

Residential

CMA Summary Detail - Photo

SOLD**26 LISTINGS****17625 Prince Edward Dr OLNEY, MD 20832****MC6381655**

Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built
\$715,900	\$715,900	.00	1	1	4	3	1	2	1	2	15,164	0	1969	

Seller Subsidy \$7,159

Sold Date 09-May-2007

Adv Sub: WILLIAMSBURG VILLAGE

Model:

Total Assessed: \$473,210 Style: Split Foyer

Bsmt: No,

Total Taxes: \$3883.99 Type: Detached

Water Oriented/Front/Access: No//

**4216 Queen Mary Dr OLNEY, MD 20832****MC6340631**

Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built
\$625,000	\$629,999	-.79	5	5	4	3	1	2	3	2	22,612	0	1967	

Seller Subsidy \$0

Sold Date 07-May-2007

Adv Sub: WILLIAMSBURG VILLAGE

Model:

Total Assessed: \$492,620 Style: Rambler

Bsmt: Yes, Daylight, Partial, Partially Finished, Rear Entra

Total Taxes: \$3906.05 Type: Detached

Water Oriented/Front/Access: No//

**3416 John Carroll Dr OLNEY, MD 20832****MC6415897**

Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built
\$619,900	\$619,900	.00	30	30	4	3	1	3	1	2	15,308	0	1986	

Seller Subsidy \$0

Sold Date 24-Aug-2007

Adv Sub: WILLIAMSBURG VILLAGE

Model:

Total Assessed: \$516,160 Style: Colonial

Bsmt: Yes, Fully Finished, Walkout Level

Total Taxes: \$4363.82 Type: Detached

Water Oriented/Front/Access: No//

**3701 King William Dr OLNEY, MD 20832****MC6411693**

Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built
\$595,000	\$619,500	-3.95	6	6	4	2	2	3	1	2	29,965	0	1968	

Seller Subsidy \$0

Sold Date 12-Jul-2007

Adv Sub: WILLIAMSBURG VILLAGE

Model: PICTURE PERFECT!

Total Assessed: \$458,570 Style: Colonial

Bsmt: Yes, Fully Finished, Walkout Stairs

Total Taxes: \$3205.81 Type: Detached

Water Oriented/Front/Access: No//

**17600 Princess Anne Dr OLNEY, MD 20832****MC6371063**

Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built
\$600,000	\$600,000	.00	27	27	4	2	1	3	0	2	28,499	0	1969	

Seller Subsidy \$18,000

Sold Date 27-Jun-2007

Adv Sub: WILLIAMSBURG VILLAGE

Model:

Total Assessed: \$397,750 Style: Split Level

Bsmt: Yes, Fully Finished, Walkout Level

Total Taxes: \$3833.10 Type: Detached

Water Oriented/Front/Access: No//

**18037 Lafayette Dr OLNEY, MD 20832****MC6334584**

Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built
\$572,300	\$599,999	-4.62	75	258	4	2	2	3	1	1	36,173	0	1971	

Seller Subsidy \$0

Sold Date 20-Jun-2007

Adv Sub: WILLIAMSBURG VILLAGE

Model:

Total Assessed: \$498,230 Style: Colonial

Bsmt: Yes, Full, Outside Entrance, Side Entrance, Unfinish

Total Taxes: \$3326.24 Type: Detached

Water Oriented/Front/Access: No//

**17516 Princess Anne Dr OLNEY, MD 20832****MC6308682**

Sold Price	List Price	% Diff	DOMM	DOMP	BR	FB	HB	Lvls	Fpls	Gar	Lot	Sqft	Liv Sqft	Built
\$575,000	\$599,000	-4.01	26	188	4	3	0	2	1	1	21,487	1,696	1967	

Seller Subsidy \$2,000

Sold Date 20-Mar-2007

Adv Sub: WILLIAMSBURG VILLAGE

Model: UPDATED

Total Assessed: \$427,050 Style: Rambler

Bsmt: Yes, Daylight, Full, Fully Finished, Outside Entrance

Total Taxes: \$3368.01 Type: Detached

Water Oriented/Front/Access: No//

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17613 Princess Anne Dr OLNEY, MD 20832 **MC6266795**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$550,000 \$559,900 -1.77 184 184 4 2 1 3 1 2 25,020 0 1971
Seller Subsidy \$0 **Sold Date** 02-Aug-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$0 **Style:** Colonial **Bsmt:** Yes, Full, Fully Finished, Rear Entrance, Walkout St
Total Taxes: **Type:** Detached **Water Oriented/Front/Access:** No//



4005 Boleyn Ter OLNEY, MD 20832 **MC6342296**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$559,900 \$559,900 .00 4 4 5 2 1 4 1 2 18,759 0 1968
Seller Subsidy \$0 **Sold Date** 21-May-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** DRAYTON
Total Assessed: \$442,360 **Style:** Split Level **Bsmt:** Yes, Partially Finished
Total Taxes: \$3876.76 **Type:** Detached **Water Oriented/Front/Access:** No//



3516 John Carroll Dr OLNEY, MD 20832 **MC6362652**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$559,750 \$559,750 .00 41 41 3 2 1 3 1 2 38,043 0 1972
Seller Subsidy \$0 **Sold Date** 29-Jun-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$432,080 **Style:** Split Level **Bsmt:** Yes, Daylight, Full, Fully Finished, Outside Entrance
Total Taxes: \$3650.59 **Type:** Detached **Water Oriented/Front/Access:** No//



17609 Prince Edward Dr OLNEY, MD 20832 **MC6383138**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$530,000 \$549,900 -3.62 38 38 5 2 1 2 2 15,380 0 1969
Seller Subsidy \$0 **Sold Date** 21-Jun-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** BRIARS
Total Assessed: \$452,180 **Style:** Rambler **Bsmt:** Yes, Full, Partially Finished, Walkout Level
Total Taxes: \$3582.39 **Type:** Detached **Water Oriented/Front/Access:** No//



4229 Stafford Rd OLNEY, MD 20832 **MC6285527**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$529,000 \$549,900 -3.80 69 134 4 2 2 2 0 19,882 0 1968
Seller Subsidy \$0 **Sold Date** 20-Apr-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** BRIAR
Total Assessed: \$474,070 **Style:** Rambler **Bsmt:** Yes, Full, Improved, Partially Finished, Walkout Level
Total Taxes: \$3733.87 **Type:** Detached **Water Oriented/Front/Access:** No//



3605 John Carroll Dr OLNEY, MD 20832 **MC6505492**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$515,000 \$524,900 -1.89 11 159 5 2 1 3 1 2 21,725 0 1971
Seller Subsidy \$4,000 **Sold Date** 18-Sep-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** THE BEST VALUE IN OLN
Total Assessed: \$406,520 **Style:** Split Level **Bsmt:** Yes, Daylight, Partial, Fully Finished, Walkout Level
Total Taxes: **Type:** Detached **Water Oriented/Front/Access:** No//



3608 John Carroll Dr OLNEY, MD 20832 **MC6536480**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$460,000 \$509,000 -9.63 31 31 4 2 2 3 0 22,462 2,786 1971
Seller Subsidy \$0 **Sold Date** 29-Oct-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** THE BEST VALUE IN OLN
Total Assessed: \$442,920 **Style:** Colonial **Bsmt:** Yes, Daylight, Partial, Full, Fully Finished, Outside E
Total Taxes: \$3452.56 **Type:** Detached **Water Oriented/Front/Access:** No//

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17704 Georgia Ave OLNEY, MD 20832 **MC6445942**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$430,000 \$469,000 -8.32 118 402 4 2 0 3 1 20,000 2,044 1965
Seller Subsidy \$5,000 **Sold Date** 28-Nov-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** RENOVATED
Total Assessed: \$395,910 **Style:** Split Level **Bsmt:** Yes, Connecting Stairway,Crawl Space,Fully Finis
Total Taxes: \$3896.93 **Type:** Detached **Water Oriented/Front/Access:** No//



18033 Sunset Lake Ct OLNEY, MD 20832 **MC6415936**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$385,000 \$399,900 -3.73 15 15 4 3 1 3 1 2,797 1,464 1988
Seller Subsidy \$10,000 **Sold Date** 27-Jul-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** END UNIT
Total Assessed: \$317,880 **Style:** Colonial **Bsmt:** Yes, Fully Finished,Walkout Level
Total Taxes: \$2598.30 **Type:** Townhouse **Water Oriented/Front/Access:** No//



3506 Homeland Ter OLNEY, MD 20832 **MC6354318**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$370,000 \$385,000 -3.90 7 7 3 3 1 3 0 2,250 0 1988
Seller Subsidy \$5,000 **Sold Date** 26-Apr-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$309,000 **Style:** Colonial **Bsmt:** Yes, Daylight, Full,English,Full,Fully Finished,Walk
Total Taxes: \$3136.14 **Type:** Townhouse **Water Oriented/Front/Access:** No//



18006 Sunset River Ct OLNEY, MD 20832 **MC6278529**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$385,000 \$384,900 .03 25 25 4 3 1 3 0 1,504 0 1988
Seller Subsidy \$10,000 **Sold Date** 28-Feb-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** AFTON
Total Assessed: \$300,860 **Style:** Colonial **Bsmt:** Yes, Full,Fully Finished,Improved,Rear Entrance,W
Total Taxes: \$2434.86 **Type:** Townhouse **Water Oriented/Front/Access:** No//



3538 Softwood Ter OLNEY, MD 20832 **MC6333955**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$370,000 \$379,900 -2.61 130 130 3 2 1 3 0 2,222 0 1987
Seller Subsidy \$0 **Sold Date** 16-Aug-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** BEAUTIFUL
Total Assessed: \$292,770 **Style:** Traditional **Bsmt:** Yes, Full,Fully Finished
Total Taxes: \$2372.30 **Type:** Townhouse **Water Oriented/Front/Access:** No//



3504 Softwood Ter OLNEY, MD 20832 **MC6217310**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$377,500 \$375,000 .67 61 87 4 3 1 3 1 1,525 0 1988
Seller Subsidy \$10,000 **Sold Date** 16-Jan-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:** HOME SWEET HOME
Total Assessed: \$0 **Style:** Colonial **Bsmt:** Yes, Daylight, Full,Full,Fully Finished,Walkout Leve
Total Taxes: **Type:** Townhouse **Water Oriented/Front/Access:** No//



3514 Softwood Ter OLNEY, MD 20832 **MC6248732**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$374,900 \$374,900 .00 34 34 4 2 1 3 0 1,443 0 1988
Seller Subsidy \$9,500 **Sold Date** 12-Jan-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$283,360 **Style:** Traditional **Bsmt:** Yes, English,Improved,Outside Entrance
Total Taxes: \$2824.49 **Type:** Townhouse **Water Oriented/Front/Access:** No//

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18027 Sunset Lake Ct OLNEY, MD 20832 **MC6254192**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$374,000 \$369,000 1.36 27 27 4 4 0 3 1 1,528 0 1988
Seller Subsidy \$10,000 **Sold Date** 02-Mar-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$303,070 **Style:** Colonial **Bsmt:** Yes, Fully Finished,Space For Rooms
Total Taxes: \$2456.13 **Type:** Townhouse **Water Oriented/Front/Access:** No//



18030 Vintage River Ter OLNEY, MD 20832 **MC6529779**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$335,000 \$349,900 -4.26 34 34 4 2 1 3 1 2,145 0 1987
Seller Subsidy \$10,000 **Sold Date** 13-Nov-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$296,260 **Style:** Contemporary **Bsmt:** Yes, Full,Fully Finished
Total Taxes: \$2406.01 **Type:** Townhouse **Water Oriented/Front/Access:** No//



3437 Bantry Way OLNEY, MD 20832 **MC6514376**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$315,000 \$325,000 -3.08 27 132 3 3 0 3 0 2,247 2,082 1985
Seller Subsidy \$9,450 **Sold Date** 02-Nov-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$278,710 **Style:** Colonial **Bsmt:** Yes, Full,Fully Finished,Outside Entrance,Rear En
Total Taxes: \$1936.80 **Type:** Townhouse **Water Oriented/Front/Access:** No//



3510 Vintage Spring Ter OLNEY, MD 20832 **MC6447178**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$300,000 \$319,987 -6.25 104 279 3 3 1 3 0 1,441 0 1987
Seller Subsidy \$0 **Sold Date** 07-Nov-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$300,080 **Style:** Colonial **Bsmt:** Yes, Fully Finished,Walkout Level
Total Taxes: \$2797.48 **Type:** Townhouse **Water Oriented/Front/Access:** No//



3421 Bantry Way OLNEY, MD 20832 **MC6439320**
Sold Price **List Price** **% Diff** **DOMM** **DOMP** **BR** **FB** **HB** **Lvls** **Fpls** **Gar** **Lot Sqft** **Liv Sqft** **Built**
 \$297,000 \$315,000 -5.71 79 79 3 3 0 3 0 2,350 2,082 1985
Seller Subsidy \$12,000 **Sold Date** 16-Oct-2007
Adv Sub: WILLIAMSBURG VILLAGE **Model:**
Total Assessed: \$278,710 **Style:** Colonial **Bsmt:** Yes, Fully Finished,Walkout Level
Total Taxes: \$1936.80 **Type:** Townhouse **Water Oriented/Front/Access:** No//

SOLD

	List Price	Sold Price	% Dif	DOMP	Lot Sqft
Average	\$486,348	\$473,852	-2.69	91	14,305
Median	\$516,950	\$487,500	2.84	36	

Report Totals

Properties: 26

Avg List Price	\$486,348	Avg Sold Price	\$473,852	Avg DOM-P	91
Median List	\$516,950	Median Sold Pric	\$487,500	Median DOM-P	36
Low List Price:	\$315,000	Low Sale Price:	\$297,000		
High List Price:	\$715,900	High Sale Price:	\$715,900		

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