of 5/16/22 at 7:58 pm, Page 1 of 6

#	MLS #	Address	City	Bd	Ba	Sqft	YB	GAR/CP/TCP	Pool	Acres	\$/SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
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Listings: Active


1	20035436	11024 Klondike LN	Aubrey	4	3	2,075	2020	2/0/2	No	0.14	\$207.23	\$429,999				16
2	20034404	11104 Culberson DR	Aubrey	5	4	3,266	2020	3/0/3	No	0.20	\$183.10	\$598,000				13
		Min		4	3	2,075	2020	3/0/3		0.14	\$183.10	\$429,999				13
		Max		5	4	3,266	2020	2/0/2		0.20	\$207.23	\$598,000				16
		Avg		5	4	2,671	2020	3/0/3		0.17	\$195.16	\$514,000				15
		Med		5	4	2,671	2020	3/0/3		0.17	\$195.16	\$514,000				15

Listings: Expired

1	14704842	112 Canyon Mine DR	Aubrey	3	2	1,703	2021	2/0/2	No	0.00	\$192.01	\$327,000				17
2	14505115	2813 Grizzly RD	Aubrey	4	3	2,449	2019	2/0/2	No	0.22	\$138.83	\$340,000				0
3	14654503	2816 Permian RD	Aubrey	4	2	2,324	2019	2/0/2	Yes	0.17	\$169.97	\$395,000				5
		Min		3	2	1,703	2019	2/0/2		0.00	\$138.83	\$327,000				0
		Max		4	3	2,449	2021	2/0/2		0.22	\$192.01	\$395,000				17
		Avg		4	2	2,159	2020	2/0/2		0.13	\$166.94	\$354,000				7
		Med		4	2	2,324	2019	2/0/2		0.17	\$169.97	\$340,000				5

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#	MLS #	Address	City	Bd	Ba	Sqft	YB	GAR/CP/TCP	Pool	Acres	\$/SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
Listings: Pending																
1	20036606	11212 Glover LN	Aubrey	3	2	1,522	2020	2/0/2	No	0.14	\$229.89	\$349,900				3
2	20012921	11013 Gold Pan TRL	Aubrey	3	2	1,703	2022	2/0/2	No	0.10	\$206.23	\$351,210				25
3	20042506	11001 Canyon Mine DR	Aubrey	4	2	1,824	2022	2/0/2	No	0.15	\$202.85	\$369,990				5
4	20041807	11201 Klondike LN	Aubrey	3	2	1,522	2020	2/0/2	No	0.13	\$246.39	\$375,000				5
5	20033319	11201 Los Alamos DR	Aubrey	3	2	1,852	2020	2/0/2	No	0.13	\$213.28	\$395,000				16
6	20028574	3009 Bar H AVE	Aubrey	3	2	1,785	2020	2/0/2	No	0.13	\$224.09	\$400,000				19
7	20036002	10812 Ponderosa TRL	Aubrey	4	3	2,185	2022	2/0/2	No	0.17	\$186.95	\$408,490				98
8	20048623	10105 Whim WAY	Aubrey	4	3	2,430	2022	2/0/2	No	0.10	\$171.27	\$416,195				83
9	20032758	11013 Klondike LN	Aubrey	4	2	1,824	2021	2/0/0	No	0.13	\$230.26	\$420,000				13
10	20034015	10905 Aledo LN	Aubrey	4	2	2,140	2018	2/0/2	No	0.13	\$196.26	\$420,000				11
11	20046391	2929 Cerro Ranch RD	Aubrey	4	3	2,449	2020	2/0/2	No	0.19	\$200.08	\$490,000				5
12	20026958	11300 Culberson DR	Aubrey	3	2	2,037	2020	3/0/3	No	0.20	\$244.97	\$499,000				20
13	20021091	2809 Grizzly RD	Aubrey	4	3	2,785	2019	2/0/2	No	0.24	\$179.53	\$499,999				13
14	20015458	11105 Blaze ST	Aubrey	4	3	3,003	2018	2/0/2	No	0.14	\$180.49	\$542,000				38
15	20036009	2916 Cerro Ranch RD	Aubrey	5	4	3,239	2019	3/0/3	No	0.17	\$179.04	\$579,900				11
16	14753821	10506 Lone Star WAY	Aubrey	4	2	1,874	2022	2/0/2	No	0.17	\$195.30	\$365,990				9
17	14753836	10605 Ponderosa TRL	Aubrey	4	2	1,829	2022	2/0/2	No	0.10	\$200.15	\$366,080				22
			Min	3	2	1,522	2018	2/0/2		0.10	\$171.27	\$349,900				3
			Max	5	4	3,239	2022	2/0/0		0.24	\$246.39	\$579,900				98
			Avg	4	2	2,118	2020	3/0/3		0.15	\$205.12	\$426,397				23
			Med	4	2	1,874	2020	2/0/2		0.14	\$200.15	\$408,490				13

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#	MLS #	Address	City	Bd	Ba	Sqft	YB	GAR/CP/TCP	Pool	Acres	\$/SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
Listings: Closed																
1	20018010	11233 Ranchera DR	Aubrey	3	2	1,620	2021	2/0/2	No	0.10	\$225.31	\$344,065	\$365,000	04/26/2022	106.1%	3
2	20024298	3113 Denver AVE	Aubrey	3	2	1,522	2020	2/0/2	No	0.13	\$244.74	\$349,900	\$372,500	05/10/2022	106.5%	3
3	20009678	11016 Canyon Mike DR	Aubrey	4	2	1,831	2022	2/0/2	No	0.10	\$208.63	\$357,990	\$382,000	04/12/2022	106.7%	66
4	20057491	3112 Aransas AVE	Aubrey	3	2	1,770	2020	2/0/2	No	0.14	\$217.51	\$385,000	\$385,000	05/13/2022	100.0%	0
5	20008539	11020 Blaze ST	Aubrey	3	2	1,684	2018	2/0/2	No	0.13	\$231.59	\$359,990	\$390,000	04/13/2022	108.3%	3
6	20017286	10708 Klondike LN	Aubrey	3	2	1,522	2020	2/0/2	No	0.13	\$259.53	\$349,000	\$395,000	04/29/2022	113.2%	34
7	20038643	11213 Klondike LN	Aubrey	3	2	1,785	2021	2/0/2	No	0.13	\$228.01	\$390,000	\$407,000	05/06/2022	104.4%	4
8	20003374	11133 Los Alamos DR	Aubrey	4	2	2,036	2020	2/0/2	No	0.13	\$205.06	\$389,990	\$417,500	04/20/2022	107.1%	6
9	20001139	11120 Los Alamos DR	Aubrey	4	2	2,037	2020	2/0/2	No	0.14	\$223.37	\$430,000	\$455,000	03/25/2022	105.8%	3
10	20016239	10936 Los Alamos DR	Aubrey	4	3	2,075	2020	2/0/2	No	0.13	\$221.69	\$430,000	\$460,000	04/28/2022	107.0%	1
11	20010830	3000 Aransas AVE	Aubrey	4	2	2,035	2020	2/0/2	No	0.23	\$230.96	\$399,000	\$470,000	04/14/2022	117.8%	4
12	20001037	2804 Lake Valley RD	Aubrey	4	3	2,449	2019	2/0/2	No	0.19	\$200.08	\$490,000	\$490,000	04/12/2022	100.0%	42
13	20006406	10813 Culberson DR	Aubrey	4	3	2,785	2018	2/0/2	No	0.17	\$179.53	\$475,000	\$500,000	04/28/2022	105.3%	5
14	20007637	11317 Culberson DR	Aubrey	4	3	2,311	2020	2/0/2	No	0.18	\$219.39	\$450,000	\$507,000	04/22/2022	112.7%	4
15	20004859	11204 Culberson DR	Aubrey	4	3	2,509	2019	3/0/3	No	0.10	\$209.46	\$490,000	\$525,525	04/21/2022	107.3%	3
16	20002887	10700 Rock Bolt DR	Aubrey	4	3	3,412	2020	3/0/0	No	0.19	\$181.71	\$615,000	\$620,000	04/14/2022	100.8%	12
17	14651639	11113 Gold Pan TRL	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$198.88	\$296,990	\$297,530	01/28/2022	100.2%	21
18	14660664	11129 Gold Pan TRL	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$198.88	\$296,990	\$297,530	01/27/2022	100.2%	8
19	14647640	11221 Canyon Mine ST	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$200.19	\$299,490	\$299,490	11/29/2021	100.0%	19
20	14647693	11129 Canyon Mine DR	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$200.19	\$299,490	\$299,490	12/21/2021	100.0%	12
21	14647711	11113 Canyon Mine DR	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$200.55	\$299,490	\$300,030	11/29/2021	100.2%	12
22	14648331	11101 Canyon Mine DR	Aubrey	3	2	1,620	2021	2/0/2	No	0.10	\$188.00	\$303,990	\$304,565	11/19/2021	100.2%	4
23	14682636	11208 Gold Pan TRL	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$204.54	\$306,990	\$305,990	03/24/2022	99.7%	11
24	14682602	11204 Ranchera DR	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$205.21	\$306,990	\$306,990	01/31/2022	100.0%	3
25	14682618	11120 Gold Pan TRL	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$205.21	\$306,990	\$306,990	02/02/2022	100.0%	17
26	14648379	11117 Canyon Mine DR	Aubrey	3	2	1,620	2021	2/0/2	No	0.10	\$189.55	\$306,490	\$307,065	12/17/2021	100.2%	4
27	14659384	11125 Gold Pan TRL	Aubrey	3	2	1,620	2021	2/0/2	No	0.10	\$191.05	\$308,990	\$309,505	01/28/2022	100.2%	17
28	14682613	11244 Ranchera DR	Aubrey	3	2	1,620	2021	2/0/2	No	0.10	\$193.82	\$313,990	\$313,990	01/31/2022	100.0%	11
29	14651712	11137 Gold Pan TRL	Aubrey	3	2	1,703	2021	2/0/2	No	0.10	\$187.73	\$333,882	\$319,710	01/14/2022	95.8%	13

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Listings: Closed																
30	14651689	3712 Pinto WAY	Aubrey	3	2	1,703	2021	2/0/2	No	0.10	\$190.67	\$323,990	\$324,710	12/30/2021	100.2%	27
31	14734100	11029 Canyon Mine DR	Aubrey	3	2	1,620	2021	2/0/2	No	0.10	\$203.13	\$325,065	\$329,065	01/31/2022	101.2%	0
32	14728171	11136 Canyon Mine DR	Aubrey	3	2	1,496	2021	2/0/2	No	0.10	\$221.93	\$317,200	\$332,000	01/25/2022	104.7%	10
33	14647204	11204 Canyon Mine DR	Aubrey	3	2	1,703	2021	2/0/2	No	0.10	\$196.06	\$333,882	\$333,882	01/21/2022	100.0%	5
34	14728379	11108 Ranchera DR	Aubrey	4	2	1,831	2021	2/0/2	No	0.10	\$184.86	\$338,475	\$338,475	01/27/2022	100.0%	0
35	14647195	11229 Canyon Mine DR	Aubrey	3	2	1,702	2021	2/0/2	No	0.10	\$199.76	\$332,382	\$340,000	12/20/2021	102.3%	5
36	14712771	11108 Canyon Mine DR	Aubrey	4	2	1,824	2021	2/0/2	No	0.00	\$189.97	\$331,990	\$346,500	12/28/2021	104.4%	4
37	14725390	10912 Cobalt DR	Aubrey	3	2	1,691	2018	2/0/2	No	0.13	\$205.20	\$339,900	\$347,000	02/11/2022	102.1%	4
38	14708559	11420 Blaze ST	Aubrey	3	2	1,706	2019	2/0/2	No	0.13	\$205.16	\$359,777	\$350,000	12/21/2021	97.3%	3
39	14742971	11125 Klondike LN	Aubrey	3	2	1,522	2020	2/0/2	No	0.14	\$229.96	\$320,000	\$350,000	03/03/2022	109.4%	4
40	14721171	11217 Delta DR	Aubrey	3	2	1,642	2020	2/0/2	No	0.13	\$221.55	\$335,000	\$363,777	01/13/2022	108.6%	4
41	14760257	11113 Fathom ST	Aubrey	3	2	1,519	2020	2/0/2	No	0.15	\$241.94	\$320,000	\$367,500	03/28/2022	114.8%	5
42	14710636	2704 Ainsworth RD	Aubrey	3	2	1,882	2019	2/0/2	No	0.14	\$196.60	\$365,000	\$370,000	12/27/2021	101.4%	4
43	14748382	2509 Galisto LN	Aubrey	3	2	1,691	2018	2/0/2	No	0.17	\$218.81	\$380,000	\$370,000	03/15/2022	97.4%	17
44	14742756	11201 Glover LN	Aubrey	3	2	1,650	2020	2/0/2	No	0.13	\$227.27	\$360,000	\$375,000	03/14/2022	104.2%	2
45	14685639	11012 Cobalt DR	Aubrey	3	2	2,033	2018	2/0/2	No	0.13	\$186.92	\$374,900	\$380,000	11/24/2021	101.4%	4
46	14720934	2805 Ainsworth RD	Aubrey	4	2	1,779	2019	2/0/2	No	0.13	\$213.77	\$365,000	\$380,300	01/13/2022	104.2%	7
47	14713108	11213 Canyon Mine DR	Aubrey	4	3	2,185	2021	2/0/2	No	0.00	\$177.57	\$369,070	\$388,000	12/21/2021	105.1%	4
48	14698891	2708 Ainsworth RD	Aubrey	4	2	2,033	2019	2/0/2	No	0.14	\$194.29	\$380,000	\$395,000	11/29/2021	103.9%	33
49	14748550	10709 Klondike LN	Aubrey	3	2	1,750	2020	2/0/2	No	0.14	\$228.57	\$415,000	\$400,000	03/18/2022	96.4%	28
50	14755397	3013 Cobalt DR	Aubrey	3	2	1,642	2020	2/0/2	No	0.14	\$244.82	\$400,000	\$402,000	04/07/2022	100.5%	19
51	14702636	2821 Cerro Ranch RD	Aubrey	4	2	2,174	2020	2/0/2	No	0.17	\$186.29	\$379,900	\$405,000	12/03/2021	106.6%	28
52	14693933	11100 Cobalt DR	Aubrey	4	3	2,510	2019	2/0/2	No	0.16	\$161.75	\$385,000	\$406,000	11/19/2021	105.5%	4
53	14716110	2521 Galisto LN	Aubrey	4	3	2,185	2021	2/0/2	No	0.10	\$187.41	\$409,490	\$409,490	01/18/2022	100.0%	12
54	14721391	11309 Blaze ST	Aubrey	4	3	2,337	2019	2/0/2	No	0.14	\$175.44	\$390,000	\$410,000	01/11/2022	105.1%	4
55	14739499	2601 MaderaCanyon RD	Aubrey	3	2	2,035	2022	2/0/2	No	0.10	\$203.76	\$413,990	\$414,650	02/28/2022	100.2%	0
56	14716196	2517 Galisto LN	Aubrey	4	3	2,288	2021	2/0/2	No	0.10	\$185.71	\$409,940	\$424,900	01/27/2022	103.6%	21
57	14765661	11209 Fathom ST	Aubrey	3	2	1,785	2020	2/0/2	No	0.13	\$241.46	\$382,000	\$431,000	04/07/2022	112.8%	4

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Listings: Closed																
58	14712114	2613 Madera Canyon RD	Aubrey	4	4	2,867	2021	2/0/2	No	0.00	\$155.11	\$443,330	\$444,710	02/28/2022	100.3%	19
59	14712607	2613 Madera Canyon RD	Aubrey	4	4	2,867	2021	2/0/2	No	0.00	\$155.11	\$447,330	\$444,710	02/28/2022	99.4%	18
60	14712132	2637 Madera Canyon RD	Aubrey	4	2	2,430	2021	3/0/2	No	0.00	\$183.53	\$414,990	\$445,990	01/28/2022	107.5%	5
61	14762724	2801 Ainsworth RD	Aubrey	4	2	2,033	2019	2/0/2	No	0.13	\$220.48	\$429,900	\$448,237	03/30/2022	104.3%	7
62	14702655	2804 Half Moon RD	Aubrey	4	3	2,449	2019	2/0/0	No	0.24	\$183.75	\$390,000	\$450,000	11/24/2021	115.4%	5
63	14718341	2609 Madera Canyon RD	Aubrey	5	4	3,365	2021	2/0/2	No	0.10	\$133.88	\$446,490	\$450,490	03/11/2022	100.9%	6
64	14746914	11304 Culberson DR	Aubrey	4	2	2,125	2019	2/0/2	No	0.17	\$214.12	\$445,000	\$455,000	03/16/2022	102.2%	30
65	14739893	10701 Blaze ST	Aubrey	3	3	2,510	2022	2/0/2	No	0.10	\$181.63	\$429,490	\$455,900	02/21/2022	106.1%	3
66	14711986	2617 Madera Canyon RD	Aubrey	5	4	2,913	2021	2/0/2	No	0.00	\$157.91	\$439,990	\$460,000	02/28/2022	104.5%	5
67	14749578	2909 Grizzly RD	Aubrey	4	2	2,340	2019	2/0/2	No	0.17	\$199.57	\$459,900	\$467,000	03/11/2022	101.5%	6
68	14733010	2816 Permian RD	Aubrey	4	2	2,324	2019	2/0/2	Yes	0.17	\$204.39	\$459,900	\$475,000	02/10/2022	103.3%	4
69	14757363	2832 Half Moon RD	Aubrey	4	3	2,449	2019	2/0/2	No	0.19	\$193.96	\$435,000	\$475,000	04/07/2022	109.2%	3
70	14711978	2605 Madera Canyon RD	Aubrey	3	3	2,611	2021	2/0/2	No	0.00	\$182.57	\$431,490	\$476,690	02/28/2022	110.5%	12
71	14752070	2621 Ainsworth RD	Aubrey	4	3	2,510	2019	2/0/2	No	0.14	\$195.82	\$460,000	\$491,500	05/13/2022	106.8%	4
72	14723070	2801 Half Moon RD	Aubrey	4	3	2,449	2018	2/0/2	Yes	0.28	\$218.46	\$460,000	\$535,000	12/30/2021	116.3%	4
			Min	3	2	1,496	2018	2/0/2		0.00	\$133.88	\$296,990	\$297,530		95.8%	0
			Max	5	4	3,412	2022	2/0/0		0.28	\$259.53	\$615,000	\$620,000		117.8%	66
			Avg	3	2	1,996	2020	3/0/3		0.12	\$202.10	\$381,048	\$396,804		104.0%	10
			Med	3	2	1,828	2020	2/0/2		0.13	\$200.19	\$379,950	\$392,500		103.5%	5

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94

Total Listings

Average for all:	4	2	2,037	2020	2/0/2	0.13	\$201.38	\$391,215	\$396,804	104.0%	13
Median for all:	4	2	1,863	2020	2/0/2	0.13	\$200.12	\$383,500	\$392,500	103.5%	6

Quick Statistics

	Min	Max	Avg	Med
List Price	\$296,990	\$615,000	\$391,215	\$383,500
Sale Price	\$297,530	\$620,000	\$396,804	\$392,500
Sale / List	95.8%	117.8%	104.0%	103.5%

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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.