Search Criteria

Data Set	Public Record Only	**Sale Date**	5/27/2019 - 5/27/2020	**Square Feet**	1,056 - 1,584
Distance	1 Miles	**Status**	SOLD		

Sold Comps	Subject	Low	High	Average
Sale Price	$175,500	$180,000	$247,500	$211,833
SqFt	1,320	1,266	1,456	1,382
Price/SqFt	$132.95	$135.14	$195.5	$153.99
Bedrooms	4	3	5	4
Baths	2	2	2	2
Lot Size/Acres	7,405/0.17	0/0.28	34,848/0.8	9,075/0.457
Year Built	1925	1930	1993	1974
Distance from Subject	-	0.6	1	0.833

On Market Comps	Subject	Low	High	Average

Failed Comps	Subject	Low	High	Average

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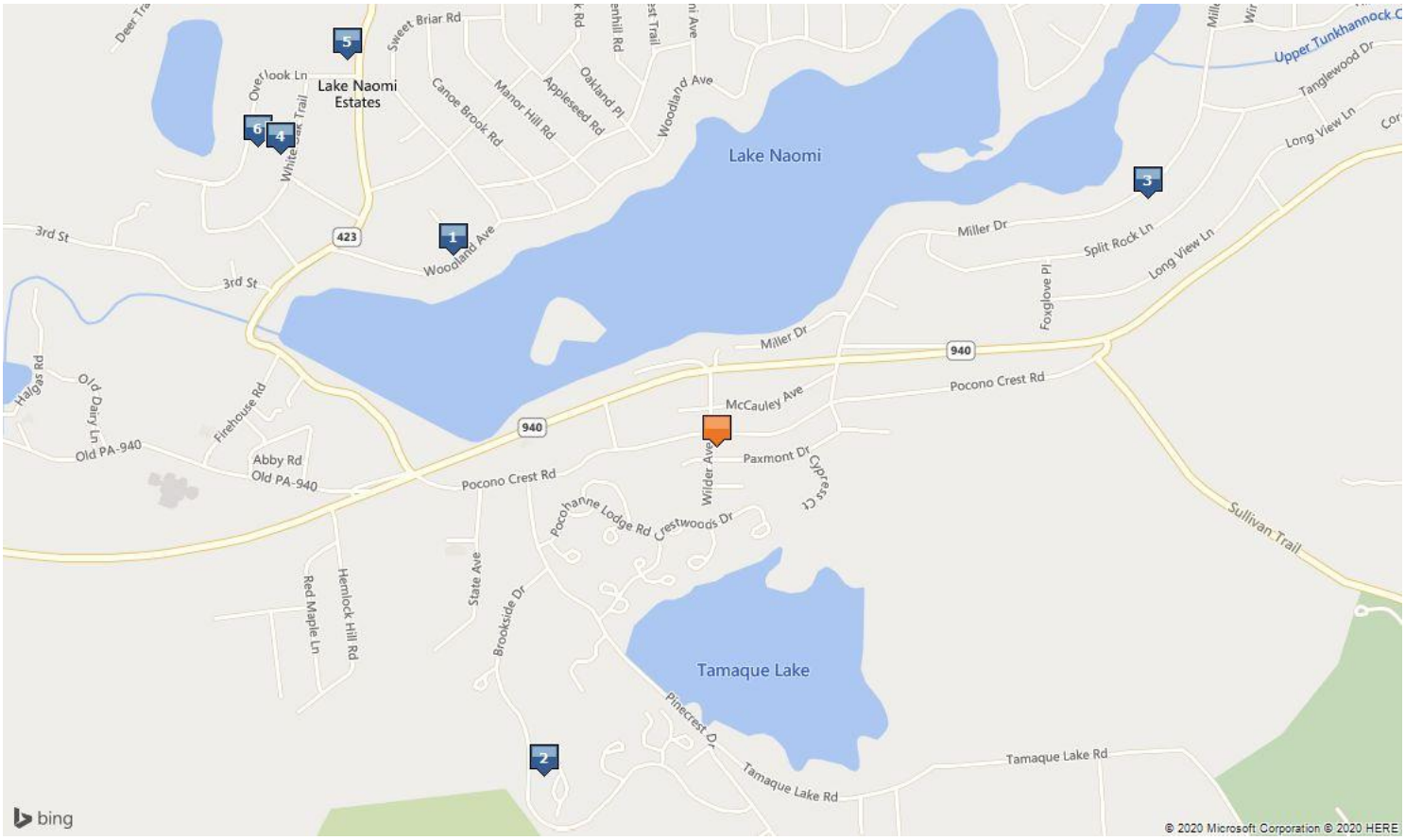

Subject Property | Sold Comps | Active Comps | Failed Comps

	Source	Address	Status	Date	Amount	SqFt	PPSqFt.	Beds	Bath	Year Built	Distance
1	Public Record	5149 Woodland Ave	Sold	4/09/2020	$180,000	1,332	$135.14	5	2	1930	0.6 mi
2	Public Record	122 Halfmoon Rd	Sold	1/21/2020	$221,500	1,411	$156.98	3	2	1993	0.7 mi
3	Public Record	246 Miller Dr	Sold	12/27/2019	$213,000	1,380	$154.35	3	2	1983	0.9 mi
4	Public Record	2228 White Oak Trl	Sold	9/27/2019	$247,500	1,266	$195.5	3	2	1980	0.9 mi
5	Public Record	2364 Overlook Ln	Sold	6/27/2019	$199,000	1,445	$137.72	3	2	1988	0.9 mi
6	Public Record	2425 Overlook Ln	Sold	9/11/2019	$210,000	1,456	$144.23	4	2	1969	1.0 mi

8125 Wilder Ave, Pocono Pines, PA 18350-7740 (Single Family Residential)
APN: 19/6/1/95

Beds:	4	Baths:	1.5	Last Sale Date:	2/12/2008
SqFt:	1,320	Year Built/Eff:	1925/1925	Last Sale Price:	$175,500
Lot Size/Acres:	7,405/0.17			Est. Value:	$149,724

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5149 WOODLAND AVE, POCONO PINES, PA 18350						Property Type:	Single Family
Owner Name:	BERNARD & AMY GIRMAN						
Mailing Address:	627 WYOMING AVE, WEST PITTSTON, PA 18643						
Owner Status:	Non-Owner Occupied						
Occupancy:	Occupied						
APN: 19/6/2/13						Status:	Sold
Beds: 5	Baths: 2	Total Rooms:	6	Heating:	FIREPLACE	Date:	4/09/2020
SqFt:	1,332	Parking Type:		Cooling:	NONE	Amount:	$180,000
Lot Size / Acres:	0/0.41	Pool:	No	Floor Covering:	HARDWOOD,	Orig. List Date:	
Year Built / Eff:	1930 / 1930					DOM:	

Public Record **Distance:** 0.6 mi **Estimated Value:** $206,654 **Tax Assessed Value / Year:** $10,080 / 2019

2

122 HALFMOON RD, POCONO PINES, PA 18350						Property Type:	Single Family
Owner Name:	KEVIN & DIANE REGAN						
Mailing Address:	4054 HOWARD AVE, SEAFORD, NY 11783						
Owner Status:	Non-Owner Occupied						
Occupancy:	Occupied						
APN: 19/88464						Status:	Sold
Beds: 3	Baths: 2	Total Rooms:	6	Heating:	BASEBOARD,	Date:	1/21/2020
SqFt:	1,411	Parking Type:		Cooling:	CEILING FAN	Amount:	$221,500
Lot Size / Acres:	0/0.35	Pool:	No	Floor Covering:	CARPET,	Orig. List Date:	
Year Built / Eff:	1993 / 1993					DOM:	

Public Record **Distance:** 0.7 mi **Estimated Value:** $210,378 **Tax Assessed Value / Year:** $30,000 / 2019

3

246 Miller Dr, Pocono Pines, PA 18350						Property Type:	Single Family
Owner Name:	JESSICA FLINT & THOMAS WEISS						
Mailing Address:	89 MODEL AVE, HOPEWELL, NJ 08525						
Owner Status:	Non-Owner Occupied						
Occupancy:	Occupied						
APN: 19/5F/1/8-21						Status:	Sold
Beds: 3	Baths: 2	Total Rooms:	5	Heating:	BASEBOARD,	Date:	12/27/2019
SqFt:	1,380	Parking Type:		Cooling:	CEILING FAN	Amount:	$213,000
Lot Size / Acres:	0/0.28	Pool:	No	Floor Covering:	CARPET,	Orig. List Date:	
Year Built / Eff:	1983 / 1983					DOM:	

Public Record **Distance:** 0.9 mi **Estimated Value:** $216,667 **Tax Assessed Value / Year:** $22,180 / 2019

8125 Wilder Ave, Pocono Pines, PA 18350-7740 (Single Family Residential)
APN: 19/6/1/95

Beds:	4	Baths:	1.5	Last Sale Date:	2/12/2008
SqFt:	1,320	Year Built/Eff:	1925/1925	Last Sale Price:	$175,500
Lot Size/Acres:	7,405/0.17			Est. Value:	$149,724

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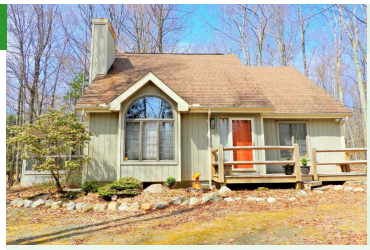
2228 White Oak Trl, Pocono Pines, PA 18350						Property Type:	Single Family
Owner Name:	TODD & KELLY RODEGHIERO						
Mailing Address:	151 UPPER GULPH RD, RADNOR, PA 19087						
Owner Status:	Non-Owner Occupied						
Occupancy:	Occupied						
APN: 19/10A/1/150						Status:	Sold
Beds: 3	Baths: 2	Total Rooms:	4	Heating:	Baseboard	Date:	9/27/2019
SqFt:	1,266	Parking Type:		Cooling:		Amount:	$247,500
Lot Size / Acres:	19,602/0.45	Pool:	No	Floor Covering:		Orig. List Date:	
Year Built / Eff:	1980 / 1980					DOM:	

Public Record **Distance:** 0.9 mi **Estimated Value:** $200,788 **Tax Assessed Value / Year:** $22,060 / 2019

5



2364 Overlook Ln, Pocono Pines, PA 18350						Property Type:	Single Family
Owner Name:	THOMAS & ANN KERSTETTER						
Mailing Address:	203 TERRACE DR, SAYLORSBURG, PA 18353						
Owner Status:	Non-Owner Occupied						
Occupancy:	Occupied						
APN: 19/10A/1/90-5						Status:	Sold
Beds: 3	Baths: 2	Total Rooms:	6	Heating:	Baseboard	Date:	6/27/2019
SqFt:	1,445	Parking Type:		Cooling:	Ventilation	Amount:	$199,000
Lot Size / Acres:	34,848/0.8	Pool:	No	Floor Covering:		Orig. List Date:	
Year Built / Eff:	1988 / 1988					DOM:	

Public Record **Distance:** 0.9 mi **Estimated Value:** $211,571 **Tax Assessed Value / Year:** $22,580 / 2019

6

2425 OVERLOOK LN, POCONO LAKE, PA 18347						Property Type:	Single Family
Owner Name:	PAUL & SHANNON DETWEILER						
Mailing Address:	2371 LOWER STATE RD, DOYLESTOWN, PA 18901						
Owner Status:	Non-Owner Occupied						
Occupancy:	Occupied						
APN: 19/10A/1/111						Status:	Sold
Beds: 4	Baths: 2	Total Rooms:	5	Heating:	BASEBOARD,	Date:	9/11/2019
SqFt:	1,456	Parking Type:		Cooling:	CEILING FAN	Amount:	$210,000
Lot Size / Acres:	0/0.45	Pool:	No	Floor Covering:	CARPET,	Orig. List Date:	
Year Built / Eff:	1969 / 1969					DOM:	

Public Record **Distance:** 1.0 mi **Estimated Value:** $217,403 **Tax Assessed Value / Year:** $22,060 / 2019

8125 Wilder Ave, Pocono Pines, PA 18350-7740 (Single Family Residential)
APN: 19/6/1/95

Beds:	4	Baths:	1.5	Last Sale Date:	2/12/2008
SqFt:	1,320	Year Built/Eff:	1925/1925	Last Sale Price:	$175,500
Lot Size/Acres:	7,405/0.17			Est. Value:	$149,724

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