

Great Falls

NOSY
NEIGHBOR
REPORT

MARCH 2022

MARY & MICHELLE
REALTY TEAM

HOMES SOLD: GREAT FALLS, VIRGINIA

(by Elementary School Boundaries) 3/1/22 - 3/31/22

	CLOSE DATE	DAYS ON MARKET	ORIGINAL PRICE	ADJUSTED PRICE	SOLD PRICE	SOLD AS % OF ORIG LIST PRICE	SOLD AS % OF ADJUSTED PRICE	SELLER SUBSIDY
COLVIN RUN ELEMENTARY								
1144 Bob O Link Cir	3/31	1	\$790,000	\$790,000	\$960,000	122%	122%	
9102 White Chimney Ln	3/8	0	\$1,265,000	\$1,265,000	\$1,265,000	100%	100%	\$56,466
1118 Marlene Ln	3/17	256	\$1,989,000	\$1,975,000	\$1,935,000	97%	98%	
9620 Tackroom Ln	3/7	4	\$2,599,000	\$2,599,000	\$2,600,000	100%	100%	
1045 Manning St	3/31	4	\$2,850,000	\$2,850,000	\$2,910,000	102%	102%	
Average:		53	\$1,898,600	\$1,895,800	\$1,934,000	104%	104%	

FORESTVILLE ELEMENTARY

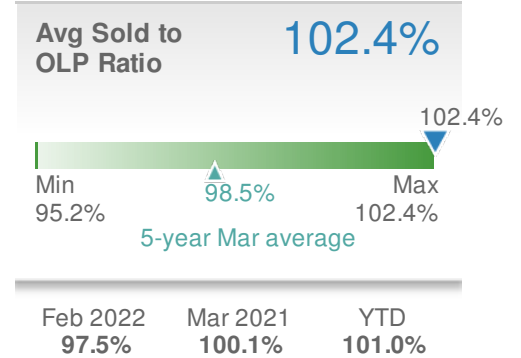
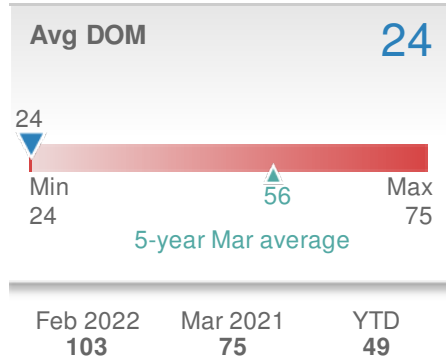
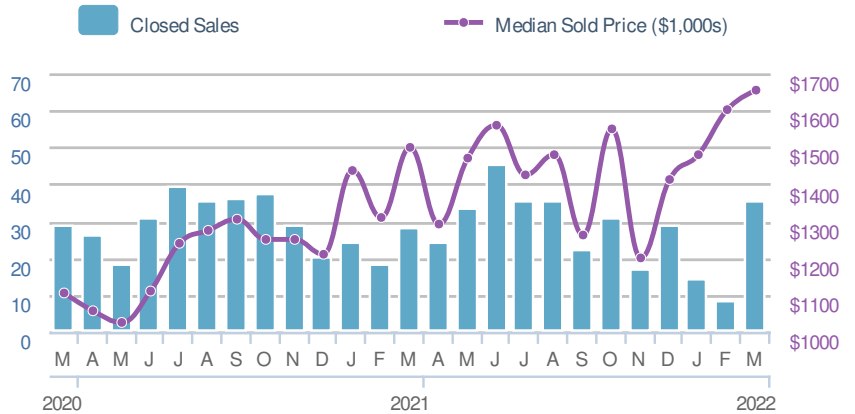
703 Kentland Dr	3/29	5	\$1,000,000	\$1,000,000	\$1,000,000	100%	100%	
1162 Kettle Pond Ln	3/11	6	\$1,075,000	\$1,075,000	\$1,090,000	101%	101%	
907 Riva Ridge Dr	3/31	1	\$1,120,000	\$1,120,000	\$1,120,000	100%	100%	
1034 Riva Ridge Dr	3/31	4	\$1,200,000	\$1,200,000	\$1,276,000	106%	106%	
11767 Hollyview Dr	3/28	3	\$1,399,000	\$1,399,000	\$1,399,000	100%	100%	
11100 Corobon Ln	3/31	0	\$1,100,000	\$1,100,000	\$1,400,000	127%	127%	
12011 Holly Leaf Ct	3/7	6	\$1,369,000	\$1,369,000	\$1,477,000	108%	108%	
11300 Corobon Ln	3/15	0	\$1,480,000	\$1,480,000	\$1,480,000	100%	100%	
810 Sherlin Ln	3/11	4	\$1,585,000	\$1,585,000	\$1,655,000	104%	104%	
895 Falls Bridge Ln	3/30	5	\$1,600,000	\$1,600,000	\$1,725,000	108%	108%	
1024 Timbercreek Trl	3/14	20	\$1,950,000	\$1,850,000	\$1,800,000	92%	97%	
11201 Branton Ln	3/2	4	\$1,442,000	\$1,442,000	\$1,802,560	125%	125%	
600 Kentland Dr	3/17	6	\$1,799,990	\$1,799,990	\$1,850,000	103%	103%	
11720 Plantation Dr	3/28	397	\$2,600,000	\$2,500,000	\$2,355,000	91%	94%	
Average:		33	\$1,479,999	\$1,465,714	\$1,530,683	105%	105%	

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GREAT FALLS ELEMENTARY								
510 Arnon Meadow Rd	3/23	3	\$975,000	\$975,000	\$1,100,000	113%	113%	
11101 Elmview Pl	3/25	30	\$1,399,900	\$1,399,900	\$1,350,000	96%	96%	
341 Chesapeake Dr	3/30	4	\$1,249,990	\$1,249,990	\$1,354,000	108%	108%	
9493 Beach Mill Rd	3/29	6	\$1,249,900	\$1,249,900	\$1,363,752	109%	109%	
11520 Brockman Ln	3/18	9	\$1,550,000	\$1,550,000	\$1,495,000	96%	96%	\$500
10859 Patowmack Dr	3/30	9	\$1,695,000	\$1,695,000	\$1,650,000	97%	97%	\$30,000
9511 Georgetown Pike	3/8	4	\$1,500,000	\$1,500,000	\$1,670,000	111%	111%	
10200 Forest Lake Dr	3/24	11	\$1,875,000	\$1,875,000	\$1,700,000	91%	91%	
10128 High Hill Ct	3/22	123	\$2,695,000	\$2,500,000	\$2,350,000	87%	94%	
10109 Squires Trl	3/31	306	\$3,295,000	\$2,649,000	\$2,490,000	76%	94%	
10100 Harewood Ct	3/15	9	\$2,499,000	\$2,499,000	\$2,499,000	100%	100%	
10092 Spartans Hollow Ct	3/18	169	\$2,995,000	\$2,850,000	\$2,550,000	85%	89%	
507 Arnon Lake Dr	3/31	47	\$3,250,000	\$3,250,000	\$2,985,000	92%	92%	
700 Strawfield Ln	3/22	0	\$3,500,000	\$3,500,000	\$3,499,000	100%	100%	
248 Springvale Rd	3/31	130	\$3,499,000	\$3,499,000	\$3,500,000	100%	100%	
Average:		57	\$2,215,186	\$2,149,453	\$2,103,717	97%	99%	

MARCH 2022 MARKET STATS 22066



MARY & MICHELLE

REALTY TEAM

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