



As of: October 10, 2023

Your Complete Whitewater Lake Monthly Market Update

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Sold on Whitewater Lake Past 6 Months

Source of market data: <http://www.metromls.com/>

Address	Square Footage	Waterfront	Days on Market	Original Price	Sold Price
N7489 Ridge Rd	1,898	95	1	\$760,000	\$770,000
N7735 E Lakeshore Dr	3,667	85	315	\$1,699,000	\$840,000
N7364 Krahn Dr	2,417	73.5	17	\$877,000	\$877,000
N7592 W Lakeshore Dr	2,860	380.6	44	\$1,350,000	\$1,000,000
N7444 Ridge Rd	3,031	237	17	\$1,425,000	\$1,349,000
N7460 Ridge Rd	3,184	131	24	\$1,900,000	\$1,900,000

Active Listings on Whitewater Lake

Source of market data: <http://www.metromls.com/>

Address	Square Footage	Waterfront	Days on Market	Original Price	Current Price
Lt1 Cliffs View Ln	Vacant Land	210	127	\$1,000,000	\$1,000,000
N7497 Ridge Rd	3,435	79	139	\$1,560,000	\$1,469,000
N7294 Krahn Dr	4,346	89	8	\$2,700,000	\$2,700,000

Featured Waterfront Property



N7497 Ridge Rd

Spectacular sunset facing views through two-story windows. Full range of luxury features. Custom kitchen including wine fridge. Plenty of room for guests and entertaining with 5 bedrooms, 4 full baths and multiple levels of walk out balconies, patios and a screened in porch. Sound System in family room and on patio. Even an outdoor shower. Almost fully furnished and ready for your immediate enjoyment.

I am happy to show prospective buyers any available property.



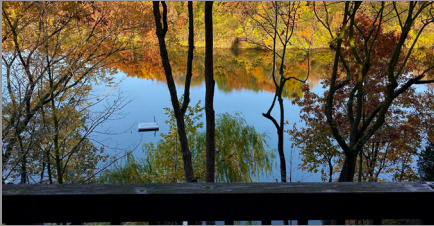
NextHome Success

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Thinking of Selling in the Future?

Thinking of selling your home next year or the following year? There are things you can start prepping now. All too often, sellers get a buyer's inspection report and find they need to do repairs. If you are going to have to do repairs, you can start these repairs now so that you have months and/or years to enjoy the changes. You will probably have to fix that leak or broken window later, so you might as well complete the repair now and enjoy it.



Maximize Your Lake View

Trim trees, clean windows, and remove any obstructions from the view. Replace small windows with larger windows. No one wants to buy a lake home without being able to enjoy the lake views.



Tackle Deferred Maintenance Projects

Fix that leak, replace the broken screen, or de-fog that window now. In addition to normal wear and tear, there are always little things you learn to live with, but the next buyer may not want to.



Depersonalize & Declutter

Think about putting away those old DVD collections, diplomas and certificates, and picture montages. Buyers want to imagine themselves in their new home. Make it look as spacious as possible!



Deep Clean

Deep clean and repair that old dirty caulk around the bathtub and between the tiles. Clean under your appliances. Clean your carpets and floors. Dust everything – the top of the fan, in cabinets, etc.



Improve Curb Appeal

Power wash! It is a simple, low-cost way to update and brighten. Paint your door. Put a planter or two outside. Finish that landscaping project, even if it is just planting a hosta. First impressions make a difference!



Make Upgrades

Lose those old carpets and put in hard-wood flooring with rugs. Or upgrade the old bathroom fixture as a low-cost way to give the bathroom a whole new look. Upgrades & improvements increase the appeal of the home.



Let's Start the Conversation Today

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