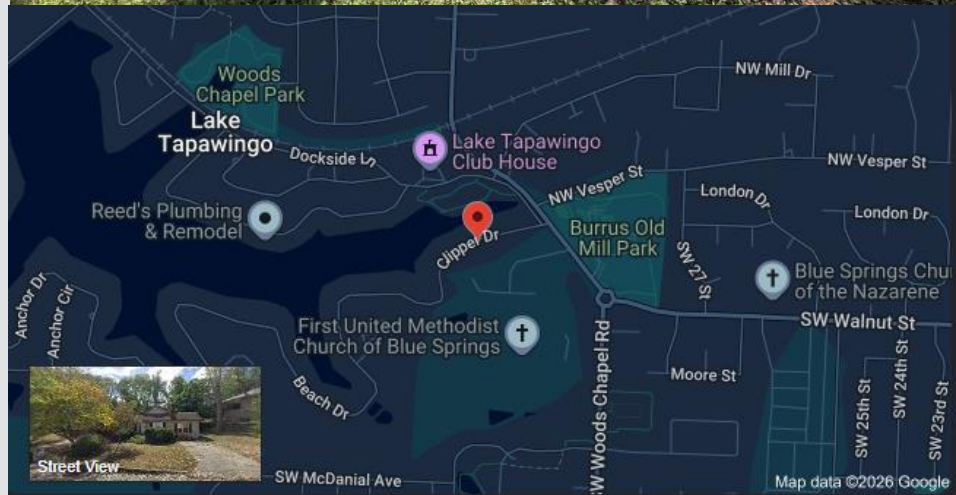




PROPERTY ANALYSIS REPORT

Clipper Dr Lake
Tapawingo, MO 64015



Notices and Disclosures

- INDEPENDENT VERIFICATION REQUIRED:** Any estimates, information, or media (photos/videos) provided regarding this property are solely for your convenience. All details about the property's condition, specifications, or potential investment strategy, including renovation estimates and property dimensions, are based on limited knowledge and should not be relied upon without further verification. Buyers are responsible for conducting their own due diligence to ensure accuracy of all relevant data and figures. SBD Housing Solutions and its affiliates have not toured or inspected the property and provide the Analysis Report as a tool for further investigation. Buyer shall remain solely responsible for validating and verifying all information contained in all marketing packets.
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COMPARABLE MARKET ANALYSIS

Researched and Provided by SBD Housing Solutions



105 Beach Drive	\$329,000
Lake Tapawingo, MO 64015	Sold
Beds ↑ 1	3
Baths	2.0
Sq. Ft. ↑ 24%	1600
Lot Size ↓ 49%	5075
Garage Spaces ↑ 1	1
Listing Details	
Orig. Price	\$329,000
List Price	\$329,000
Sold Price 100%	\$329,000
Price per Sq. Ft.	\$206
Sold Date	06/14/2026
Days on Market	1



152 Beach Drive	\$260,000
Lake Tapawingo, MO 64015	Sold
Beds	2
Baths ↓ 1	1.0
Sq. Ft. ↓ 46%	700
Lot Size ↓ 26%	7453
Garage Spaces ↑ 1	1
Listing Details	
Orig. Price	\$295,000
List Price	\$275,000
Sold Price 94.5%	\$260,000
Price per Sq. Ft.	\$371
Sold Date	07/23/2025
Days on Market	67



96 Beach Drive	\$182,000
Lake Tapawingo, MO 64015	Sold
Beds	2
Baths ↓ 1	1.0
Sq. Ft. ↓ 18%	1050
Lot Size ↓ 36%	6400
Garage Spaces	0
Listing Details	
Orig. Price	\$200,000
List Price	\$189,000
Sold Price 96.3%	\$182,000
Price per Sq. Ft.	\$173
Sold Date	06/29/2025
Days on Market	81