



Broker, Owner, Realtor



## Our Waterfront Neighborhood

a free monthly neighborhood newsletter  
serving our Kenwood waterfront neighborhood since 1985  
Issue Number 266, September 2009  
Distribution: 170 homes

**Current Home Values** based on the 21 waterfront houses that sold in Fort Walton Beach, Shalimar, and Mary Esther in 2009:

- The range of sales prices was \$380,000 to \$856,998.
- The average sales price was \$549,962.
- The range of prices per square foot was \$99 to \$341.
- The average price per square foot was \$205.
- The range of prices per waterfront foot was \$2000 to \$10,417.
- The average price per waterfront foot was \$5489.
- The average number of days on market was 155.

### Waterfront Homes for Sale by Kenwood Realty:

Address	BR	BA	Park	Sq Ft	Acres	WF Feet	List Price
217 Beachview (Lot)					.74	130	\$499,900

### Market Trends:

There are presently 61 waterfront houses for sale, seven under contract, and 21 sold year-to-date. Average sales price last year was \$639,000; average sales price year-to-date is \$550,000.