


COMPARABLE SALES FOR

Tuesday, December 03, 2024

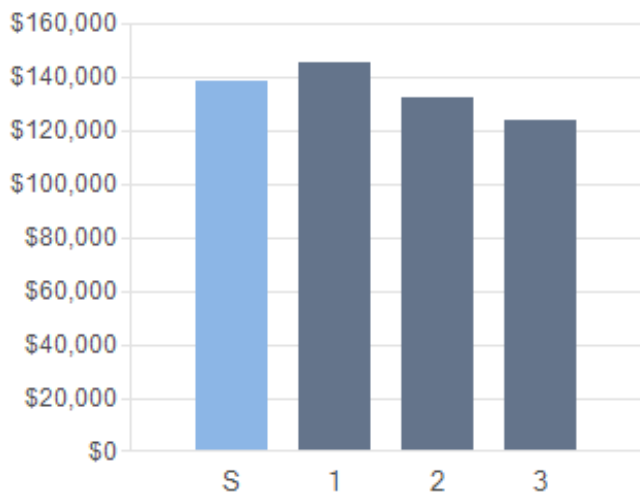
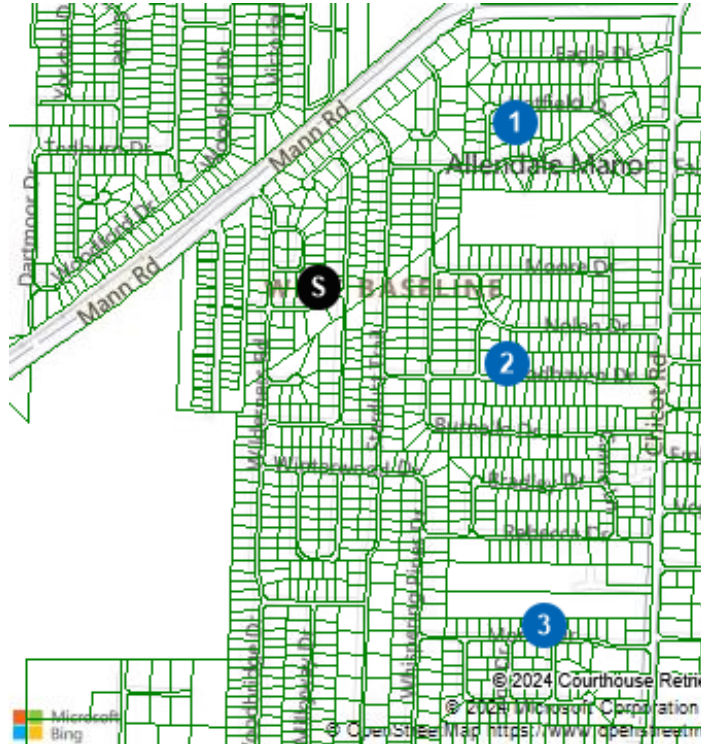
Property Address	8216 Frontier Rd Little Rock, AR 72209-7107 Parcel ID 45L-028-00-178-00
Average Cost per Sq. Foot	\$140.02 /sq ft (3 Comps)

Estimated Market Price Based On

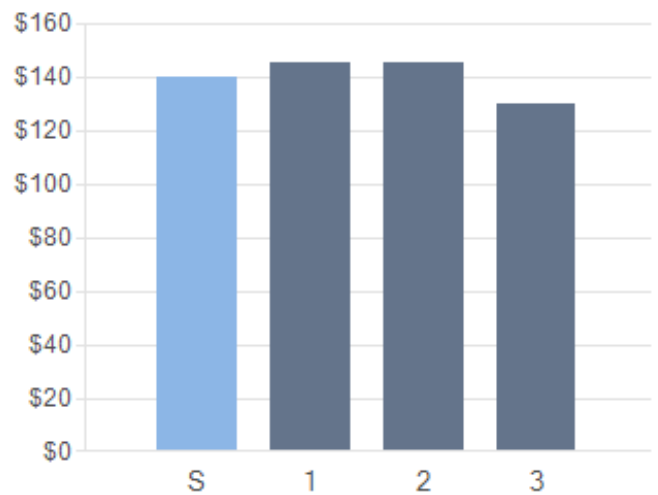
Average Cost per Sq. Foot	\$138,340
House Price Index	\$2,073,435
Average Sales Price/Tax Appraisal Ratio	\$143,416
 Information provided via a Zillow API Zestimate® Home Valuation	\$87,600



No Images Available



Sales Prices of Comps
(Estimated Market Price for Subject)



Cost per Sq. Ft. of Comps
(Average Cost per Sq. Ft. for Subject)

SUBJECT AND COMPARABLE PROPERTIES



	Subdiv.	Distance	RM/BR/BA	Stories	Condition	Sq. Ft.	Acres	Bsmnt Sq.Ft.	Garage Size	Bsmnt	Year Built	Last Sale Date	Last Sale Price	Price/ SqFt
S	8216 Frontier Rd													
	Little Rock, AR 72209-7107													
	Southwest Acres	N/A	//1	1		988	0.19			No	1972	01/26/2022	\$1,730,000	\$1,751.01
1	23 Hatfield Dr													
	Little Rock, AR 72209-6127													
	Chicot Terrace	0.31 mi	//1	1		1,000	0.21			No	1965	12/08/2023	\$145,000	\$145.00
2	7820 Woodhaven Dr													
	Little Rock, AR 72209-7237													
	Woodhaven	0.24 mi	//1	1		910	0.19			No	1966	05/20/2024	\$132,000	\$145.05
3	7800 Morris Dr													
	Little Rock, AR 72209-7359													
	Belair	0.48 mi	//1	1		950	0.16			No	1967	06/28/2024	\$123,500	\$130.00