

Palmetto Hall Market Report for May 2010



Active Home Listings

#	Street	Bed	Full Ba	1/2 Ba	Year Blt	View	~ SqFt	\$/SqFt	List Price
2	Sabal Court	4	3	0	2000	Golf/Landscape	2800	\$133.89	\$374,900
61	Tucker Ridge Court	4	3	1	1999	Golf	2519	\$157.21	\$396,000
24	Tucker Ridge Court	3	3	1	1995	Golf/Lagoon	2205	\$197.28	\$435,000
242	Fort Howell Drive	3	2	1	1997	Golf	2313	\$192.39	\$445,000
380	Fort Howell Drive	3	3	0	1995	Golf	2746	\$172.98	\$475,000
4	Ellis Court	3	2	1	1995	Golf/Lagoon	2378	\$206.01	\$489,900
30	Tucker Ridge	3	2	0	1995	Golf/Lagoon	2518	\$198.17	\$499,000
356	Fort Howell Drive	3	2	1	1995	Lagoon	2700	\$184.81	\$499,000
208	Fort Howell Dr	3	2	0	1992	Landscape	2026	\$246.30	\$499,000
305	Fort Howell Drive	3	2	1	1996	Golf	2336	\$213.61	\$499,000
1	Hatteras Court	4	3	1	1998	Golf/Marsh	3012	\$174.30	\$525,000
15	Wildbird Lane	3	3	0	2003	Golf	2800	\$196.43	\$550,000
373	Fort Howell Drive	3	3	1	2001	Golf/Lagoon	3200	\$184.34	\$589,900
7	Rutledge Court	4	3	1	2004	Landscape/Wooded	3700	\$159.46	\$590,000
214	Fort Howell Drive	4	2	1	1999	Golf	2815	\$211.37	\$595,000
372	Fort Howell Drive	5	4	2	1995	Golf/Lagoon	5400	\$110.19	\$595,000
11	Clyde Lane	3	2	1	1999	Golf/Lagoon	2485	\$241.05	\$599,000
378	Fort Howell Drive	4	3	1	2003	Golf	3092	\$203.75	\$630,000
219	Fort Howell Drive	3	3	1	1993	Golf	2961	\$217.83	\$645,000
12	Wildbird Lane	4	4	1	1999	Golf/Lagoon	3586	\$180.98	\$649,000
365	Fort Howell Drive	4	4	0	1998	Golf	3020	\$215.20	\$649,900
12	Cherry Hill	5	4	0	2000	Golf	3107	\$217.25	\$675,000
17	Timber Marsh Lane	4	4	0	1999	Golf/Lagoon	3471	\$195.62	\$679,000
4	Timber Marsh Lane	4	3	1	2000	Landscape	4100	\$170.49	\$699,000
15	Ellis Court	4	4	1	2008	Lagoon	3700	\$197.03	\$729,000
3	Timber Marsh Lane	4	5	0	2002	Golf/Lagoon	3298	\$257.73	\$850,000
7	Clyde Lane	5	5	1	2005	Golf/Lagoon	4980	\$176.51	\$879,000
4	Sabal Court	4	4	2	2009	Golf	3900	\$230.51	\$899,000
19	Ellis Court	4	4	1	2007	Golf/Lagoon	4600	\$195.65	\$899,990

Average \$ Per Sq Ft \$194.43

Robbie Bunting
843-842-0805 or 800-932-3652
Robbie@RobbieBunting.com

www.RobbieBunting.com / BlogHiltonHeadRealtor.com

All information is deemed to be reliable and subject to verification by all parties.

Pending Homes Sales

#	Street	Bed	Full Ba	1/2 Ba	Year Blt	View	~SqFt	\$/SqFt	List \$
6	Cherry Hill Lane	3	3	0	1994	Golf	2086	\$152.92	\$319,000
8	Sedge Fern Drive	3	3	1	1997	Wooded	3114	\$134.55	\$419,000
4	McGuire Court	3	2	2	1999	Wooded	2584	\$166.02	\$429,000
213	Fort Howell Drive	3	3	1	1993	Golf/Lagoon	3057	\$163.23	\$499,000
10	Sedge Fern	5	5	1	2007	Landscape	4040	\$148.27	\$599,000
26	Cherry Hill Lane	4	4	1	2004	Golf/Wooded	2346	\$255.71	\$599,900
40	Clyde Lane	6	5	1	1999	Golf/Pool	4412	\$271.76	\$1,199,000

Average \$ Per Sq Ft \$184.64

Homes Sold Since January 1, 2010

#	Street	Bed	Full Ba	1/2 Ba	Year Blt	View	~SqFt	\$/SqFt	List \$	Sold \$	Sold \$/SqFt
4	Club Manor	4	3	0	1998	Golf/Lagoon	2787	\$195.55	\$545,000	\$517,000	\$185.50
17	Stonewall Circle	5	4	3	1999	Golf/Lagoon	5600	\$178.39	\$999,000	\$900,000	\$187.93

Average Sold \$ Per Sq Ft \$186.72

Robbie Bunting
843-842-0805 or 800-932-3652
Robbie@RobbieBunting.com

www.RobbieBunting.com / BlogHiltonHeadRealtor.com

All information is deemed to be reliable and subject to verification by all parties.

Palmetto Hall Lots



Active Lot Listings

#	Street	List \$	View
26	Sedge Fern	\$139,500	Wooded
11	Madison Lane	\$149,000	Golf / Lagoon
248	Fort Howell Drive	\$149,000	Golf / Lagoon
1	Chestnut Lane	\$159,000	Golf / Lagoon
5	Timber Marsh Lane	\$159,000	Golf / Lagoon
30	Timbermarsh Lane	\$179,000	Golf
4	Caladium Court	\$179,000	Golf
244	Fort Howell Drive	\$179,000	Golf
19	Cherry Hill Lane	\$185,000	Golf / Lagoon
8	Wildbird Lane	\$185,000	Golf / Lagoon
9	Sedge Fern Drive	\$195,000	Golf
207	Fort Howell Drive	\$199,000	Golf / Lagoon
20	Club Manor	\$199,000	Golf
14	Madison Lane	\$199,000	Golf
341	Fort Howell Drive	\$209,900	Golf
3	Saxton Ln.	\$235,000	Landscape
325	Fort Howell Drive	\$247,900	Golf / Lagoon
323	Fort Howell Drive	\$249,000	Golf / Lagoon
13	Timber Marsh Lane	\$279,000	Golf / Lagoon
233	Fort Howell	\$285,000	Golf / Lagoon
5	CHERRY HILL LANE	\$299,000	Golf / Lagoon

Pending Lots Sales

2	Clyde Lane	\$95,000	Golf
221	Fort Howell Drive	\$99,000	Golf

Closed Lot Listings

				Sold \$
14	Ellis Court	\$99,000	Wooded	\$80,000
2	Summers Court	\$99,000	Wooded	\$90,000
25	Clyde Lane	\$149,000	Wooded	\$102,000
46	Sedge Fern Drive	\$149,900	Lake	\$125,000
14	LenoxLane	\$165,000	Golf	\$111,000

\$101,600 Average Sold \$

Robbie Bunting
843-842-0805 or 800-932-3652
Robbie@RobbieBunting.com

www.RobbieBunting.com / BlogHiltonHeadRealtor.com

All information is deemed to be reliable and subject to verification by all parties.