

5 bedrooms only pics https://portal.onehome.com/en-US/share/1558558g11313



Prepared By Alicia Duffy

June 04, 2025

Property Type is 'Residential' Mls Status is 'Cancelled' 06/04/2025 to 03/06/2025 Mls Status is 'Expired' 06/04/2025 to 03/06/2025 Mls Status is 'Pending' 06/04/2025 to 03/06/2025 Mls Status is 'Closed' 06/04/2025 to 03/06/2025 Mls Status is 'Hold' 06/04/2025 to 03/06/2025 Mls Status is 'Withdrawn' 06/04/2025 to 03/06/2025 Mls Status is one of 'Active', 'Coming Soon', 'Active Contingent', 'Active KO', 'Active Option Contract' Property Sub Type is 'Single Family Residence' Housing Type is 'Single Detached' Latitude, Longitude is around 32.93, -97.28 City is 'Fort Worth' SqFt is 3000+ Year Built is 1990 to 2017 Pool YN is yes 4 Properties have been discarded.

Market Analysis Summary | Residential

Listings as of 6/4/25 at 11:44 am, Page 1 of 5

#	MLS #	Address	City	 Bd	 FB/HB/TBT	 Sqft	 YB	 GAR/CP/TCP	 Pool	 Acres	 \$/SqFt	 List Price	 Sold Price	 Sold Date	 Sale/List	 CDOM
Listings: Coming Soon																
1	20944571	3737 Monica LN	Fort Worth	4	2/1/3	3,288	2007	2/0/2	Yes	0.190	\$152.04	\$499,900				0
			Min	4	2/1/3	3,288	2007	2/0/2		0.190	\$152.04	\$499,900				0
			Max	4	2/1/3	3,288	2007	2/0/2		0.190	\$152.04	\$499,900				0
			Avg	4	2/1/3	3,288	2007	2/0/2		0.190	\$152.04	\$499,900				0
			Med	4	2/1/2	3,288	2007	2/0/2		0.190	\$152.04	\$499,900				0



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Market Analysis Summary | Residential

Listings as of **6/4/25** at **11:44 am**, Page 2 of 5

#	MLS #	Address	City	Bd	FB/HB/TBT	Sqft	YB	GAR/CP/TCP	Pool	Acres	\$/SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
Listings: Active																
1	20908843	5712 English Oak DR	Fort Worth	4	3/1/4	3,644	2003	2/0/2	Yes	0.280	\$192.07	\$699,900				42
2	20917024	4953 Van Zandt DR	Fort Worth	4	2/1/3	3,190	2005	2/0/2	Yes	0.180	\$188.09	\$600,000				34
3	20937502	5424 Yellow Birch DR	Fort Worth	5	4/0/4	4,065	2003	3/0/3	Yes	0.258	\$172.20	\$700,000				10
4	20948069	4757 Van Zandt DR	Fort Worth	4	3/1/4	3,421	2005	3/0/3	Yes	0.160	\$169.54	\$580,000				9
5	20946667	9829 Crawford Farms DR	Fort Worth	5	3/0/3	3,235	2004	3/0/3	Yes	0.165	\$165.97	\$536,900				12
6	20859416	10124 Vintage DR	Fort Worth	5	3/1/4	3,826	2008	2/2/2	Yes	0.165	\$164.64	\$629,900				77
7	20939642	5717 Almond LN	Fort Worth	4	3/1/4	4,451	2003	3/0/3	Yes	0.260	\$156.14	\$695,000				19
8	20865783	3532 Delaney DR	Fort Worth	5	3/1/4	3,709	2007	2/0/2	Yes	0.171	\$154.73	\$573,900				82
9	20924363	5320 Alta Loma DR	Fort Worth	4	2/1/3	3,018	2002	2/0/2	Yes	0.200	\$145.46	\$439,000				33
			Min	4	2/0/3	3,018	2002	2/0/2		0.160	\$145.46	\$439,000				9
			Max	5	4/1/4	4,451	2008	2/0/2		0.280	\$192.07	\$700,000				82
			Avg	4	3/1/4	3,618	2004	3/2/3		0.204	\$167.65	\$606,067				35
			Med	4	3/1/2	3,644	2004	2/0/2		0.180	\$165.97	\$600,000				33

Listings: Active Option Contract

1	20924949	4001 Bamberg LN	Fort Worth	4	4/0/4	3,643	2005	3/0/3	Yes	0.238	\$175.68	\$640,000				30
			Min	4	4/0/4	3,643	2005	3/0/3		0.238	\$175.68	\$640,000				30
			Max	4	4/0/4	3,643	2005	3/0/3		0.238	\$175.68	\$640,000				30
			Avg	4	4/0/4	3,643	2005	3/0/3		0.238	\$175.68	\$640,000				30
			Med	4	4/0/3	3,643	2005	3/0/3		0.238	\$175.68	\$640,000				30

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Market Analysis Summary | Residential

Listings as of **6/4/25** at **11:44 am**, Page 3 of 5

#	MLS #	Address	City	Bd	FB/HB/TBT	Sqft	YB	GAR/CP/TCP	Pool	Acres	\$/SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
Listings: Active Contingent																
1	20909803	12332 Green Ash DR	Fort Worth	4	4/0/4	4,427	2003	4/0/4	Yes	0.308	\$163.77	\$725,000				19
		Min		4	4/0/4	4,427	2003	4/0/4		0.308	\$163.77	\$725,000				19
		Max		4	4/0/4	4,427	2003	4/0/4		0.308	\$163.77	\$725,000				19
		Avg		4	4/0/4	4,427	2003	4/0/4		0.308	\$163.77	\$725,000				19
		Med		4	4/0/4	4,427	2003	4/0/4		0.308	\$163.77	\$725,000				19
Listings: Pending																
1	20920396	9708 Corral DR	Fort Worth	4	3/0/3	3,389	2002	3/0/3	Yes	0.420	\$206.52	\$699,900				5
2	20919878	4101 Hanna Rose LN	Fort Worth	4	3/1/4	3,305	2010	3/0/3	Yes	0.186	\$142.21	\$470,000				4
		Min		4	3/0/3	3,305	2002	3/0/3		0.186	\$142.21	\$470,000				4
		Max		4	3/1/4	3,389	2010	3/0/3		0.420	\$206.52	\$699,900				5
		Avg		4	3/1/4	3,347	2006	3/0/3		0.303	\$174.36	\$584,950				5
		Med		4	3/1/3	3,347	2006	3/0/3		0.303	\$174.36	\$584,950				5

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Market Analysis Summary | Residential

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#	MLS #	Address	City	 Bd	 FB/HB/TBT	 Sqft	 YB	 GAR/CP/TCP	 Pool	 Acres	 \$/SqFt	 List Price	 Sold Price	 Sold Date	 Sale/List	 CDOM	
Listings: Closed																	
1	20878526	5713 Almond LN	Fort Worth	5	3/1/4	3,276	2003	2/0/2	Yes	0.260	\$201.47	\$674,000	\$660,000	06/02/2025	97.9%	6	
2	20882210	12309 Green Ash DR	Fort Worth	4	3/1/4	3,977	2001	3/0/3	Yes	0.426	\$201.16	\$763,000	\$800,000	04/29/2025	104.8%	9	
3	20858477	11868 Vienna Apple RD	Fort Worth	5	3/1/4	3,037	2006	2/0/2	Yes	0.170	\$192.62	\$575,000	\$585,000	04/02/2025	101.7%	4	
4	20854602	12860 Lizzie PL	Fort Worth	4	2/1/3	3,093	2005	2/0/2	Yes	0.181	\$184.77	\$570,000	\$571,500	04/18/2025	100.3%	11	
5	20890802	10232 Paintbrush DR	Fort Worth	4	2/1/3	3,344	2008	2/0/2	Yes	0.165	\$171.95	\$585,000	\$575,000	05/13/2025	98.3%	33	
6	20908034	11837 Wolfcreek LN	Fort Worth	5	3/1/4	3,655	2009	3/0/3	Yes	0.232	\$167.72	\$625,000	\$613,000	05/15/2025	98.1%	9	
7	20880875	10272 Paintbrush DR	Fort Worth	4	2/1/3	3,366	2008	2/1/2	Yes	0.165	\$162.95	\$534,900	\$548,500	05/09/2025	102.5%	14	
8	20811811	5156 Holly Hock LN	Fort Worth	4	2/1/3	3,313	2004	2/0/2	Yes	0.290	\$155.45	\$525,000	\$515,000	03/07/2025	98.1%	185	
				Min	4	2/1/3	3,037	2001		0.165	\$155.45	\$525,000	\$515,000			97.9%	4
				Max	5	3/1/4	3,977	2009		0.426	\$201.47	\$763,000	\$800,000			104.8%	185
				Avg	4	3/1/4	3,383	2006	3/1/3		\$179.76	\$606,488	\$608,500			100.2%	34
				Med	4	3/1/2	3,329	2006		0.207	\$178.36	\$580,000	\$580,000			99.3%	10
Listings: Expired																	
1	20564395	4317 Old Grove WAY	Fort Worth	5	3/1/4	3,459	2015	2/0/2	Yes	0.138	\$199.19	\$689,000					386
				Min	5	3/1/4	3,459	2015		0.138	\$199.19	\$689,000					386
				Max	5	3/1/4	3,459	2015		0.138	\$199.19	\$689,000					386
				Avg	5	3/1/4	3,459	2015		0.138	\$199.19	\$689,000					386
				Med	5	3/1/2	3,459	2015		0.138	\$199.19	\$689,000					386

Market Analysis Summary | Residential

Listings as of **6/4/25** at **11:44 am**, Page 5 of 5

#	MLS #	Address	City	Bd	FB/HB/TBT	Sqft	YB	GAR/CP/TCP	Pool	Acres	\$/SqFt	List Price	Sold Price	Sold Date	Sale/List	CDOM
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Listings: Withdrawn

1	20952201	9709 Croswell ST	Fort Worth	3	2/1/3	3,282	2017	3/0/3	Yes	0.260	\$243.72	\$799,900				3
			Min	3	2/1/3	3,282	2017	3/0/3		0.260	\$243.72	\$799,900				3
			Max	3	2/1/3	3,282	2017	3/0/3		0.260	\$243.72	\$799,900				3
			Avg	3	2/1/3	3,282	2017	3/0/3		0.260	\$243.72	\$799,900				3
			Med	3	2/1/3	3,282	2017	3/0/3		0.260	\$243.72	\$799,900				3

24	Total Listings	Average for all:	4	3/1/4	3,517	2006	3/0/3		0.228	\$176.25	\$617,925					43
		Median for all:	4	3/1/4	3,378	2005	2/0/2		0.195	\$170.75	\$612,500					13

Quick Statistics		Min	Max	Avg	Med
	List Price	\$439,000	\$799,900	\$617,925	\$612,500
	Sale Price	\$515,000	\$800,000	\$608,500	\$580,000
	Sale / List	97.9%	104.8%	100.2%	99.3%