

Anna Maria Sales Team's Real Estate Report

HAPPY NEW YEAR!!!

January 2016

6 Stellar Reasons to Buy a Home in 2016

Hot Pick of the Month

Monthly Island Sales Stats

For Sale

Recently Sold



Featured FOR SALE - 26 Seaside Court

Monthly Island Sales Info

January 2016



December 2015 Island Sales

Sold Price up 28% since 2014

Single Family Home Sales - 15

\$972,833 Avg Sold price

2014 Home Sales - 17

\$759,181 Avg Sold price

Sold Price down 9% since 2014

Condo Sales - 15

\$345,027 Avg Sold price

2014 Condo Sales- 9

Island Highlights

Anna Maria Island...

6 Stellar Reasons to Buy a Home in 2016

By Kimberly Dawn Neumann

Realtor.com



Is it really 2016 already? For those of you who happen to be planning on buying a home in the new year-or even just trying to-there's a whole lot to celebrate. Why? A variety of financial vectors have dovetailed to make this the perfect storm for home buyers to get out there and make an (winning) offer.

Here are six home-buying reasons to be thankful while ringing in the new year:

Reason No. 1: Interest rates are still at record lows

Even though they may creep up at any moment, it's nonetheless a fact that interest rates on home loans are at historic lows, with a 30-year fixed rate

\$376,722 Avg Sold price

Sold Units Tripled since 2014

Multi-Family Home Sales - 3

\$615,667 Avg Sold price

2014 Multi-Family Home Sales - 0

Sold Land down since 2014

Vacant Land Sales - 1

\$17,500 Sold price

2014 Vacant Land Sales - 1

\$375,000 Sold Price

Anna Maria Sales Team's

FOR SALE!



Hidden Cove

**2 bed/2.5 bath
Direct Gulf Front Condo - Paradise awaits!
\$949,900**

Imagine waking up to the Gulf breeze, breathing in the salt air while sipping your morning coffee from your Gulf front deck. Hidden Cove is your own oasis in island paradise. This 2 bed/2.5 bath two story condominium is directly on the Gulf with your very own walkway to the water. Not just a gorgeous view - your own stairs to the beach from your door...[Learn more...](#)

that interest rates on home loans are at historic lows, with a 30 year fixed rate home loan still hovering around 4%.

"Remember 18.5% in the '80s?" asks Tom Postilio, a real estate broker with Douglas Elliman Real Estate and a star of HGTV's "Selling New York." It is likely that we'll never see interest rates this low again. So while prices are high in some markets, the savings in interest payments could easily amount to hundreds of thousands of dollars over the life of the mortgage."

Reason No. 2: Rents have skyrocketed

Another reason home buyers are lucky is that rents are going up, up, up! (This, on the other hand, is a reason not to be thankful if you're a renter.) In fact, rents outpaced home values in 20 of the 35 biggest housing markets in 2015. What's more, according to the 2015 Rent.com Rental Market Report, 88% of property managers raised their rent in the past 12 months, and an 8% hike is predicted for 2016.

[Read more....](#)

**To purchase your island dream,
contact the Anna Maria Sales Team today!**

The Anna Maria Sales Team

Kathleen White & Erin Joy Heckler

www.AnnaMariaSales.com

Whether buying or selling, the Anna Maria Sales Team is here for all your real estate needs.

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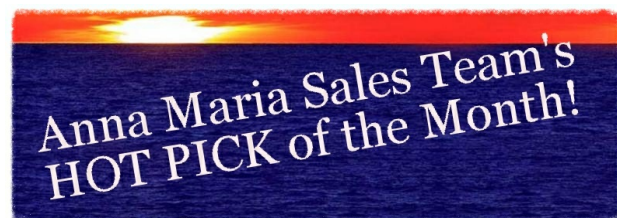
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Expert picks for great buys in today's market!

**Contact Kathleen & Erin
for more info today!**

Great Investment-

Great rental - 2/2 pool home close to beach!

ONLY \$525,000

Great Value



506 Woodstork

2 bed/2 bath villa

Resort Style Living in Perico Bay Club

\$224,900

PRICE REDUCED!!! This open & airy 2 bed/2bath villa with its own separate garage is spacious & bright with water views! Enjoy the Florida sunshine in your private courtyard or relax on your

deck and watch the birds and views overlooking the pond. This Perico Bay Club beauty has 2 large en suite bedrooms...[Learn more...](#)



315 Hardin

2 bed/2 bath canal home

Large lot in Anna Maria

\$789,000

Bring your boat to this lovely canal front home on a quiet street in Anna Maria. It is the perfect island retreat for a weekend or a lifetime! From the moment you walk in, you feel this home's special touches.

The open concept beckons you to relax and enjoy the lush views overlooking the canal through the large glass doors onto the wrap around lanai...[Learn more...](#)

Anna Maria Sales Team's

SOLD!

WE SOLD

504 68th street

\$595,000

Fully remodeled AMI canal home

WE SOLD

518 Sanderling

\$205,000

Move-in ready villa in Perico Bay



WE SOLD

3718 Gulf drive

\$1,750,000

Direct Gulf Front Fourplex

Great Value-

2/2 in beautiful Key Royale!

ONLY \$529,000

Great Potential-

2/1 in the heart of Holmes Beach on a 12000sf lot!

ONLY \$549,000

Great Location-

2/2 pool home in Anna Maria! Close to piers & shopping!

ONLY \$629,000

FEATURED FOR SALE!
Completely Remodeled! No Bridges to Bay!



2 bed/2bath

Seaside Gardens Villa

\$342,000

BOATER'S DREAM!! Lowest price canal front on the island - this one is priced to sell!!! Walk out your door and jump in the boat right off your back porch - enjoy direct access to the inter coastal waterway on Anna Maria Sound. Light and bright totally updated 2 bedroom/2 bath villa in Seaside Gardens is beautiful. Everything has already been done for you...[Read more](#)

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