

Report Created on Nov 9, 2022

**9204 STARK AVE
KANSAS CITY MO 64138**

Prepared By **Latasha Lewis**



Courtesy of Latasha Lewis
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WORK
Numbers
THE

Area Demographics

37%
College Graduates

30%
Have Children

2.4
Avg. Household

\$56K
Avg. Income

37
Avg. Age

Valuation

First American



Est. Value \$154,472
Range \$116,253 - \$192,690

Redfin



Est. Value \$140,014

Comparables Overview

Market Value Range

\$90,000 - \$146,000

Avg. List

\$121,000

List Range

\$90,000 - \$146,000

Avg. Sold

\$123,500

Sold Range

\$90,000 - \$146,000

Days On Market

Average

16

Low

0

High

48

Difference

Average

2%

Low

0

High

7%

Est. Value

Average

\$121k

Low

\$90k

High


\$146k


Summary Details


Active 0 Pending 0 Sold 4 Off MLS 0


Sold

Summary Details, Cont'd.

<p>1 9811 JAMES A REED RD KANSAS CITY MO 64134</p> 	Sq Ft	Beds	FB	HB			DOM	11
	912	3	1				List Price	\$90,000
	YrBlt	Lot	Floors	FPLS	BMT	GAR	Sold Price	\$90,000
	1957	354,40	0.01		No	Yes	Concession	--
		4,160					Est. Value	\$155,855
							% to List	0%
							Contract	09/02/2022
							Sold	09/02/2022

<p>2 8504 E 99TH ST KANSAS CITY MO 64134</p> 	Sq Ft	Beds	FB	HB			DOM	
	936	3	1				List Price	\$113,000
	YrBlt	Lot	Floors	FPLS	BMT	GAR	Sold Price	\$113,000
	1957	360,50	0.01		Yes	Yes	Concession	--
		2,560					Est. Value	\$160,291
							% to List	0%
							Contract	08/17/2022
							Sold	08/17/2022

<p>3 8602 E 93RD PL KANSAS CITY MO 64138</p> 	Sq Ft	Beds	FB	HB			DOM	4
	925	3	2				List Price	\$135,000
	YrBlt	Lot	Floors	FPLS	BMT	GAR	Sold Price	\$145,000
	1961	379,49	0.01		Yes	Yes	Concession	--
		4,720					Est. Value	\$100,682
							% to List	7%
							Contract	08/26/2022
							Sold	08/26/2022

<p>4 8709 E 91ST TER KANSAS CITY MO 64138</p> 	Sq Ft	Beds	FB	HB			DOM	48
	1,000	3	1	1			List Price	\$146,000
	YrBlt	Lot	Floors	FPLS	BMT	GAR	Sold Price	\$146,000
	1961	417,60	0.01		Yes	Yes	Concession	--
		9,720					Est. Value	\$166,838
							% to List	0%
							Contract	08/13/2022
							Sold	08/13/2022