

Residential

CMA Summary Detail - Photo

SOLD

33 LISTINGS



18402 Fairweather Dr OLNEY, MD 20832 **MC6336899**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$670,000 \$699,500 -4.22 38 38 5 3 1 3 1 2 11,350 0 1991
Seller Subsidy \$0 **Sold Date** 29-Jun-2007
Adv Sub: JAMES CREEK **Model:** ORIGINAL MODEL/UPGR
Total Assessed: \$705,660 **Style:** Colonial **Bsmt:** Yes, Daylight, Full, Fully Finished, Walkout Stairs
Total Taxes: \$5196.87 **Type:** Detached **Water Oriented/Front/Access:** No//



2710 Meadowland Ct OLNEY, MD 20832 **MC6414218**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$665,000 \$669,000 -.60 21 21 4 3 1 3 1 2 7,460 0 1994
Seller Subsidy \$0 **Sold Date** 20-Aug-2007
Adv Sub: JAMES CREEK **Model:** CHANDLER
Total Assessed: \$577,780 **Style:** Colonial **Bsmt:** Yes, Other
Total Taxes: \$4455.15 **Type:** Detached **Water Oriented/Front/Access:** No//



18212 Littlebrooke Dr OLNEY, MD 20832 **MC6456308**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$639,000 \$655,000 -2.44 32 32 4 3 1 3 1 2 9,210 0 1992
Seller Subsidy \$5,600 **Sold Date** 15-Aug-2007
Adv Sub: JAMES CREEK **Model:**
Total Assessed: \$587,300 **Style:** Colonial **Bsmt:** Yes, Fully Finished, Walkout Level
Total Taxes: \$4504.93 **Type:** Detached **Water Oriented/Front/Access:** No//



18302 Fountain Grove Way OLNEY, MD 20832 **MC6526441**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$640,000 \$649,900 -1.52 7 7 4 3 1 3 1 2 8,008 0 1992
Seller Subsidy \$0 **Sold Date** 29-Oct-2007
Adv Sub: JAMES CREEK **Model:** A RARE FIND!
Total Assessed: \$635,860 **Style:** Colonial **Bsmt:** Yes, Full, Fully Finished, Rear Entrance, Walkout Le
Total Taxes: \$5036.28 **Type:** Detached **Water Oriented/Front/Access:** No//



18506 Meadowland Ter OLNEY, MD 20832 **MC6188471**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$579,900 \$579,900 .00 145 145 4 2 2 3 1 2 8,316 0 1994
Seller Subsidy \$0 **Sold Date** 15-Mar-2007
Adv Sub: JAMES CREEK **Model:**
Total Assessed: \$560,180 **Style:** Colonial **Bsmt:** Yes, Full, Fully Finished
Total Taxes: \$5115.62 **Type:** Detached **Water Oriented/Front/Access:** No//



2704 Meadowland Ct OLNEY, MD 20832 **MC6599461**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$535,000 \$549,000 -2.55 43 210 4 3 1 3 1 2 6,964 3,032 1994
Seller Subsidy \$15,000 **Sold Date** 29-Jan-2008
Adv Sub: JAMES CREEK **Model:** HOME SWEET HOME
Total Assessed: \$592,470 **Style:** Colonial **Bsmt:** Yes, Fully Finished
Total Taxes: \$4558.92 **Type:** Detached **Water Oriented/Front/Access:** No//



18605 Meadowland Ter OLNEY, MD 20832 **MC6494768**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$482,000 \$489,000 -1.43 138 138 4 2 1 3 1 2 6,082 0 1993
Seller Subsidy \$14,460 **Sold Date** 10-Jan-2008
Adv Sub: JAMES CREEK **Model:**
Total Assessed: \$541,400 **Style:** Colonial **Bsmt:** Yes, Full, Unfinished
Total Taxes: \$4165.29 **Type:** Detached **Water Oriented/Front/Access:** No//

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Residential

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18604 Shadowridge Ter OLNEY, MD 20832 **MC6397051**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$437,000 \$449,500 -2.78 19 19 4 3 1 3 1 1,500 0 1993
Seller Subsidy \$0 **Sold Date** 20-Jun-2007
Adv Sub: JAMES CREEK **Model:** SUPERIOR
Total Assessed: \$399,440 **Style:** Colonial **Bsmt:** Yes, Fully Finished,Walkout Level
Total Taxes: \$3214.26 **Type:** Townhouse **Water Oriented/Front/Access:** No//



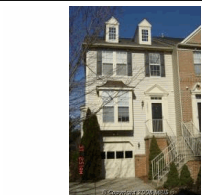
18607 Fiddleleaf Ter OLNEY, MD 20832 **MC6229749**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$418,000 \$449,000 -6.90 83 131 3 3 1 3 1 1,650 0 1993
Seller Subsidy \$0 **Sold Date** 09-Mar-2007
Adv Sub: JAMES CREEK **Model:** HUGE
Total Assessed: \$401,840 **Style:** Colonial **Bsmt:** Yes, Daylight, Full,Full,Fully Finished,Improved,Ou
Total Taxes: \$3455.28 **Type:** Townhouse **Water Oriented/Front/Access:** No//



18601 Shadowridge Ter OLNEY, MD 20832 **MC6388528**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$430,000 \$437,000 -1.60 45 45 3 3 1 4 1 1,875 0 1994
Seller Subsidy \$0 **Sold Date** 28-Jun-2007
Adv Sub: JAMES CREEK **Model:** MASTER SERIES
Total Assessed: \$432,940 **Style:** Traditional **Bsmt:** Yes, Daylight, Full,English,Full,Fully Finished,Impr
Total Taxes: \$3706.57 **Type:** Townhouse **Water Oriented/Front/Access:** No//



18603 Shadowridge Ter OLNEY, MD 20832 **MC6348773**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$433,000 \$437,000 -.92 5 5 3 3 1 3 1 1,500 0 1994
Seller Subsidy \$0 **Sold Date** 26-Apr-2007
Adv Sub: JAMES CREEK **Model:** MANOR SERIES
Total Assessed: \$398,530 **Style:** Colonial **Bsmt:** Yes, Full,Fully Finished,Walkout Level
Total Taxes: \$3186.58 **Type:** Townhouse **Water Oriented/Front/Access:** No//



2833 Thickett Way OLNEY, MD 20832 **MC6649741**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$420,000 \$429,900 -2.30 0 0 3 3 1 3 1 2,580 0 1994
Seller Subsidy \$5,000 **Sold Date** 18-Jan-2008
Adv Sub: JAMES CREEK **Model:**
Total Assessed: \$423,800 **Style:** Traditional **Bsmt:** Yes, Fully Finished,Rear Entrance,Walkout Level
Total Taxes: \$4403.44 **Type:** Townhouse **Water Oriented/Front/Access:** No//



18514 Shadowridge Ter OLNEY, MD 20832 **MC6352810**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$422,000 \$429,900 -1.84 66 66 3 3 1 3 1 1,700 2,112 1993
Seller Subsidy \$0 **Sold Date** 19-Jul-2007
Adv Sub: JAMES CREEK **Model:**
Total Assessed: \$409,250 **Style:** Colonial **Bsmt:** Yes, Daylight, Full,Full,Fully Finished,Walkout Leve
Total Taxes: \$3308.49 **Type:** Townhouse **Water Oriented/Front/Access:** No//



18518 Clovercrest Cir OLNEY, MD 20832 **MC6351267**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot** **Sqft** **Liv Sqft** **Built**
 \$426,000 \$429,900 -.91 54 54 3 2 2 4 1 2,580 0 1992
Seller Subsidy \$3,507 **Sold Date** 28-Jun-2007
Adv Sub: JAMES CREEK **Model:** INVERNESS
Total Assessed: \$429,370 **Style:** Contemporary **Bsmt:** Yes, Fully Finished,Walkout Level
Total Taxes: \$3319.35 **Type:** Townhouse **Water Oriented/Front/Access:** No//

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3000 Gatehouse Ct OLNEY, MD 20832													MC6488186		
Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot Sqft	Liv Sqft	Built		
\$399,000	\$404,900	-1.46	11	11	3	2	1	3	1	1	2,577	0	1992		
Seller Subsidy \$5,000															
Adv Sub: JAMES CREEK															
Total Assessed: \$393,070		Style: Colonial													
Total Taxes: \$3022.60		Type: Townhouse													
											Sold Date 11-Sep-2007				
											Model:				
											Bsmt: Yes, Full, Fully Finished, Walkout Level				
											Water Oriented/Front/Access: No//				



3000 Finsel Ct OLNEY, MD 20832													MC6522755		
Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot Sqft	Liv Sqft	Built		
\$400,000	\$399,900	.03	90	90	3	2	2	3	1	1	2,580	0	1992		
Seller Subsidy \$10,000															
Adv Sub: JAMES CREEK															
Total Assessed: \$402,870		Style: Colonial													
Total Taxes: \$3328.20		Type: Townhouse													
											Sold Date 28-Dec-2007				
											Model:				
											Bsmt: Yes, Connecting Stairway, Fully Finished, Outside E				
											Water Oriented/Front/Access: No//				



3016 Gatehouse Ct OLNEY, MD 20832													MC6460572		
Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot Sqft	Liv Sqft	Built		
\$399,900	\$399,900	.00	13	13	3	2	1	3	1	1	1,720	1,810	1992		
Seller Subsidy \$10,000															
Adv Sub: JAMES CREEK															
Total Assessed: \$385,400		Style: Colonial													
Total Taxes: \$3170.61		Type: Townhouse													
											Sold Date 17-Aug-2007				
											Model:				
											Bsmt: Yes, Daylight, Full, Fully Finished, Walkout Level				
											Water Oriented/Front/Access: No//				



18614 Shadowridge Ter OLNEY, MD 20832													MC6339064		
Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot Sqft	Liv Sqft	Built		
\$395,000	\$399,900	-1.23	7	7	3	2	2	3	1		1,500	0	1994		
Seller Subsidy \$0															
Adv Sub: JAMES CREEK															
Total Assessed: \$393,210		Style: Colonial													
Total Taxes: \$3199.00		Type: Townhouse													
											Sold Date 26-Apr-2007				
											Model: BACKS TO WOODS!				
											Bsmt: Yes, Fully Finished, Walkout Level				
											Water Oriented/Front/Access: No//				



18606 Clovercrest Cir OLNEY, MD 20832													MC6246434		
Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot Sqft	Liv Sqft	Built		
\$373,000	\$399,900	-6.73	84	185	3	2	2	3	1	1	1,720	0	1994		
Seller Subsidy \$0															
Adv Sub: JAMES CREEK															
Total Assessed: \$0		Style: Colonial													
Total Taxes:		Type: Townhouse													
											Sold Date 20-Mar-2007				
											Model:				
											Bsmt: Yes, Fully Finished, Walkout Level				
											Water Oriented/Front/Access: No//				



18639 Clovercrest Cir OLNEY, MD 20832													MC6145363		
Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot Sqft	Liv Sqft	Built		
\$399,500	\$399,500	.00	190	190	3	2	2	3	1	1	1,720	0	1992		
Seller Subsidy \$10,993															
Adv Sub: JAMES CREEK															
Total Assessed: \$392,570		Style: Colonial													
Total Taxes: \$3616.20		Type: Townhouse													
											Sold Date 27-Apr-2007				
											Model:				
											Bsmt: Yes, Full, Fully Finished, Outside Entrance, Walkout				
											Water Oriented/Front/Access: No//				



3034 Gatehouse Ct OLNEY, MD 20832													MC6170267		
Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot Sqft	Liv Sqft	Built		
\$400,000	\$399,000	.25	177	177	3	3	1	3	0	1	1,720	0	1992		
Seller Subsidy \$15,000															
Adv Sub: JAMES CREEK															
Total Assessed: \$385,200		Style: Colonial													
Total Taxes: \$3153.68		Type: Townhouse													
											Sold Date 07-Mar-2007				
											Model:				
											Bsmt: Yes, Full, Walkout Level				
											Water Oriented/Front/Access: No//				

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Residential

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	3026 Gatehouse Ct OLNEY, MD 20832															MC6208482
	Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built	
	\$397,000	\$394,900	.53	72	86	3	2	2	3	1	1	2,580	0	1992		
	Seller Subsidy	\$9,000													Sold Date	10-Jan-2007
	Adv Sub:	JAMES CREEK													Model:	GARAGE END-UNIT
	Total Assessed:	\$0	Style: Colonial												Bsmt:	Yes, Full,Fully Finished,Walkout Level
	Total Taxes:		Type: Townhouse												Water Oriented/Front/Access:	No//
	3035 Gatehouse Ct OLNEY, MD 20832															MC6473429
	Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built	
	\$385,000	\$389,900	-1.26	18	18	2	2	2	3	0	1	1,720	0	1991		
	Seller Subsidy	\$9,000													Sold Date	17-Aug-2007
	Adv Sub:	JAMES CREEK													Model:	
	Total Assessed:	\$385,200	Style: Colonial												Bsmt:	Yes, Full,Fully Finished,Rear Entrance,Walkout Le
	Total Taxes:	\$3016.32	Type: Townhouse												Water Oriented/Front/Access:	No//
	3037 Gatehouse Ct OLNEY, MD 20832															MC6324853
	Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built	
	\$379,990	\$379,990	.00	3	3	2	2	1	3	1	1	1,720	0	1991		
	Seller Subsidy	\$2,000													Sold Date	30-Mar-2007
	Adv Sub:	JAMES CREEK													Model:	
	Total Assessed:	\$390,890	Style: Colonial												Bsmt:	Yes, Daylight, Partial,Full,Rear Entrance,Walkout L
	Total Taxes:	\$2927.47	Type: Townhouse												Water Oriented/Front/Access:	No//
	3014 Gatehouse Ct OLNEY, MD 20832															MC6444215
	Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built	
	\$345,000	\$349,500	-1.29	42	42	3	2	2	3	1	1	1,720	0	1992		
	Seller Subsidy	\$0													Sold Date	14-Nov-2007
	Adv Sub:	JAMES CREEK													Model:	
	Total Assessed:	\$396,290	Style: Colonial												Bsmt:	Yes, Fully Finished,Walkout Level
	Total Taxes:	\$3221.23	Type: Townhouse												Water Oriented/Front/Access:	No//
	18612 Shadowridge Ter OLNEY, MD 20832															MC6543518
	Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built	
	\$349,000	\$339,900	2.68	7	7	3	2	2	2	0		1,875	0	1994		
	Seller Subsidy	\$10,000													Sold Date	09-Nov-2007
	Adv Sub:	JAMES CREEK													Model:	
	Total Assessed:	\$388,660	Style: Colonial												Bsmt:	Yes, Full,Fully Finished
	Total Taxes:	\$3487.98	Type: Townhouse												Water Oriented/Front/Access:	No//

SOLD						
	List Price	Sold Price	% Dif	DOMP	Lot Sqft	
Average	\$452,403	\$445,351	-1.47	66	3,159	
Median	\$419,900	\$415,000	1.29	42		

Report Totals

Properties: 33

Avg List Price	\$452,403	Avg Sold Price	\$445,351	Avg DOM-P	66
Median List	\$419,900	Median Sold Pric	\$415,000	Median DOM-P	42
Low List Price:	\$339,900	Low Sale Price:	\$345,000		
High List Price:	\$699,500	High Sale Price:	\$670,000		

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