

Comparable Lots: Offered as Short Sales or Bank Owned

Subdivision	Type	Address	City	DOM	Price	Original Price	Discount	Discount
CLIFFS AT KEOWEE FALLS SOUTH	Waterfront	Lot 35 Blue Water Trail	Salem	81	\$449,000	\$449,000	\$0	0%
CLIFFS AT KEOWEE FALLS SOUTH	Waterfront	HR 50/51	Salem	11	\$799,000	\$799,000	\$0	0%
KEOWEE KEY	Interior	88 STARBOARD TACK	Salem	102	\$18,000	\$20,000	\$2,000	10%
KEOWEE KEY	Interior	9 Beach Court	Salem	77	\$29,000	\$29,000	\$0	0%
RIVERSTONE	Waterfront	Lot 55 RiverStone Drive	Salem	294	\$284,900	\$360,000	\$75,100	21%
CLEAR WATER	Waterfront	LOT 28	Seneca	165	\$199,000	\$199,000	\$0	0%
CLEAR WATER	Waterfront	Lot 23	Seneca	178	\$279,900	\$279,900	\$0	0%
SWEETWATER	Interior	LOT 37	Seneca	102	\$45,000	\$50,000	\$5,000	10%
WATERFORD POINTE - OCONEE	Waterfront	Lot 102 Hillview Dr.	Seneca	287	\$249,900	\$289,000	\$39,100	14%
WATERFORD RIDGE	Interior	Lot 3	Seneca	32	\$59,000	\$59,000	\$0	0%
WATERFORD RIDGE	Interior	Lot 30	Seneca	11	\$62,500	\$62,500	\$0	0%
WATERFORD RIDGE	Waterfront	Lot 40 Great Oak Way	Seneca	54	\$105,000	\$105,000	\$0	0%
WATERFORD RIDGE	Waterfront	Lot 8 Ferngrove Court	Seneca	54	\$295,000	\$295,000	\$0	0%
WATERSIDECROSSI	Interior	Lot 80	Seneca	186	\$75,000	\$125,000	\$50,000	40%
WATERSIDECROSSI	Waterfront	Lot 25	Seneca	211	\$259,000	\$259,000	\$0	0%
CLIFFS AT VINYARD	Interior	321 Ginseng	Sunset	146	\$130,000	\$175,000	\$45,000	26%
CLIFFS AT VINYARD	Interior	Lot 41 Eastatoe Parkway	Sunset	129	\$180,000	\$239,000	\$59,000	25%
CLIFFS AT VINYARD	Waterfront	201 Paw Paw Way	Sunset	52	\$399,000	\$399,000	\$0	0%
The Reserve	Waterfront	306 COOL WATER WAY	Sunset	96	\$394,900	\$474,900	\$80,000	17%
The Reserve	Waterfront	112 Clear Lake Court	Sunset	56	\$490,000	\$490,000	\$0	0%
THE RESERVE AT LAKE KEOWEE	Interior	118 River Ridge Road, A-052	Sunset	119	\$165,000	\$165,000	\$0	0%
THE RESERVE AT LAKE KEOWEE	Interior	105 Great Camp Court	Sunset	571	\$169,000	\$199,900	\$30,900	15%
THE RESERVE AT LAKE KEOWEE	Interior	000 Stone Cove Road, A-031	Sunset	158	\$175,000	\$175,000	\$0	0%
THE RESERVE AT LAKE KEOWEE	Interior	113 Northington Ct.	Sunset	258	\$240,000	\$240,000	\$0	0%
THE RESERVE AT LAKE KEOWEE	Interior	116 Northington Ct.	Sunset	258	\$278,000	\$278,000	\$0	0%
THE RESERVE AT LAKE KEOWEE	Interior	129 Parkview Lane, H-61	Sunset	711	\$339,000	\$490,000	\$151,000	31%
THE RESERVE AT LAKE KEOWEE	Waterfront	Lot C-52	Sunset	279	\$499,000	\$499,000	\$0	0%
THE RESERVE AT LAKE KEOWEE	Waterfront	312 Crooked Rock lane, J-009	Sunset	151	\$550,000	\$550,000	\$0	0%
THE RESERVE AT LAKE KEOWEE	Waterfront	318 Cool Water Way	Sunset	45	\$650,000	\$799,000	\$149,000	19%
	Waterfront	5 N Lake Water Cove	Walhalla	19	\$225,000	\$225,000	\$0	0%
Count:	30	Average:		163	\$269,770	\$292,640	\$22,870	8%
					\$8,093,100	\$8,779,200	\$686,100	

Range: Lake Keowee Subdivision Lots
Offered: Based on information from the Western Upstate Multiple Listing Service as of March 01, 2010

Bank Owned Property
Short Sale