



As of: October 7th, 2021

Your Complete Whitewater Lake Monthly Market Update

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Sold on Whitewater Lake Past 4 Months

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

Address	Square Footage	Waterfront	Days on Market	Original Price	Sold Price
N7317 Chapel Dr 3	988	Condo	64	\$179,000	\$179,900
N7317 Chapel Dr 6	864	Condo	65	\$215,000	\$207,000
N7317 Chapel Dr 5	864	Condo	40	\$229,500	\$212,000
N7317 Chapel Dr 8	1,356	Condo	350	\$329,500	\$293,000
N7687 Ridge Rd	1,100	81	34	\$475,000	\$456,500
N7195 Chapel Dr	1,621	75'	58	\$550,000	\$575,000
N7524 W Lakeshore Dr	1,672	109'	41	\$899,900	\$897,500
N7370 Krahn Dr	1,898	86	33	\$939,900	\$940,000
N7564 W Lakeshore Dr	2,102	75	9	\$989,000	\$960,000
W8114 R&W Townline Rd	1,944	271	28	\$1,075,000	\$1,100,000
N7487 E Lakeshore Dr	4,000	210'	94	\$1,495,000	\$1,565,000

Active Listings on Whitewater Lake

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

Address	Square Footage	Waterfront	Days on Market	Original Price	Current Price
N7317 Chapel Dr 7	864	Condo	99 PENDING	\$219,500	\$219,500
N7666 Ridge Rd	1,100	78	8 PENDING	\$399,900	\$399,900
N6997 Oakwood Rd	1,480	77	27 PENDING	\$580,000	\$580,000
N7745 Ridge Rd	1,915	92	4 PENDING	\$825,000	\$825,000
N7697 E Lakeshore Dr	3,694	121	85	\$1,100,000	\$990,000
N7445 E Lakeshore Dr	2,800	79	8	\$1,195,000	\$1,195,000

Featured Vacant Lots Near Whitewater Lake

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

Address	Acreage Range	Current Price
Lots 2,15 & 16 Blue Heron Dr	1.0 to 1.3	\$37,500 to \$39,900
Lt6 Grand View Dr	.38	\$49,500
Lt2 W Lakeshore Dr	.44	\$45,000
Lt5 West Dr	.47	\$57,500
Lt6 West Dr	.54	\$58,500

I am happy to show prospective buyers any available property.



NextHome Success

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Fall Maintenance Checklist

With the leaves starting to change, winter will be here before we know it! You can start preparing your home now. Follow this checklist to get ahead on fall maintenance so you can enjoy a cozy, hassle-free winter!

Lake Maintenance

- Get your boat out of the water, covered and stored.
- Get your boat lift out of the water.
- Get your pier out of the water.
- Clean and store away recreational equipment.
- Clean up your garage and/or boat house.
- Inspect lakefront pier, deck, stairs, retaining walls, and hand railings for any damage.

Lawn & Garden Maintenance

- Store away or cover patio furniture.
- Get your snowblower, shovels, and salt ready.
- Weatherstrip your garage door.
- Run all gas-powered lawn equipment until the fuel is gone.
- Clean and winterize your gas grill.
- Rake and remove all leaves and debris.
- Cut your grass short, at 1-1/2 to 2 inches.
- Empty all flower pots and planters.
- Clean up your garden and cut back shrubs and perennials as needed.
- Bring in any liquids, sprays, paint, or chemicals that could freeze.
- Drain your irrigation system or sprinkler system.
- Disconnect and drain your garden hoses.
- Touch up exterior paint.
- Fill up your bird feeders.

Exterior Maintenance

- Clean your gutters.
- Clean downspouts and point away from the house.
- Check for damage to your roof.
- Replace window screens with storm windows.
- Close exterior vents.
- Inspect for any cracks and seal them up.
- Protect exterior outlets with foam-sealing gaskets.
- Place a piece of plywood over the top of your air conditioner.
- Trim tree branches away from roofs.
- Inspect your home for any holes or openings where pests could get in.
- Caulk wood trim around exterior windows/doors.
- Repair walkways and seal cracks.
- Inspect, clean, and secure all window well covers.

Interior Maintenance

- Test your heating system early. Replace filters.
- Test your smoke and CO2 detectors. Replace batteries as needed.
- Check your fire extinguisher and replace as needed.
- Check your doors and windows for drafts. Apply weatherstripping as needed.
- Check vents (e.g., Dryer and crawl space).
- Check your water heater for leaks, rust, etc.
- Schedule a chimney inspection.
- Check your insulation. Make sure there is plenty.
- Clean your carpets.
- Keep your humidifier running.



Let's Start the Conversation Today

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