



## Anna Maria Sales Team's Real Estate Report

### *Find your Place in the Sun*

### *December 2016*

Recently Sold

Monthly Island Sales Stats

For Sale

Hot Pick of the Month

### Featured for Sale



**NEW LISTING! Steps to Beach - 3 bed/ 2 bath ~ \$829,000**

## Monthly Island Sales Info

### November 2016



November 2016 Island Sales

#### Sold Price up 25% since 2015

Single Family Home Sales - 17

**\$1,181,521** Avg Sold Price

2015 Single Family Home Sales - 8

**\$956,188** Avg Sold price

#### Sold Price down 8% since 2015

Condo Sales - 12

**\$410,075** Avg Sold price

2015 Condo Sales- 13

**\$447,069** Avg Sold price

#### Sold Price down 4% since 2015

Multi-Family Home Sales - 3

**\$556,000** Avg Sold price

2015 Multi-Family Home Sales - 4

**\$580,000** Avg Sold price

## Is Now A Good Time To Buy?

With historically low mortgage rates and steady job gains among young adults, all the pieces are coming into place for homeownership rates to rise. But have these factors influenced consumers' opinions on the state of the housing market and their feelings about homeownership?

According to research from the National Association of REALTORS®, 78 percent of homeowners and 60 percent of renters think that now is a good time to buy. For potential homebuyers with good credit and a bit of money in savings, now could be a great time to make an offer on a home. However, with the lack of housing inventory keeping home prices high, many first-time buyers and those living in more expensive urban areas are hesitant about taking the plunge.

Investment and Vacation Home Buyers are in a market unto themselves. Investment home purchases in 2016 remained strong and vacation home purchases, while historically high, experienced a slight downturn. Anna Maria Island saw trends in line with the Investment and Vacation Homes predictions. The overall average sold price of homes was up 16% from 2015, but the number of purchases was down from 428 in 2015 to 366 in 2016. Next year's predictions are for continued steady growth and with the calendar turning to a new year, the 2017 Homes Report survey found that a majority of households believe now is a good time to buy a home.





## Sold Price down 43% since 2015

**Vacant Land Sales - 1**

**\$1,100,000** Avg Sold price

**2015 Vacant Land Sales - 2**

**\$2,325,000** Avg Sold price

## Anna Maria Sales Team's **FOR SALE!**



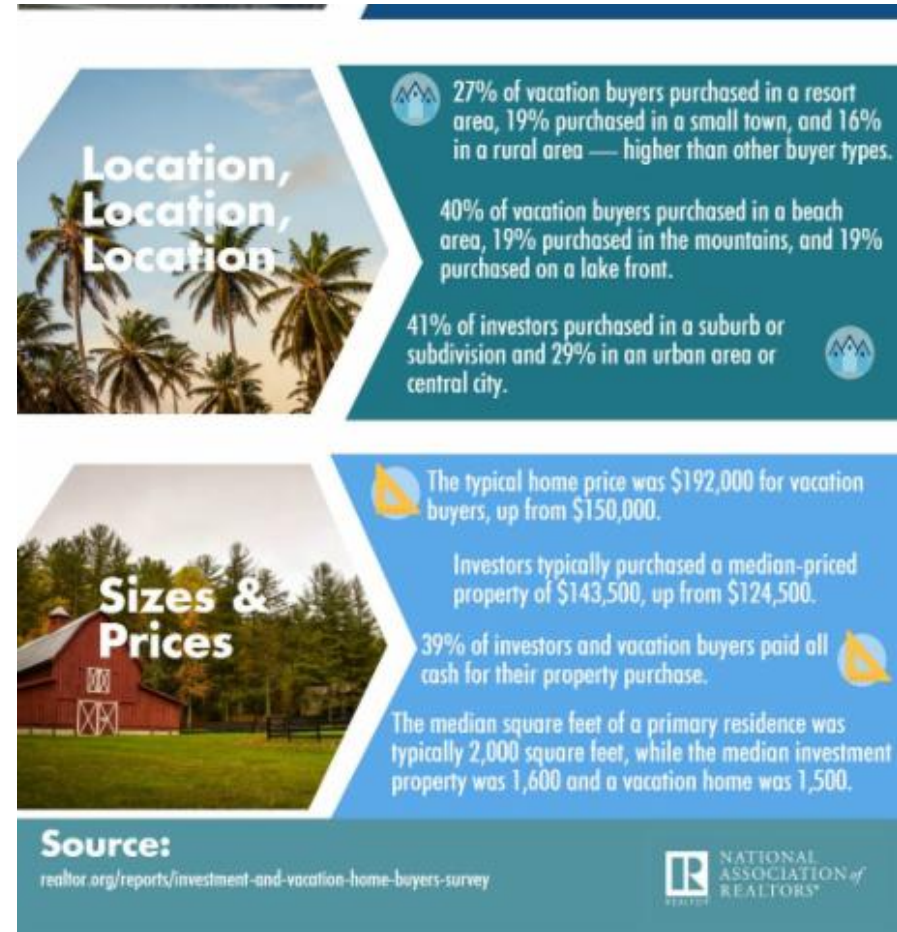
**207 84th St - Holmes Beach**

**3 bed/2 bath**

**Pool home close to beach!**

**\$629,000**

\$20k price drop! Become an islander! Come see this wonderful island oasis & make Anna Maria Island your home! Enjoy the tropical island vibe of this 3 bedroom/2 bath pool home just a short walk to the sugar sand beaches of Anna Maria Island! The split floor plan invites everyone to enjoy their space in large bedrooms and updated baths. Enter into the



Information & statistics gathered from NAR

To purchase your place in the sun,  
contact the **Anna Maria Sales Team** today!

The Anna Maria Sales Team

**Kathleen White & Erin Joy Heckler**

[www.AnnamariaSales.com](http://www.AnnamariaSales.com)

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

spacious family room, den and office space and relish that there is a spot for everyone!...[read more here.](#)



**940 Sandpiper Cir. - Perico Bay Club**

**2 bed/2 bath**  
**Gorgeous Water Views!**  
**\$199,900**

The views are breathtaking! Come enjoy the gorgeous open water views from this well cared for 2 bedroom/2 bath Osprey model in beautiful Perico Bay Club. Sit on your private, screened porch and watch the pelicans land. ...[read more here.](#)

**Kathleen White**  
941-773-0165  
KWhite35@tampabay.rr.com

**Erin Joy Heckler**  
941-448-5616  
Erin@IslandReal.com

**FEATURED FOR SALE!**



**3 bed/2 bath**  
**Pool home steps to beach-great rental!**  
**\$829,000**





Expert picks for great buys in today's market!

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

***Top Island Buys!***

1. Gulf front complex - Great Rental!  
**1/1 ~ \$299,000**
2. Large townhome near beach & bay!  
**3/2.5 ~ \$595,000**
3. Great location-directly on beach!  
**2/2 ~ \$579,000**

Just a hop, skip & a jump to the beach, this fantastic 3 bed/2 bath island retreat is a perfect place for relaxation! The tropically landscaped, private pool beckons you. The oversized 2 car garage has ample room for all your toys. Make your way upstairs to the bright and beautifully appointed great room, with crown molding and high ceilings...[read more here.](#)

**Anna Maria Sales Team's  
SOLD!**



**WE SOLD**

***201 35th St***

***\$275,000***

Steps to Gulf!

**WE SOLD**

***216 Palm Ave***

***\$1,075,000***

Anna Maria Pool Home!

**Anna Maria Sales Team**

***Find Your Place in the Sun***



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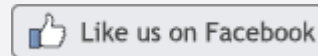
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Anna Maria Sales Team, 6101 Marina Dr, Holmes Beach, FL 34217

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