



Stonebridge

Lakepoint @
Johns Creek



PARID	NBHD S/D	2013 Value	2019 Value	Percentage Change
136 145	Stonebridge	213,160	341,030	60%
139 097	Stonebridge	2,000	2,000	0%
139 133	Stonebridge	293,570	400,040	36%
139 134	Stonebridge	235,000	394,920	68%
139 135	Stonebridge	243,830	362,430	49%
139 136	Stonebridge	266,590	386,120	45%
139 137	Stonebridge	221,880	340,120	53%
139 138	Stonebridge	266,080	340,970	28%
139 139	Stonebridge	352,680	458,720	30%
139 140	Stonebridge	303,380	422,820	39%
139 141	Stonebridge	289,950	424,720	46%
139 142	Stonebridge	328,380	398,620	21%
139 143	Stonebridge	298,880	464,320	55%
139 144	Stonebridge	307,680	422,820	37%
139 145	Stonebridge	319,090	447,920	40%
139 146	Stonebridge	306,990	420,820	37%
139 147	Stonebridge	275,570	397,540	44%
139 148	Stonebridge	320,090	472,520	48%
139 149	Stonebridge	275,570	397,540	44%
139 150	Stonebridge	296,780	417,620	41%
139 151	Stonebridge	298,780	421,020	41%
139 152	Stonebridge	280,980	401,320	43%
139 153	Stonebridge	356,380	466,920	31%
139 154	Stonebridge	302,180	428,320	42%
139 155	Stonebridge	288,380	429,520	49%
139 156	Stonebridge	250,380	382,200	53%
139 157	Stonebridge	303,080	463,920	53%
139 158	Stonebridge	292,780	427,420	46%
139 159	Stonebridge	302,280	423,720	40%
139 160	Stonebridge	272,970	394,240	44%
139 161	Stonebridge	279,670	401,840	44%
139 162	Stonebridge	323,890	437,120	35%
139 163	Stonebridge	273,690	404,820	48%
139 164	Stonebridge	292,570	416,140	42%
139 165	Stonebridge	242,690	393,720	62%
139 166	Stonebridge	249,990	392,390	57%
139 167	Stonebridge	264,940	414,420	56%
139 168	Stonebridge	218,910	338,670	55%
139 169	Stonebridge	240,190	344,520	43%
139 170	Stonebridge	246,990	365,920	48%
139 171	Stonebridge	245,480	387,720	58%
139 172	Stonebridge	260,680	393,020	51%
139 173	Stonebridge	256,880	393,420	53%
139 174	Stonebridge	277,780	394,920	42%

139 175	Stonebridge	277,780	397,120	43%
139 176	Stonebridge	239,090	343,120	44%
139 177	Stonebridge	236,990	352,420	49%
139 178	Stonebridge	264,790	374,420	41%
139 179	Stonebridge	265,880	394,920	49%
139 180	Stonebridge	229,780	375,320	63%
139 181	Stonebridge	266,080	339,920	28%
139 182	Stonebridge	286,980	398,620	39%
139 183	Stonebridge	327,580	399,120	22%
139 184	Stonebridge	286,980	402,920	40%
139 185	Stonebridge	282,680	400,020	42%
139 186	Stonebridge	255,790	364,320	42%
139 187	Stonebridge	273,280	376,620	38%
139 188	Stonebridge	263,390	382,790	45%
139 189	Stonebridge	300,380	399,320	33%
139 190	Stonebridge	246,380	376,720	53%
139 191	Stonebridge	246,380	376,320	53%
139 192	Stonebridge	266,380	398,020	49%
139 193	Stonebridge	267,880	402,070	50%
139 194	Stonebridge	299,970	423,740	41%
139 195	Stonebridge	289,380	409,020	41%
139 196	Stonebridge	273,690	397,420	45%
139 197	Stonebridge	306,490	421,120	37%
139 198	Stonebridge	304,790	438,520	44%
139 199	Stonebridge	279,590	401,720	44%
139 200	Stonebridge	306,490	455,120	48%
139 201	Stonebridge	291,670	419,940	44%
139 202	Stonebridge	350,180	426,920	22%
139 203	Stonebridge	305,490	414,620	36%
139 204	Stonebridge	327,180	398,620	22%
139 205	Stonebridge	352,080	423,020	20%
139 206	Stonebridge	329,580	427,420	30%
139 207	Stonebridge	244,950	401,420	64%
139 208	Stonebridge	281,980	393,020	39%
139 209	Stonebridge	281,980	393,020	39%
139 210	Stonebridge	277,780	393,220	42%
139 211	Stonebridge	264,880	376,320	42%
139 212	Stonebridge	271,150	384,280	42%
139 213	Stonebridge	264,880	378,020	43%
139 214	Stonebridge	299,090	408,020	36%
139 215	Stonebridge	253,590	372,920	47%
139 216	Stonebridge	284,010	393,590	39%
139 217	Stonebridge	268,980	394,020	46%
139 218	Stonebridge	253,480	386,220	52%
139 219	Stonebridge	252,370	370,340	47%
139 220	Stonebridge	2,000	2,000	0%
139 221	Stonebridge	279,890	382,720	37%

139 222	Stonebridge	310,290	400,000	29%
139 223	Stonebridge	218,230	334,330	53%
139 224	Stonebridge	220,690	340,620	54%
139 225	Stonebridge	282,890	381,040	35%
139 226	Stonebridge	240,190	344,520	43%
139 227	Stonebridge	239,090	343,120	44%
139 228	Stonebridge	237,590	341,120	44%
139 229	Stonebridge	269,990	389,220	44%
139 230	Stonebridge	228,590	346,120	51%
139 231	Stonebridge	297,990	433,720	46%
139 232	Stonebridge	276,090	377,820	37%
139 233	Stonebridge	227,270	345,340	52%
139 234	Stonebridge	265,270	427,340	61%
139 235	Stonebridge	273,170	397,340	45%
139 236	Stonebridge	265,790	423,720	59%
139 237	Stonebridge	302,750	425,000	40%
139 238	Stonebridge	284,090	413,820	46%
139 239	Stonebridge	287,470	413,040	44%
139 240	Stonebridge	272,270	418,340	54%
139 241	Stonebridge	280,650	408,830	46%
139 242	Stonebridge	308,190	459,920	49%
139 243	Stonebridge	277,890	401,720	45%
139 244	Stonebridge	277,670	400,340	44%
139 245	Stonebridge	296,170	418,740	41%
139 246	Stonebridge	299,070	422,540	41%
139 247	Stonebridge	297,990	402,420	35%
139 248	Stonebridge	292,590	426,820	46%
139 249	Stonebridge	272,370	393,740	45%
139 250	Stonebridge	297,990	402,120	35%
139 251	Stonebridge	268,090	390,420	46%
139 252	Stonebridge	275,890	375,000	36%
139 253	Stonebridge	226,690	344,120	52%
Average increase				43%

Subdivision was built in 2007.

FORSYTH COUNTY, GA
SALES RATIO REPORT

PARID	NEHD	LUC	ACRESCLS	ADDRESS	WALL	STYLE	YRBLT	STRY	SFLA	GRADECDU	B	TOTAL	APPR	SALE	DT	PRICE	ASR	ST	SV		
139	259	00514	0309	.07 R3 3920	MADISON	BRIDGE	DR	21	09	2013	3	2,291	C+	AV	X	328,130	20-JUN-19	327,000	1.004	I	Q
139	266	00514	0309	.06 R3 3990	MADISON	BRIDGE	DR	21	09	2013	2	1,896	C+	AV	X	306,470	22-OCT-19	300,500	1.020	I	Q
139	272	00514	0309	.06 R3 4120	MADISON	BRIDGE	DR	21	09	2014	3	2,277	C+	AV	X	325,160	12-APR-19	317,900	1.023	I	Q
139	280	00514	0309	.09 R3 4105	MADISON	BRIDGE	DR	21	09	2014	3	2,364	C+	AV	X	332,660	15-FEB-19	316,900	1.050	I	Q
139	306	00514	0309	.06 R3 4130	CEDAR	BRIDGE	WALK	21	09	2014	2	1,945	C+	AV	X	310,590	21-JUN-19	301,000	1.032	I	Q
139	307	00514	0309	.06 R3 4140	CEDAR	BRIDGE	WALK	21	09	2014	3	2,385	C+	AV	X	331,790	30-SEP-19	300,000	1.106	I	Q
139	309	00514	0309	.08 R3 4160	CEDAR	BRIDGE	WALK	21	09	2014	2	1,870	C+	AV	X	305,160	04-FEB-19	299,500	1.019	I	Q
139	314	00514	0309	.07 R3 4310	CEDAR	BRIDGE	WALK	21	09	2014	3	2,250	C+	AV	X	323,860	09-SEP-19	328,250	.987	I	Q
139	316	00514	0309	.07 R3 4305	CEDAR	BRIDGE	WALK	21	01	2014	2	1,870	C+	AV	X	326,160	13-MAY-19	306,500	1.064	I	Q
139	327	00514	0309	.06 R3 4185	HAMMOND	BRIDGE	DR	21	09	2014	2	2,567	C+	AV	X	337,260	20-MAR-19	327,000	1.031	I	Q
139	355	00514	0309	.07 R3 4270	HAMMOND	BRIDGE	DR	21	09	2014	3	2,250	C+	AV	X	325,690	20-SEP-19	316,000	1.031	I	Q
140	085	00514	0309	.06 R3 4320	CEDAR	BRIDGE	WALK	21	09	2014	3	2,248	C+	AV	X	323,160	29-APR-19	320,000	1.010	I	Q
140	098	00514	0309	.07 R3 4355	CEDAR	BRIDGE	WALK	21	09	2014	3	2,101	C+	AV	X	322,150	31-MAY-19	330,000	.976	I	Q
140	103	00514	0309	.06 R4 4265	ROSEMAN	BRIDGE	CT	21	09	2015	2	2,642	C+	AV	X	338,990	19-JUL-19	329,900	1.028	I	Q
140	104	00514	0309	.06 R4 4275	ROSEMAN	BRIDGE	CT	21	09	2015	2	2,545	C+	AV	X	340,690	12-AUG-19	333,000	1.023	I	Q

PARID	NBHD S/D	2013 Value	2019 Value	Percentage Change
139 259	Lakepoint @ Johns Creek	239,880	328,130	37%
139 260	Lakepoint @ Johns Creek	238,590	325,770	37%
139 261	Lakepoint @ Johns Creek	219,560	309,170	41%
139 262	Lakepoint @ Johns Creek	239,990	327,170	36%
139 263	Lakepoint @ Johns Creek	238,990	335,370	40%
139 264	Lakepoint @ Johns Creek	239,390	325,000	36%
Average				38%

Subdivision started in 2013. Some construction started in 2013, but many homes have been built between 2014 and 2019. Selling in the low to mid \$300,000's.

FORSYTH COUNTY, GA
SALES RATIO REPORT

PARID	NEHD	LUC	ACRESCLS	ADDRESS	WALL	STYLE	YRBLT	STRY	SFLA	GRADECDU	B	TOTAL	APPR	SALE	DT	PRICE	ASR	ST	SV
139	147	00493	0100	0 R3 3635 DALWOOD DR	8	01	2008	2	3,026	C+	AV	X	388,700	04-FEB-19	385,000	1.010	I	Q	
139	161	00493	0100	0 R3 3810 SEATON DR	8	01	2008	2	3,120	C+	AV	X	401,700	01-MAY-19	400,000	1.004	I	Q	
139	206	00493	0100	0 R3 3350 DALWOOD DR	8	01	2006	2	4,636	C+	AV	X	429,060	29-APR-19	422,000	1.017	I	Q	
139	219	00493	0100	.23 R3 3490 DALWOOD DR	8	01	2008	2	3,206	C+	AV	X	370,340	12-JUL-19	383,000	.967	I	Q	