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COLDWELL BANKER REALTY
 423 St. Armands Circle
 Sarasota, FL 34236



Serving Sarasota residents for many years

August/September 2023 VIP Newsletter

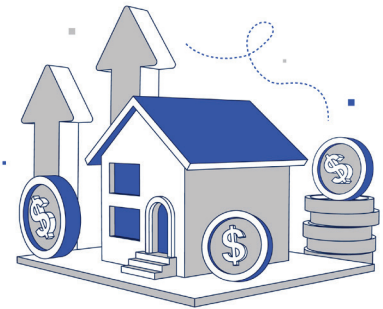
Afternoon temperatures: Sarasota- 95, Highlands NC- 76, Mackinac Island MI- 71, Bar Harbor ME- 64



Here's to the days when the sand is your seat, and the waves kiss your feet.

10 Best ROI Home Improvements...

1. **Minor Bathroom Remodel:** Returns an average of 102%
2. **Landscaping:** Returns an average of 100%
3. **Minor Kitchen Remodel:** Returns an average of 98.5%
4. **Attic Bedroom Conversion:** Returns an average of 93.5%
5. **Major Bathroom Remodel:** Returns an average of 93.2%
6. **Major Kitchen Remodel:** Returns an average of 91%
7. **Entry Door Replacement:** Returns an average of 90.7%
8. **Deck/Patio/Porch Addition:** Returns an average of 90.3%
9. **Basement Remodel:** Returns an average of 90.1%
10. **Replace Windows:** Returns an average of 89.6%



Thoughts on College Football...

"I think college football is a reflection of America. You go into a college football town, and you will find three generations of a family sitting together. It's a rallying point for the university, the community, and the families" - Keith Jackson



Movin on Up!

Average Sale Prices- first half 2023:
 Laurel Oak- \$1,488,500. (10 homes)
 Golden Gate Point- \$2,498,000. (8 condominiums)
 Bird Key- \$3,721,950. (20 homes)

Serve Em Up!

U.S. Open Tennis
 August 28th - September 10th



WHAT'S SELLING: COMMERCIAL PROPERTIES



1802 Main Street
 Reese's Gas Station
 Sold - \$2,300,000 • 8,600 SF



4001 S. Tamiami Trail
 Cafe Baci Building
 Sold - \$2,800,000 • 7,436 SF



22 S. Links Avenue
 Stearns Bank Building
 Sold - \$7,300,000 • 18,578 SF

THINKING OF INVESTING IN SARASOTA REAL ESTATE? CALL ME!

Parting Thoughts...

"Everything in moderation, ESPECIALLY moderation!" - W. C. Fields

"I am enclosing two tickets to the first night of my new play; bring a friend... if you have one." ... George Bernard Shaw to Winston Churchill — "Cannot possibly attend first night, will attend second...if there is one" ...Winston, in response

Check out our website: SarasotaWOW.com

SEE YOU ON FACEBOOK • LINKEDIN

