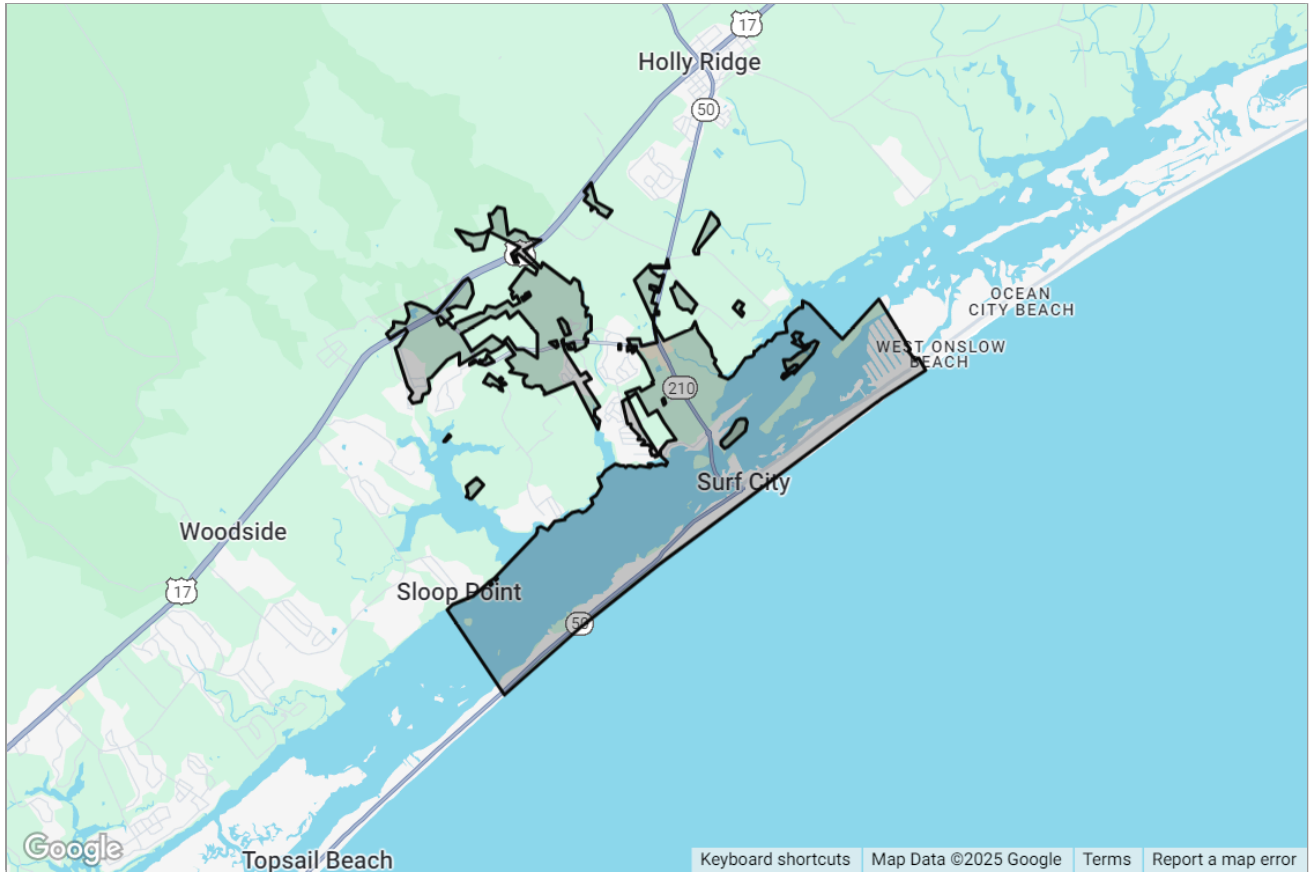




MARKET ACTIVITY REPORT

# Surf City, North Carolina



Presented by

**Arlene McMillan** | Association Executive

Work: (910) 329-1406

Main: [office@topsailrealtors.com](mailto:office@topsailrealtors.com)

Office: [www.topsailisland.com](http://www.topsailisland.com)

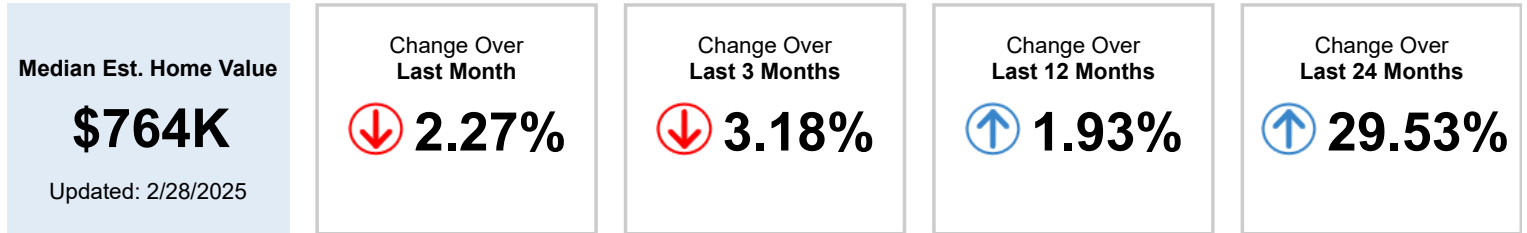
**Topsail Island Association of REALTORS**

13775 NC Hwy 50, Suite 402

Surf City, NC 28445

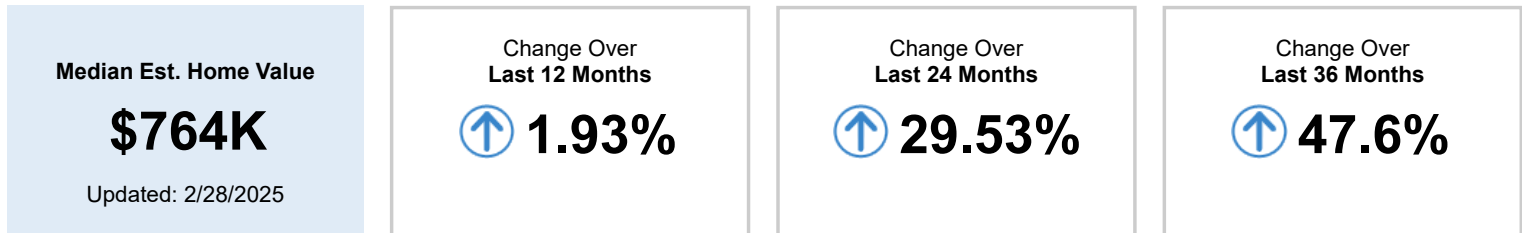
## Surf City, North Carolina

### Market Snapshot: Estimated Home Values



About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.

### Market Snapshot: 12-Month Change in Estimated Value



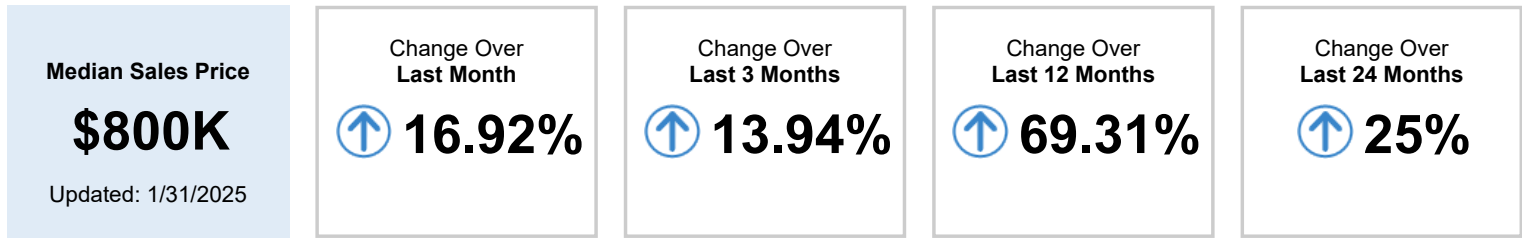
About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.

### Market Snapshot: Concentration of Distressed Properties



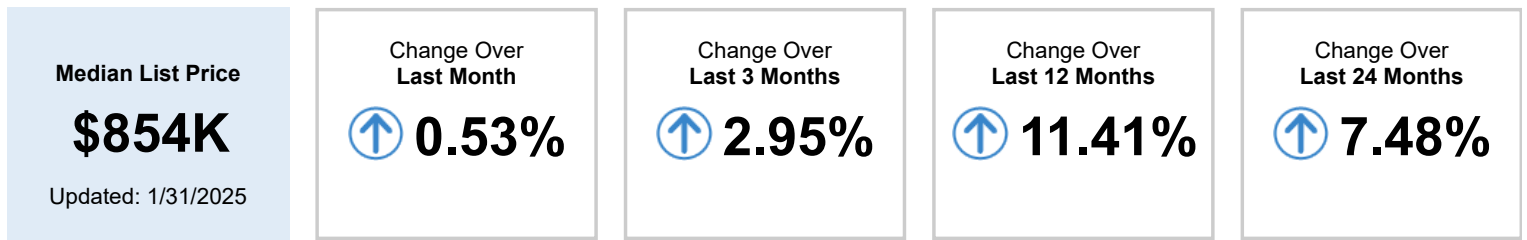
About this data: The metrics displayed here reflect distressed property counts (listings and public records) for **All Residential Properties** as of 3/3/2025.

## Market Snapshot: Sales Price



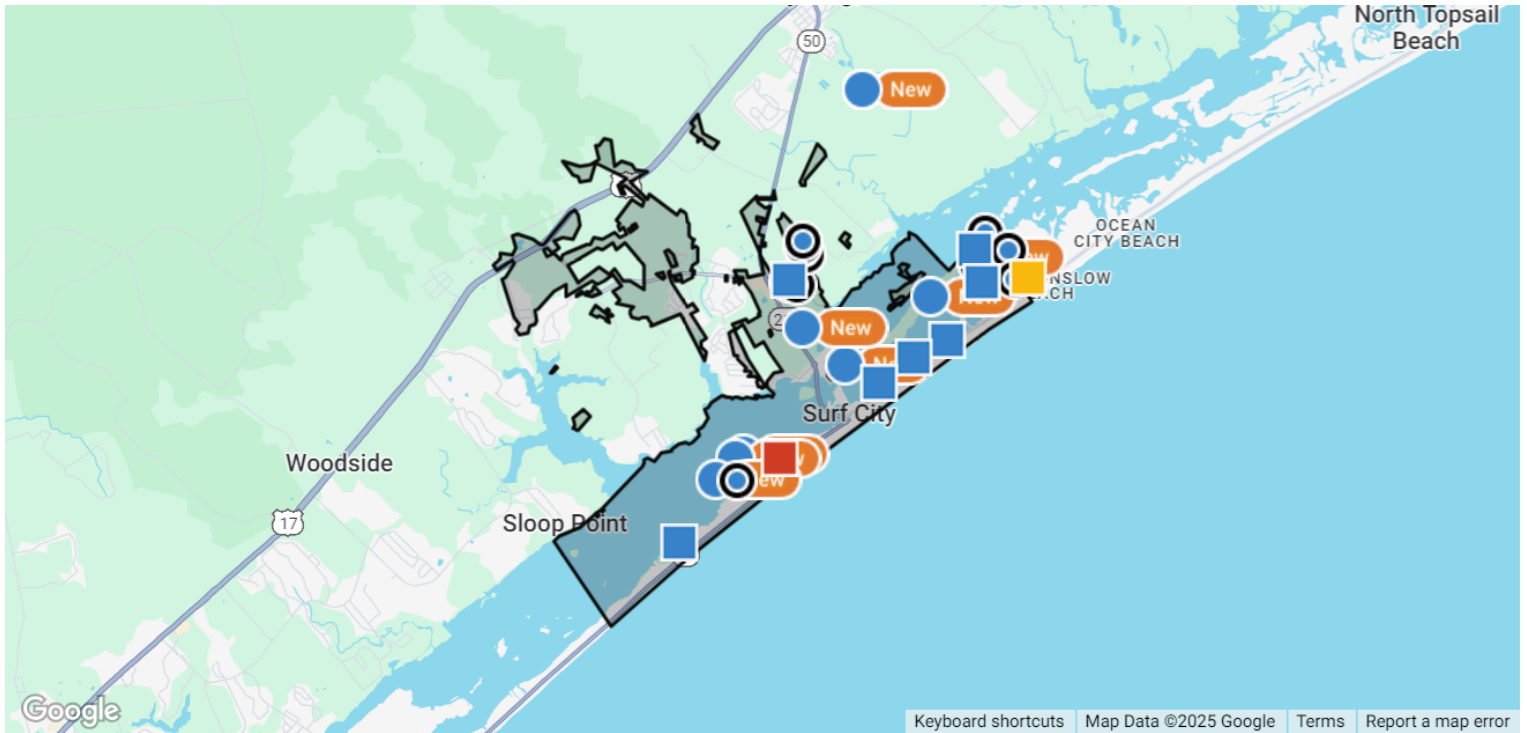
About this data: The Metrics displayed here reflect median sales price for **All Residential Properties** using **MLS listing** data.

## Market Snapshot: List Price







About this data: The Metrics displayed here reflect median list price for **All Residential Properties** using **MLS listing** data.

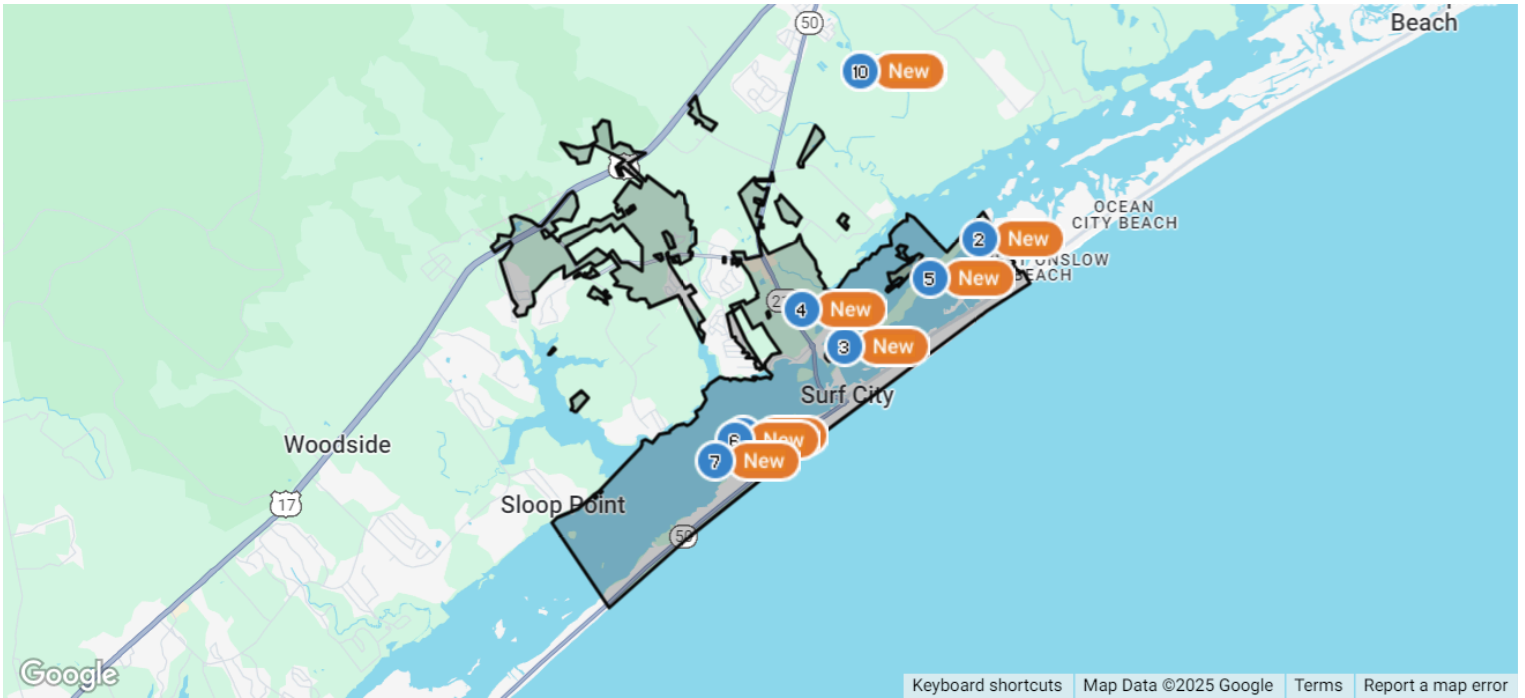
## Market Activity Summary Stats



**Search Criteria** | **Location:** Surf City, North Carolina; **Date:** Changes in the Last 3 Months; **Transaction Types:** For Sale, For Lease; **Change Types:** New Listings, Pending, Closed, Distressed; **Property Types:** Single Family, Condo/Townhouse/Apt., CoOp; **Beds:** 3 – No Max; **Baths:** 2 – No Max; **Maximum Properties per Change Type:** 10; **Sort Order:** Recently updated

	 <b>New Listings</b>	 <b>Pending</b>	 <b>Closed</b>	 <b>Distressed</b>
<b>Number of Properties</b>	10	10	10	1
<b>Low Price / Value</b>	\$336,490	\$374,900	\$1,675	\$905,000
<b>Median Price / Value</b>	\$1,004,950	\$648,450	\$845,000	\$905,000
<b>High Price / Value</b>	\$1,350,000	\$1,350,000	\$1,135,000	\$905,000
<b>Average Price / Sq. Ft.</b>	\$395	\$386	\$477	\$680
<b>Median Price / Sq. Ft.</b>	\$401	\$356	\$524	\$680
<b>Average Days in RPR</b>	23	156	90	–
<b>Median Days in RPR</b>	15	84	75	–
<b>Total Volume</b>	\$8,897,868	\$7,023,800	\$7,455,670	\$905,000

## Surf City, North Carolina



### New Listings: 10

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
--	-----------	---------	---------------------	------------------	------------	-----------	--------------------	-------------------





1 ● **Active** • New, Active: 2/19/2025 *MLS ID: 100489669*

**1135 S Topsail Dr**      Single Family      4/3      2,740 sq ft      66,647      1995      2/19/2025      \$1,175,000      \$429

Experience the epitome of coastal living at 1135 S Topsail Dr, a breathtaking waterfront retreat in Surf City, NC. Nestled on a rare double lot spanning 1.53 acres, this stunning property offers unmatched panoramic views of the sound and Intracoastal Waterway (ICW), a true sanctuary for those who crave serenity and luxury. Inside, this fully furnished 4-bedroom, 3-bathroom home exudes modern elegance, featuring an open-concept layout that seamlessly blends comfort and sophistication. The spacious kitchen is a chef's dream, boasting ample counter space for culinary creations. Recently painted interiors create a bright and inviting atmosphere, perfect for entertaining or unwinding after a day on the water. For added versatility, the property includes an additional 288 sq ft of finished space on the lower level, complete with another bedroom and bath, ideal for guests, a private retreat, or rental potential. Step outside to a screened-in back porch where you can bask in the coastal breezes while taking in the water views, or relax on the expansive front porch. The oversized garage provides ample storage and entertainment space, while the outdoor shower adds convenience after a day at the beach. With deeded beach access just steps away, you'll enjoy the pristine sands and crystal-clear waters of Surf City at your leisure. All with NO HOA restrictions. Whether you're seeking a full-time residence, a vacation escape, or a high-performing short-term rental, this home delivers on every front. Located just three minutes from shopping, dining, and entertainment, yet offering a private and peaceful retreat, 1135 S Topsail Dr is more than a home, it's a lifestyle. Don't miss this rare opportunity to own a slice of coastal paradise! Schedule your private showing today.



*Listing Courtesy of Real Broker LLC*

## New Listings: 10 (cont.)




	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>2 ● <b>Active</b> • <i>New, Active: 1/3/2025</i> <i>MLS ID: 100481832</i>  <b>9038 W 9th St</b></p>	Single Family	6/5	3,022 sq ft	8,250	1972	1/3/2025	\$1,299,999	\$430
<p>Check out this Coastal Charm on a Canal with breath taking views located.Immerse yourself in sun, sand, and the soothing coastal breeze at this stunning beach house on stilts in Surf City, NC. Situated just steps from a peaceful canal, overlooking the marsh and a short 0.3-mile stroll to the sparkling Atlantic beaches. This 6-bedroom, 4.5-bathroom home is the perfect retreat for relaxation or investment. Having generated over \$80,000 in short-term vacation rental income in 2024, this property offers both beauty and profitability.Outdoor Bliss:Enjoy breathtaking Intracoastal Waterway views. Relax under the expansive covered deck or soak in the private hot tub.Convenient features include an outdoor shower, a waterfront gazebo, and an open wheelchair/cargo lift.The ground-level garage area doubles as a game room with a half bath and work area.Interior Highlights:Thoughtfully decorated with nautical charm, the home features smart TVs, a gas fireplace, a wine fridge, and a functional desk workspace.Host family and friends around the spacious dining table or enjoy quality time with board games provided for your entertainment.Gourmet Kitchen:Cook with ease using stainless steel appliances, a gas stovetop, and an additional electric oven.Ample bar seating makes the kitchen an inviting hub for gathering.Whether you're unwinding on the deck, exploring the vibrant local scene, or soaking up the sun on Broadway Beach, this Surf City gem offers everything you need for a memorable coastal lifestyle. The Seller/Owner is a Realtor and is the Listing Agent.</p> <p><i>Listing Courtesy of Legacy Key Homes</i></p>								
 <p>3 ● <b>Active</b> • <i>New, Active: 2/13/2025</i> <i>MLS ID: 100488869</i>  <b>117 Anchor Dr</b></p>	Single Family	4/3	1,612 sq ft	54,014	2008	2/13/2025	\$1,199,000	\$744
<p>YOUR WATERFRONT OASIS AWAITS IN SURF CITY!Discover the perfect blend of coastal charm and modern elegance in this stunning 4 bedroom 3 bath home, nestled in the private community of Topsail Cove. With breathtaking panoramic water views from every room, this updated beach retreat offers an unparalleled living experience.Step inside through one of two entrances (including an all weather entry) to find two beautifully designed bedrooms, a spacious hall bathroom, and a convenient laundry room. Down the hall, the serene primary suite awaits, complete with its own private deck overlooking the water - a dream spot for sunset lovers.Upstairs, the open concept living and dining area seamlessly connects to a beautiful kitchen with stainless steel appliances, creating the perfect space for entertaining. A fourth bedroom and full bath complete this level, making it ideal for guests or additional family members. Wake up to breathtaking coastal views from every window or step outside onto one of four expansive decks to soak in the fresh ocean air. The outdoor space is designed for true waterfront living, featuring a private dock for fishing, kayaking, or launching your favorite water toys. After a day at the beach, rinse off in the outdoor shower and unwind while taking in the natural beauty that surrounds you. The sought after Topsail Cove neighborhood is located within walking distance to shopping, dining, and entertainment, offering the best of beach side living. Many furnishings can be included, should the buyer choose-making this a turnkey opportunity to own your very own slice of paradise. Don't miss out on this rare gem-schedule your tour today!</p> <p><i>Listing Courtesy of Wit Realty LLC</i></p>								



## New Listings: 10 (cont.)



	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	4 ● <b>Active</b> • <i>New, Active: 2/28/2025</i> <i>MLS ID: 100490768</i>							
<b>320 Atkinson Point Rd</b>	Single Family	3/4	2,725 sq ft	12,720	2011	2/28/2025	\$1,350,000	\$495
<p>This stunning custom-built, one owner home is perfectly situated on the ICW, offering breathtaking views, deep water access, and the ultimate coastal NC lifestyle. Enjoy the convenience of having your private dock setup with 10,000 lb lift for effortless boating at a moment's notice! Conveniently located on a quiet street with no HOA, and just minutes to the Surf City bridge, shopping and dining, this home is the perfect blend of luxury, relaxation and adventure! Positioned on a double lot, this three story home has three bedrooms, two full, and two half bathrooms. Enter the front door to the heart of the home-an open concept living area, where you are greeted with an abundance of natural light and immediate water views. The spacious living room is anchored by a gas fireplace framed by built ins, adding warmth and comfort. The kitchen blends elegance and functionality with a large island, ample cabinet and counter space and stainless steel appliances. Watch the incredible sunrise from the deck while sipping your morning coffee, and maybe see a dolphin or two! The primary bedroom also opens to the deck and features a private ensuite with dual vanities, and walk in tiled shower. The laundry room and half bath also complete this floor. Upstairs, the third floor includes a loft area, full bathroom, and two additional bedrooms, one with a nook separated by pocket doors, perfect for a nursery, craft room, or home office. Back downstairs, the first floor garage space doubles as the perfect spot for entertainment, complete with a second kitchen and direct access to the backyard, creating a seamless blend of indoor-outdoor harmony. Notable features include acacia wood floors, cypress wood cabinetry, hand poured concrete countertops on kitchen island and in bathrooms, whole home generator, elevator, outdoor shower, hurricane shutters, freshly painted exterior trim and new front porch steps. This is a rare opportunity in Surf City, so schedule your showing and fall in love!</p> <p><i>Listing Courtesy of The Oceanaire Realty</i></p>								
	5 ● <b>Active</b> • <i>New, Active: 1/17/2025</i> <i>MLS ID: 100484276</i>							
<b>201 N Boca Bay Ln</b>	Condo/Townhouse/Apt. 5/5		3,114 sq ft	5,663	2007	1/17/2025	\$984,900	\$316
<p>Welcome to 201B N Boca Bay Lane, a meticulously maintained 5-bedroom, 5-bathroom townhouse in Surf City, NC. Built in 2007 and completely renovated in 2019. This 3,100 sq ft residence offers unobstructed views of the Intracoastal Waterway and surrounding saltwater marshes. Upon entry via a private elevator, you're greeted by a spacious family room featuring oak hardwood floors, a cozy fireplace, and warm decor. The living area opens to an outdoor deck, perfect for enjoying picturesque sunsets. The gourmet kitchen boasts granite countertops, stainless steel appliances, a pantry, and is ideal for entertaining. A loft area with two sides, provides additional space for an office, exercise, playroom or media room should one desire. Each bedroom is thoughtfully designed, with the master suite offering a private covered balcony, walk-in closet, and a luxurious en-suite bathroom featuring a custom walk-in tiled shower and a freestanding soaking tub. Additional features include a reverse floor plan, 9-foot ceilings, tile and carpet flooring, and multiple covered porches. Offered furnished with some exceptions. Not rented but could offer potential seasonal income. The property includes a carport with parking for up to six vehicles and is situated on a 5,227 sq ft waterfront lot. Located close to award-winning Topsail Island Beaches, shopping, and restaurants, this home offers both tranquility and convenience. Notably, there is no HOA associated with this property as it is excluded. An additional benefit is the American Homeshield warranty that will be included. Experience coastal living at its finest in this exceptional Surf City townhouse.</p> <p><i>Listing Courtesy of Landmark Sotheby's International Realty</i></p>								

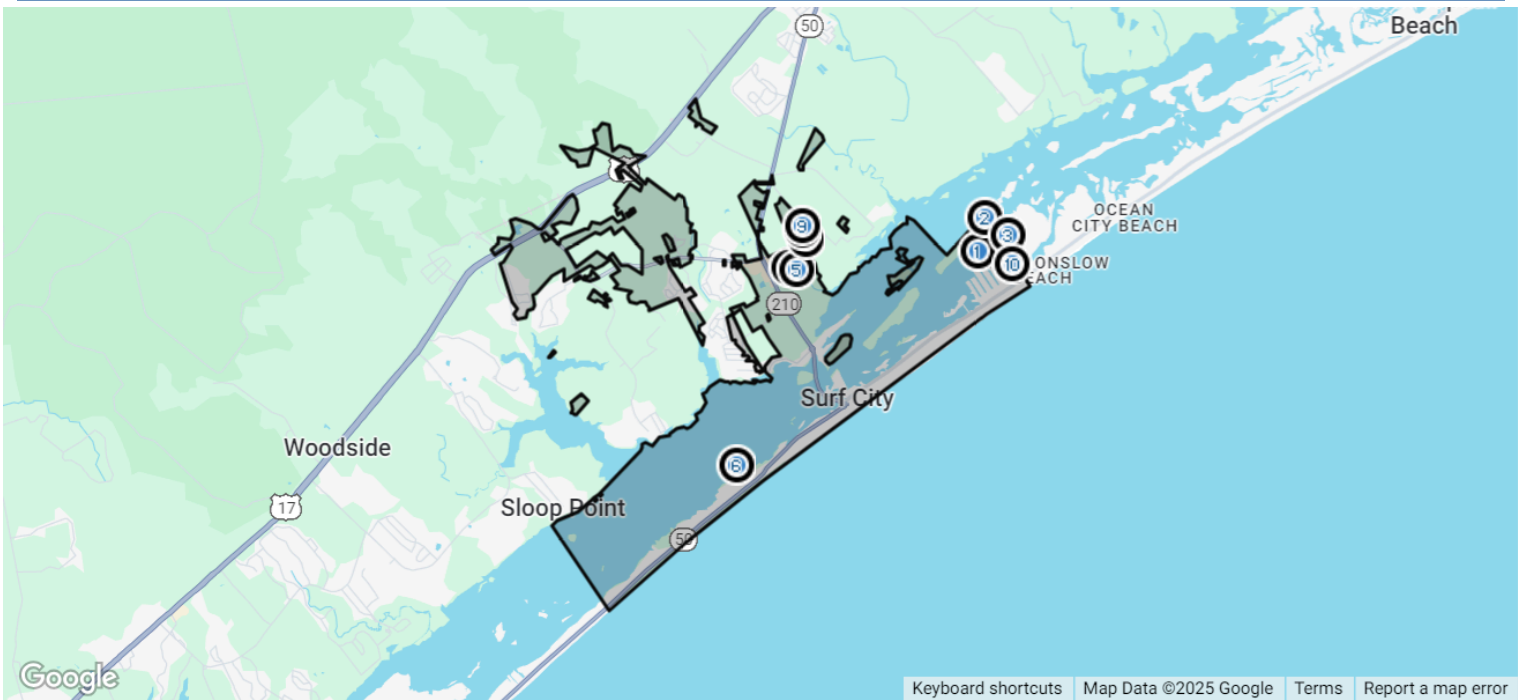
## New Listings: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <b>6 ● Active</b> • <i>New, Active: 1/31/2025</i> <i>MLS ID: 100486212</i> <b>117 Coastal Cay</b>	Single Family	4/5	2,748 sq ft	1,307	2006	1/31/2025	\$1,025,000	\$373
<p>Welcome to 117 Coastal Cay, an exquisite 4-bedroom, 4.5-bathroom single-family residence nestled in the heart of Topsail Island. Built in 2006, this 2,577-square-foot home offers unparalleled views of Topsail Sound and the Intracoastal Waterway and is just across the street from the beach. Experience the tranquility of coastal living with expansive views from one of the six covered balconies, offering various vantage points to enjoy the coastal scenery, fresh sea breezes and some of the most stunning sunsets the island has to offer. This home offers numerous upgrades and is the ideal location for sunbathing, swimming, and beachcombing. Residents and guests have access to a range of rare community amenities, including a private community pier for kayaks and paddleboards and a sparkling outdoor pool--perfect for relaxation and recreation. The reverse floor plan boasts an open floor plan living area with hardwood floors, crown molding, and a cozy fireplace, creating an inviting space for gatherings. The gourmet kitchen is equipped with stainless steel appliances, granite countertops, and custom cabinetry, catering to both casual meals and formal entertaining. The home features two Sound-facing master suites, each with its own en-suite bathroom complete with Jacuzzi tub and spa shower, offering a private retreat for relaxation. Two additional guest bedrooms, each with full en-suite baths, ensure ample space and comfort for family and visitors. A convenient elevator services all four levels, providing ease of movement throughout the home. A spacious garage and additional community parking spaces accommodate multiple vehicles, ensuring convenience for residents and guests. Embrace the coastal lifestyle at 117 Coastal Cay, where luxury meets convenience in a exquisite setting. This property is a must-see for those seeking a serene yet amenity-rich community in Surf City.</p> <p><i>Listing Courtesy of Landmark Sotheby's International Realty</i></p>								
 <b>7 ● Active</b> • <i>New, Active: 1/10/2025</i> <i>MLS ID: 100482953</i> <b>105 Fairytale Ln</b>	Single Family	3/3	1,734 sq ft	5,227	2001	1/10/2025	\$799,999	\$461
<p>Recent appraisal in hand and the home appraised for \$830k! Priced to sell. Discover the magic of 105 Fairytale Lane only a mile and a half away from the Surf City pier. This charming home comes fully furnished and is steps away from deeded beach access! You won't want to miss this 3-bedroom, 2.5 bath beach house nestled on a private street with beautiful ocean views. This home boasts an interior elevator, multiple large front and back decks, a big enclosed outdoor shower (hot &amp; cold water) with attached changing room, and 2 new HVACs just installed in 2023. The top floor features open concept living, kitchen, and dining rooms filled with natural light, vaulted ceilings, ample seating, and a convenient half bath with an attached storage room. On the lower floor you'll find the master bedroom with a walk-in closet, private deck access, large full bathroom, and private side entry. You will also find two additional spacious bedrooms each with their own private deck access on this floor. Ample covered parking, a huge storage room, and tiled foyer entry to the elevator on the ground floor add to the allure of this property. Additionally, the high elevation of this home spares the owners from needing flood insurance. Deeded beach access is just steps away and deeded access to the sound is great for kayaking and fishing. Don't miss the opportunity to make this enchanting property yours!</p> <p><i>Listing Courtesy of Swell Realty Group</i></p>								
 <b>8 ● Active</b> • <i>New, Active: 3/1/2025</i> <i>MLS ID: 100491730</i> <b>116 S Grassland Rd, #TH34</b>	Condo/Townhouse/Apt.	3/3	1,418 sq ft	1,742	2025	3/1/2025	\$355,490	\$251
<p>New Townhome Construction in Surf City! Waterside Townhomes are available for sale. The Pearson is a two-story floor plan with a single-car garage. The kitchen overlooks the dining and living spaces, ideal for entertaining guests or enjoying family time while preparing meals with new stainless-steel appliances and Granite countertops. The second floor features the primary bedroom with a walk-in closet and double vanities. It also includes two additional bedrooms, a shared bathroom, and a laundry room for convenience. Home Is Connected(r) Smart Home Package is standard with every new home. Control the thermostat, front door light and lock, and video doorbell from your smartphone or with voice commands to Alexa! If you're looking for a functional and stylish two-story home, the Pearson is an excellent choice. Minutes to the beach and all the fun stuff Surf City has to offer. Special incentives for a a limited time on initial townhomes to go under contract. Ask onsite agent about further details. Images are for illustration purposes only. NO SHORT TERM RENTALS IN WATERSIDE.</p> <p><i>Listing Courtesy of D.R. Horton, Inc</i></p>								





## New Listings: 10 (cont.)




	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <b>9 ● Active</b> • <i>New, Active: 3/1/2025</i> <i>MLS ID: 100491699</i> <b>121 S Grassland Rd, #TH38</b>	Condo/Townhouse/Apt.	4/3	1,763 sq ft	1,742	2025	3/1/2025	\$371,990	\$211
<p>New Construction in Surf City! Welcome to the Norman floor plan--a 4-bedroom, 2.5-bathroom end unit townhome that's not just a house, but your future happy place! On the main floor, you'll find the primary bedroom--a private retreat just steps from your gourmet kitchen with sparkling granite countertops, soft-closing cabinets, and smart home technology. Upstairs you'll find three additional bedrooms, a cozy loft perfect for movie nights, and a full bathroom with a tub/shower combo. The best part? This low-maintenance beauty comes with HOA perks like lawn care, exterior maintenance, and access to awesome community amenities--pool, playground, sand volleyball court, multi sport court and even a firepit. All this is just minutes from Topsail Island, shopping, and good coastal living. Home Is Connected(r) Smart Home Package is standard with every new home. Control the thermostat, front door light and lock, and video doorbell from your smartphone or with voice commands to Alexa! <b>NO SHORT TERM RENTALS IN WATERSIDE</b></p> <p style="text-align: right;"><i>Listing Courtesy of D.R. Horton, Inc</i></p>								
 <b>10 ● Active</b> • <i>New, Active: 3/1/2025</i> <i>MLS ID: 100491708</i> <b>123 Grassland Rd S, #TH37</b>	Condo/Townhouse/Apt.	3/3	1,418 sq ft	1,742	2025	3/1/2025	\$336,490	\$237
<p>New Townhome Construction in Surf City! Waterside Townhomes are available for sale. The Pearson is a two-story floor plan with a single-car garage. The kitchen overlooks the dining and living spaces, ideal for entertaining guests or enjoying family time while preparing meals with new stainless-steel appliances and Granite countertops. The second floor features the primary bedroom with a walk-in closet and double vanities. It also includes two additional bedrooms, a shared bathroom, and a laundry room for convenience. Home Is Connected(r) Smart Home Package is standard with every new home. Control the thermostat, front door light and lock, and video doorbell from your smartphone or with voice commands to Alexa! If you're looking for a functional and stylish two-story home, the Pearson is an excellent choice. Minutes to the beach and all the fun stuff Surf City has to offer. Special incentives for a a limited time on initial townhomes to go under contract. Ask onsite agent about further details. Images are for illustration purposes only. <b>NO SHORT TERM RENTALS IN WATERSIDE.</b></p> <p style="text-align: right;"><i>Listing Courtesy of D.R. Horton, Inc</i></p>								






Pending: 10

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p><b>1</b> <span style="color: blue;">🕒</span> Pending <i>• Pending With Showings as of 1/8/2025</i> <b>MLS ID: 100383137</b></p> <p><b>3065 3rd St</b></p> <p>Single Family    3/2    1,144 sq ft    7,701    5/3/2023    \$675,000    1/8/2025    \$590</p> <p>A rare find on Surf City Island, a see-it to believe-it canal location. Beautiful, peaceful, unobstructed views of the inland waterway, wildlife activity, with the new bridge in the distant background create a calming start to your day while enjoying morning coffee or a relaxing evening after a fun day on the island. This 3-bedroom 2 bath home comes with a boat ramp and private dock along one of the canals connecting to the Intracoastal Waterway for ocean fishing enthusiasts! The home features a huge deck for entertaining, sunbathing or quite evenings for enjoying spectacular, serene sunset views. Great weekend or vacation getaway, rental or abnb if desired! Call today to set up your private viewing of the property!</p> <p><i>Listing Courtesy of Southern Heritage Realty LLC</i></p>								
 <p><b>2</b> <span style="color: blue;">🕒</span> Pending <i>• Pending With Showings as of 1/17/2025</i> <b>MLS ID: 100481450</b></p> <p><b>7120 7th St</b></p> <p>Single Family    4/2    1,500 sq ft    7,405    12/30/2024    \$900,000    1/17/2025    \$600</p> <p>This incomparable canal front home situated at the end of 7 th St in Surf City offers 97 feet of bulkheaded waterfront with it's own private concrete boat ramp, dock and boat slip on deep water. The one owner home features 4 generous bedrooms, 2 full baths and a great room, kitchen area that is 30 ' x 18' with a vaulted ceiling. The nicely equipped kitchen has granite counter tops and a distinctive island topped with a bamboo counter. In addition to the 1,500 sq. ft. of living space on the main level there is 18' x 14' workshop and a 14' x 14' storage area on the ground &amp;#64258;oor both of which are fully insulated, heated and cooled by separate mini-split systems. There is also enclosed unheated storage for yard tools, mowers, etc. If your goal is waterfront living on beautiful Topsail Island this home is for you. It has been lovingly maintained as a primary residence since it was built, but would a superb second home or rental investment property.</p> <p><i>Listing Courtesy of Landmark Sotheby's International Realty</i></p>								



## Pending: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p><b>3</b> <span style="color: blue;">🕒</span> Pending <i>*Pending as of 2/28/2025</i> <i>MLS ID: 100486178</i></p> <p><b>9056 W 9th St</b></p> <p>Single Family 4/3 2,360 sq ft 8,276 1/30/2025 \$1,350,000 2/28/2025 \$572</p> <p>Welcome to 9056 9th Street, a boater's paradise nestled along the highly coveted canal streets of Surf City. Offering three bedrooms, three full baths, and an open loft currently used as a fourth bedroom/office, this impeccably maintained home provides a seamless blend of coastal charm and modern amenities. Canal side stairwell leads to open concept living area, where vaulted ceilings are flooded with natural light from a wall 3 1/4-inch trimmed windows, highlighting plank flooring, and a space designed for entertaining. The well-appointed kitchen features a dual basin Moen sink, stainless steel Whirlpool appliances, generous 40-inch cabinets, and a seven-foot breakfast bar, ideal for casual dining. Host more formal meals at the chandelier-lit dining area, or take the party to your extended waterside deck, where panoramic canal views take center stage. Retire to the thoughtfully designed Master Suite featuring large walk-in closet and en-suite hosting dual elevated vanity with Delta faucets, walk-in shower and separate soaker tub, all on 12x12 tiled floors. Main level also hosts two guest bedrooms, full guest bath, laundry room, and separate linen closet. Upstairs accommodates an open loft area currently being utilized as a bedroom with additional office space, along with a full bath. For boating enthusiasts, this property includes a gazebo covered boat dock, 6,000 lb boat lift, and bulkhead, creating a perfect setup for waterside living and leisurely days on the water. Additional features of the home include extensive covered parking, gutters, wet weather entry, ground level storage, professional landscaping, and much more! This Surf City home is truly a coastal retreat, ready for new owners to embrace a lifestyle of comfort and natural beauty. Contact your Broker to schedule your private tour today!</p> <p><i>Listing Courtesy of Coldwell Banker Sea Coast Advantage-Hampstead</i></p>								
 <p><b>4</b> <span style="color: blue;">🕒</span> Pending <i>*Pending With Showings as of 2/23/2025</i> <i>MLS ID: 100488698</i></p> <p><b>308 Airlie Vista Ln</b></p> <p>Single Family 3/2 1,343 sq ft 6,098 2/13/2025 \$374,900 2/23/2025 \$279</p> <p>New to the market, don't miss this great one-level, three bedroom, two bath home located in the desirable Waterside community. This like-new home is move-in ready, has vinyl plank flooring, great light with an open floor plan, 9 foot ceilings in living areas, and beautiful kitchen with granite countertops and stainless steel appliances. A wide open entryway welcomes you inside, with two spacious bedrooms and a full bath between them. The split floor plan puts the owner's suite on the other side of the house for maximum privacy, while the kitchen opens onto the great room and wide patio. Partially fenced, it wouldn't take much to extend the fencing. This home is located on a tucked away corner of this popular neighborhood, with easy access to the community center, which boasts a large pool, workout center, basketball and pickleball courts, beach volleyball court, and a playground for the kiddos. There are walking trails throughout the neighborhood, as well as green spaces and large ponds. The mouth of the neighborhood is located only a mile to the beautiful beaches of Surf City and the pier, making this a great home with great value. Mainland Surf City offers great spots to eat and drink and family fun time as well. Make sure you don't miss your chance to make this home yours!</p> <p><i>Listing Courtesy of Coastal Select Properties</i></p>								
 <p><b>5</b> <span style="color: blue;">🕒</span> Pending <i>*Pending With Showings as of 1/18/2025</i> <i>MLS ID: 100477747</i></p> <p><b>609 Airlie Vista Ln</b></p> <p>Single Family 4/3 2,443 sq ft 5,663 11/26/2024 \$480,000 1/18/2025 \$196</p> <p>Welcome home! 609 Airlie Vista is located in the desirable Waterside neighborhood in the heart of Surf City and a little over a mile from the ocean. NOTE: Its 2.75 percent loan is assumable! At 2443 square feet, 4 bedrooms and 3 full bathrooms, this home is the perfect size. More importantly, there are so many upgrades in this house! Interior updates include: new and improved kitchen pendant lighting, kitchen backsplash, closet lighting and electrical, fresh paint throughout, ceiling fans in all bedrooms, shelving in bedroom closets, a custom pantry including a built-in beverage cooler, and an upgraded doorbell, cameras, and security system. Finally, the owner's en-suite was completely remodeled including a custom closet, jacuzzi tub, tiled walls, tile flooring, rain shower, and bidet. Exterior improvements include a fully fenced in yard, metal shed, expanded back patio, extended driveway, landscaping, custom garage shelving, a whole home surge protector, and an EV charger! As if all of this was not enough, the seller is offering all appliances including the washer and dryer as well as a 1 year home warranty with the sale of this home. Neighborhood amenities include a pool, gym, multipurpose court, sand volleyball court, walking paths, and much more! Come see your dream home in your dream neighborhood today!</p> <p><i>Listing Courtesy of Real Broker LLC</i></p>								

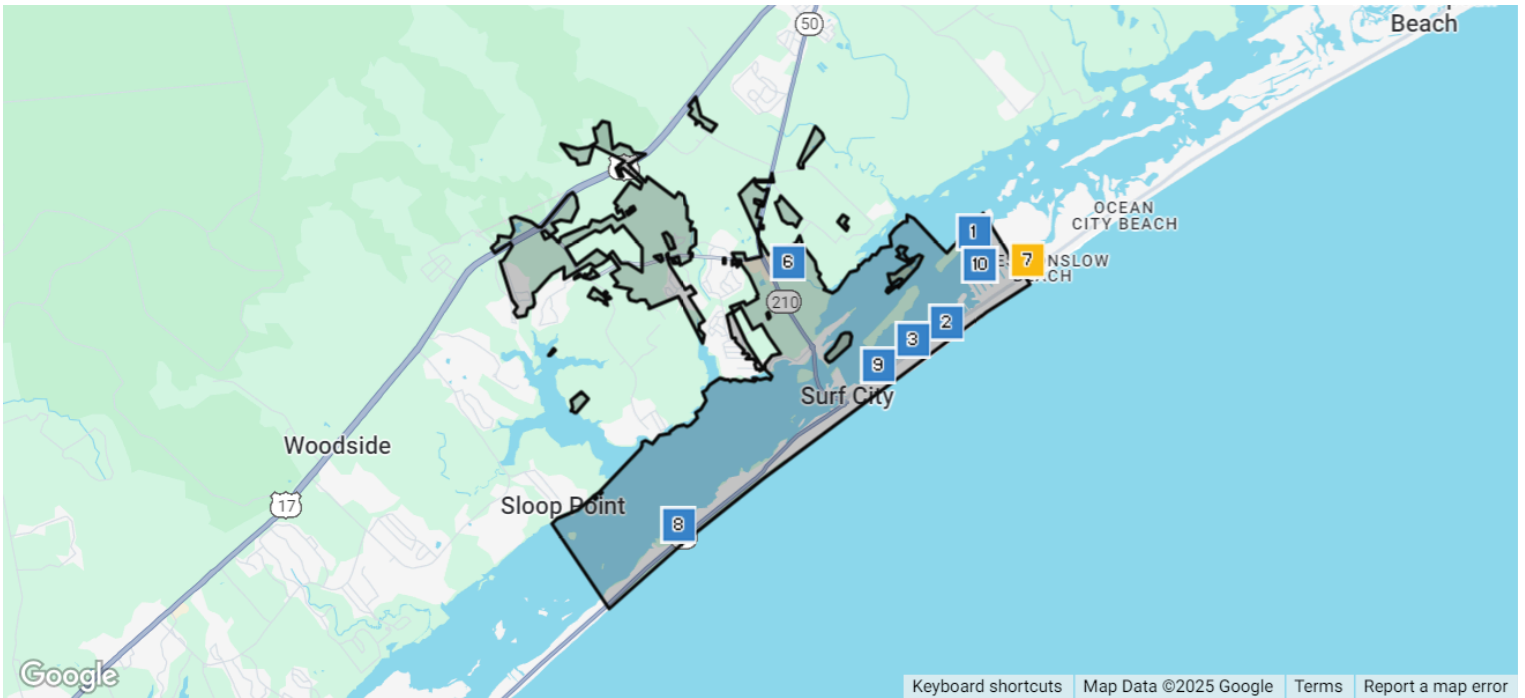
## Pending: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p><b>6</b> <span style="color: blue;">🕒</span> Pending <i>*Pending as of 2/26/2025</i> <i>MLS ID: 100453122</i></p> <p><b>121 Atkinson Rd</b></p> <p>Single Family 4/3 2,034 sq ft 6,970 6/28/2024 \$998,000 2/26/2025 \$491</p> <p>Stunning new construction home in Surf City with easy beach access &amp; boat day dock to the ICW. This spacious 4 bedroom 3 bath home has 2034 SF. Key features include Prime Location and Elegant Design. Generous space for family and guests ensures comfort and privacy for all. The open floor plan with luxury vinyl plank throughout, modern quartz countertops and custom cabinets allows you to entertain with ease. The elevator meets you at ground level parking and gives easy access to all floors. The master retreat has its own covered back deck for your relaxation. The upper loft has gorgeous views of the ocean and the ICW. The loft includes a wetbar with wine beverage fridge and a private upper deck. The private backyard offers a peaceful experience and sod along with gorgeous landscaping has been included in the entire yard.. A golf cart storage garage with roll up door makes parking your golf cart a breeze. The builder is also including a SS GE appliance package that includes a counterdepth refrigerator, stove, microwave, dishwasher and stackable washer/dryer.</p> <p><i>Listing Courtesy of HomeTowne Realty</i></p>								
 <p><b>7</b> <span style="color: blue;">🕒</span> Pending <i>*Pending as of 2/14/2025</i> <i>MLS ID: 100488172</i></p> <p><b>1037 Course Ln</b></p> <p>Single Family 4/2 1,868 sq ft 6,225 2/10/2025 \$439,000 2/14/2025 \$235</p> <p>Enjoy resort-style living near Topsail Island in this stunning home with four bedrooms, two baths located in the desirable Waterside community. The home features an open floor plan with a serene, neutral color palette providing the perfect combination of comfort and style. The living room is open to the dining area and kitchen. The kitchen features a large island with a breakfast bar and pantry for extra storage space. The primary bedroom is sizeable, and the bathroom has a double vanity, walk-in shower, private toilet area, and walk-in closets. The hall bath includes a tub/shower and the laundry room is nearby. The home also features a cozy screen porch, a spacious patio in the large fenced in backyard and a double car garage. The Waterside community offers several amenities, such as a clubhouse, pool, pickleball courts, basketball court, playground, and picnic areas. Don't miss this opportunity to make this home yours!</p> <p><i>Listing Courtesy of A Beach Place Realty</i></p>								
 <p><b>8</b> <span style="color: blue;">🕒</span> Pending <i>*Pending as of 2/6/2025</i> <i>MLS ID: 100467210</i></p> <p><b>507 Edgewater Way</b></p> <p>Single Family 4/3 3,129 sq ft 7,405 9/20/2024 \$621,900 2/6/2025 \$199</p> <p>Welcome to your oasis nestled in the heart of Surf City in the highly sought after Waterside Community this home boasts four bedrooms and three full bathrooms, offering both comfort and functionality in equal measure. As you step through the front door, you're greeted by a spacious entry way and dining area to the left, illuminated by natural light streaming in through large windows. The open floor plan seamlessly connects the living room, dining area, and kitchen, creating an ideal space for both relaxation and entertainment. The kitchen features ample cabinet space, and a convenient breakfast bar, perfect for enjoying your morning coffee. Whether you're preparing a family meal or hosting guests, this kitchen is sure to inspire your culinary creativity. The home's four bedrooms offer comfortable retreats for rest and relaxation. The primary suite is so peaceful, plenty of space for a sitting area or home office. A private ensuite bathroom, with a walk in shower and plenty of closet space. Three additional bedrooms provide flexibility for guests, home offices, or hobbies, ensuring that everyone has their own space to unwind. Outside, step onto the patio and feel the gentle breeze off the water as you soak in the sights, enjoy the neighborhood lake and sounds of nature. The yard offers endless possibilities for outdoor activities, from gardening to simply basking in the beauty of your surroundings. All year round you can enjoy the outdoors with the four seasons room! Schedule your showing today!</p> <p><i>Listing Courtesy of Coldwell Banker Sea Coast Advantage</i></p>								



## Pending: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p><b>9 Pending</b> *Pending With Showings as of 1/21/2025 <i>MLS ID: 100481043</i></p> <p><b>516 Edgewater Way</b></p> <p>Premium Home with Top-Tier Finishes, Split Floorplan &amp; Resort-Style Amenities Near Topsail Beach! Welcome to this stunning home, set on a premium lot and featuring top-tier finishes throughout with a serene, neutral color palette in every room to complement any style. The open floor plan, with 10-foot-high ceilings, creates a spacious and inviting atmosphere. The gourmet kitchen boasts 36" cabinets with crown molding, granite countertops, a stylish tile backsplash, stainless steel appliances, a brand-new dishwasher, and a walk-in pantry. The large island overlooks the great room, making it ideal for hosting or casual dining. The living room is a cozy retreat, complete with a gas log fireplace that adds warmth and charm. Designed with a desirable split-bedroom floor plan, this home offers privacy and convenience for family and guests. The owner's suite serves as a peaceful sanctuary, with a 5-foot step-in shower and dual vanities for added luxury. Enjoy outdoor living with a screened-in porch that backs up to a wooded, non-buildable area, offering added privacy. The two-car garage provides extra space and convenience. The community boasts an impressive range of amenities, including a pool, basketball court, sand volleyball, clubhouse, fire pit, walking trails, pickleball and tennis courts, a playground, fitness center, and beautiful lakes and ponds. Located just two miles from the sandy beaches of Topsail Beach, this home offers easy access to the coast. Plus, a variety of shopping and dining options are nearby, perfectly situated between Wilmington and Jacksonville. With its neutral color palette, luxurious finishes, and fantastic layout, this home offers the perfect combination of comfort and style. Don't miss your opportunity to make it yours!</p> <p><i>Listing Courtesy of Keller Williams Innovate-KBT</i></p>	Single Family	3/2	1,750 sq ft	7,405	12/23/2024	\$465,000	1/21/2025	\$266
 <p><b>10 Pending</b> *Pending as of 1/5/2025 <i>MLS ID: 100465183</i></p> <p><b>2005 N New River Dr</b></p> <p>Charming Beach Cottage steps away from the beach access. This home has been enjoyed as a second home but would make a great rental investment. Enjoy ocean sunrises and breezes from the spacious covered porch or take a short stroll to local gathering spots for dining, nightlife, and island activities. 3bd/2ba, bright and beautiful kitchen that opens to a cheery dining area and spacious living room with vaulted ceilings. This coastal home is full of natural light with amazing Atlantic sunrises and coastal moonrises over the ocean. Enjoy the breezes and sounds of the ocean from the covered porch on the upper level or entertaining and cookouts on the lower level with a large screened porch that opens to a finished flex room for additional guests quarters. There is also a two car garage for parking and storage. Upgrades include a metal roof, granite kitchen, stainless appliances and HVAC! No HOA fees. Great opportunity to own a piece of this beautiful 26 mile barrier island on the NC Coast!</p> <p><i>Listing Courtesy of Blue Heron Real Estate</i></p>	Single Family	3/2	1,667 sq ft	7,405	9/9/2024	\$720,000	1/5/2025	\$432









Closed: 10





	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <b>1 Closed</b> • Sold Date: 2/28/2025, MLS Listing 100467525: 9/23/2024 <b>MLS ID: 100467525</b> <b>4103 4th St</b>	Single Family	3/2	1,717 sq ft	13,068	1998	2/28/2025	\$1,100,000	\$641
<p>Experience the pinnacle of waterfront living in this stunning home at the point of the serene 4th Street canal in Surf City! Enjoy breathtaking views from every angle, along with a private dock for your boat and a spacious sundeck perfect for soaking up the sun. The open floor plan, including a custom built bonus room, features bright, airy living areas that flow seamlessly to expansive outdoor decks, ideal for entertaining. Your family and friends will love the downstairs entertainment area, a perfect spot to unwind after a day on the water. With numerous upgrades and fully furnished for a turnkey experience, this unique ICW-front property offers the ultimate island lifestyle. Embrace relaxation and adventure--your dream home awaits!</p> <p><i>Courtesy of RE/MAX Now</i></p>								
 <b>2 Closed</b> • Sold Date: 2/27/2025, MLS Listing 100485566: 1/27/2025 <b>MLS ID: 100485566</b> <b>1112 N Shore Dr</b>	Single Family	3/2	1,008 sq ft	7,450	1972	2/27/2025	\$825,000	\$818
<p>Oceanfront classic beach cottage with 3 BR and 2 Baths located in a great quiet neighborhood, conducive to long walks or bike rides. Outside features include a metal roof for security, a front covered porch and an oceanfront sun deck. It is close to shops, restaurants and all of the amenities of Surf City. Enjoy the tranquil setting, sunrise over the ocean and exceptional beach and ocean views. It's a turn key property sold furnished with an established vacation rental history.</p> <p><i>Courtesy of Ward Realty Corp</i></p>								

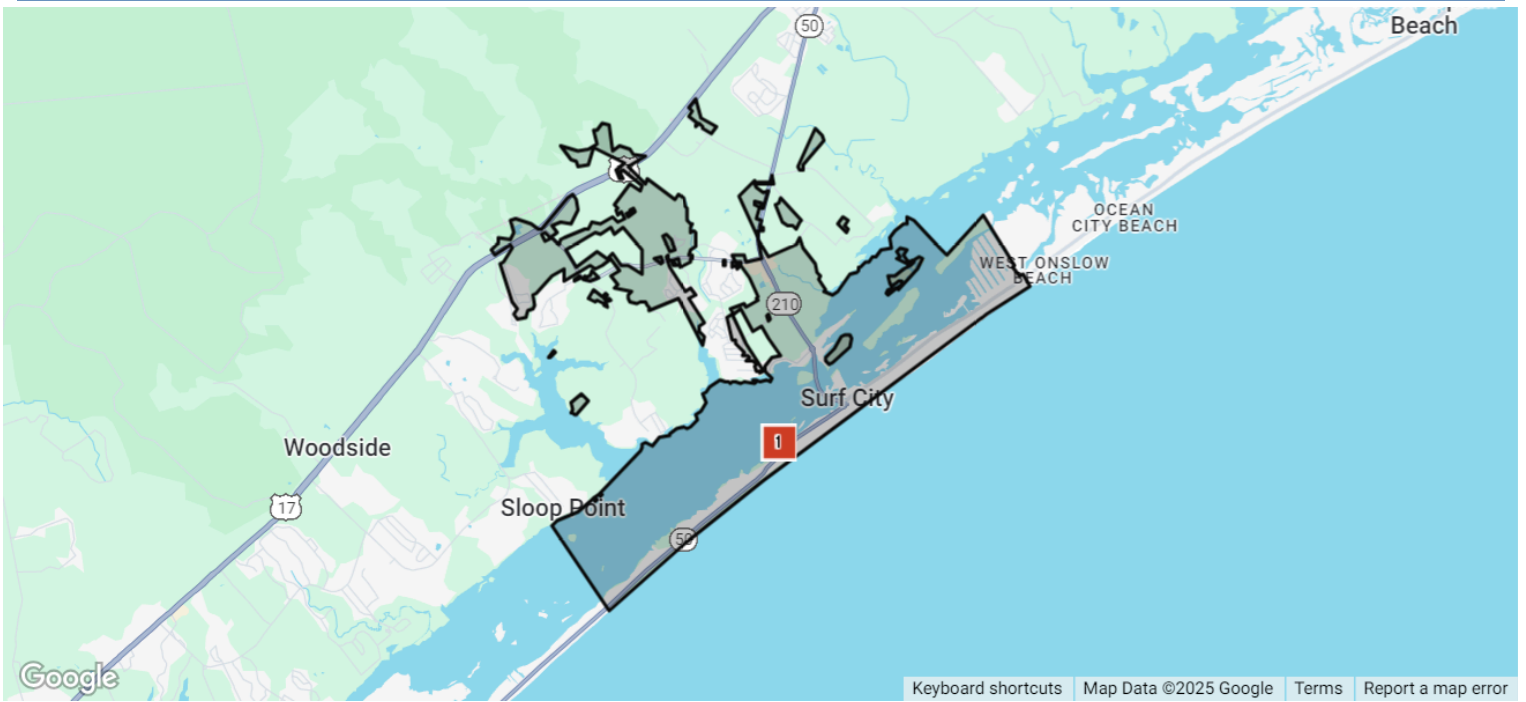


## Closed: 10 (cont.)


	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
	3 <span style="color: blue;">■</span> <b>Closed</b>	*Sold Date: 1/28/2025, MLS Listing 100466224: 9/13/2024 <i>MLS ID: 100466224</i>						
<b>705 N Topsail Dr</b>	Condo/Townhouse/Apt.	3/4	2,054 sq ft	8,712	2025	1/28/2025	\$899,995	\$438
<p>New Construction Townhomes!! Available for presale! 3 Bedroom, 4 bath, with office or flex space with gorgeous ocean views! These luxurious townhomes are everything you are looking for in a coastal home away from home or perfect for a short term rental investment. Deeded Beach access is available for residents directly across the street. Beautifully adorned furnishings will include quartz counter tops, white kitchen cabinetry, stainless steel appliances, elevator for easy access, outdoor shower, LVP flooring throughout, modern tile showers and an oversized rocking chair porch. First four units will be completed in January 2025. Presales are first come first serve. There is an additional lender incentive available with the use of sellers preferred lender. Call listing agent for details.</p> <p style="text-align: center;"><i>Courtesy of FAB Real Estate Services</i></p>								
	4 <span style="color: blue;">■</span> <b>Closed</b>	*Sold Date: 2/14/2025, MLS Listing 100479140: 12/8/2024 <i>MLS ID: 100479140</i>						
<b>621 Maritime Way</b>	Single Family	4/3	1,714 sq ft	9,148	1999	2/14/2025	\$865,000	\$505
<p>Welcome to the highly sought after Maritime Way community of Topsail Beach. This lovely single-family home offers 4 bedrooms, 3 full baths, an open concept living area, community amenities to include beach access and pool, all conveniently located within walking distance to the local shops, restaurants, and park of downtown Topsail Beach. Open-concept living area was designed for entertaining. 7 3/4-inch luxury vinyl plank flooring lead from living area to kitchen boasting 42-inch KraftMaid cabinets, dual basin stainless steel sink with Kohler faucet, and 5-burner stove top, all lit by recessed lighting. Entertain guest at 6+ foot eat-in breakfast bar, chandelier lit dining area, or step through 6-foot sliding door to your ocean facing deck. Main level also host bedroom with en-suite, cultured marble vanity, walk-in shower, and private deck access. The uppermost level accommodates three additional bedrooms, each with their own private deck access through 2 1/4-inch trimmed sliding glass doors. Additional features of the home include wet weather entry with 12-inch tiled floors, 2 bay garage with overflow storage for beach toys, ample closet storage with solid wood shelving, outside shower, low maintenance hardiboard exterior with metal roof installed in 2019.</p> <p style="text-align: center;"><i>Courtesy of Coldwell Banker Sea Coast Advantage-Hampstead</i></p>								
	5 <span style="color: blue;">■</span> <b>Closed</b>	*Sold Date: 2/20/2025, MLS Listing 100482260: 1/6/2025 <i>MLS ID: 100482260</i>						
<b>1036 1st St</b>	Single Family	4/2	1,800 sq ft	6,600	2021	2/20/2025	\$979,000	\$544
<p>Welcome to peace and tranquility, spectacular waterfront views and the most beautiful sunsets! Move-in ready, PRISTINE CANAL FRONT home FULLY FURNISHED, with open floor plan, 4 bedrooms, 2 full bathrooms, kitchen, dining area, and great room. Deck is conducive to relaxation and/or entertaining, literally within steps of your own private dock, with TWO 35' boat slips with 10,000# lifts and your own private concrete BOAT RAMP! Outside also offers an outdoor shower, cargo lift, boat house, and storage facility. This is a boaters' dream come true!! Within walking distance to the white sandy beach, shopping, dining and entertainment! This home has it all! Don't miss out on the best that life has to offer. Make an appointment today!</p> <p style="text-align: center;"><i>Courtesy of Coastal Properties</i></p>								
	6 <span style="color: blue;">■</span> <b>Closed</b>	*Sold Date: 2/24/2025, MLS Listing 100478749: 12/5/2024 <i>MLS ID: 100478749</i>						
<b>218 Airlie Vista Ln</b>	Single Family	3/2	1,366 sq ft	9,583	2021	2/24/2025	\$350,000	\$256
<p>Welcome to your dream home! This beautiful 3-bedroom, 2-bathroom home is situated in the desirable Waterside community. As you step inside, you'll be greeted by the inviting open floor plan, creating a warm and welcoming atmosphere. The kitchen boasts elegant granite countertops, perfect for culinary adventures. The primary bedroom is spacious and offers a sense of tranquility, while the luxurious bathroom features a double vanity, walk-in shower, and a sizable walk-in closet. This home also offers an expansive backyard, providing ample space for outdoor activities and relaxation. With a double car garage, you'll have plenty of room for parking and storage as well. The Waterside community itself offers a host of amenities for you to enjoy. From the community clubhouse to the refreshing pool, Pickleball courts, and picnic areas, there's something for everyone. Sellers are also offering Home Warranty for added peace of mind. Don't miss out on this incredible opportunity to make this house your home. Schedule your showing today and embark on a new chapter of comfort and serenity in the Waterside community.</p> <p style="text-align: center;"><i>Courtesy of RE/MAX Executive</i></p>								

## Closed: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
	7 <span style="color: orange;">■</span> Closed							
<p>*Leased Date: 2/22/2025, MLS Listing 100464255: 9/3/2024 <b>MLS ID: 100464255</b></p>								
<b>402 Sea Star Cir</b>	Condo/Townhouse/Apt.	4/4	1,977 sq ft	1,307	2005	2/22/2025	\$1,675 mo.	\$1
<p>Great location for this fully furnished island townhome. Carport parking for two cars under the home. Middle level has three bedrooms, top level has a great room open to the kitchen and another bedroom. Decks, community pool, and the location of these townhomes is right across from the ocean with fantastic beach access. Small pet under 25 lbs considered. No smoking, lease available November 1st to April 30th \$1750 a month - tenant pays utilities.</p> <p style="text-align: right;"><i>Courtesy of Myers Realty Inc</i></p>								
	8 <span style="color: blue;">■</span> Closed							
<p>*Sold Date: 2/24/2025, MLS Listing 100482880: 1/10/2025 <b>MLS ID: 100482880</b></p>								
<b>2210 S Shore Dr, #B</b>	Condo/Townhouse/Apt.	4/4	2,023 sq ft	8,276	2005	2/24/2025	\$1,135,000	\$561
<p>This stunning oceanfront property features a reverse floor plan with an open-concept second floor that offers expansive views of the ocean. This home is beautifully fully furnished and designed for great rental income. It offers large oceanfront decks on both floors for breathtaking sunrises. Key highlights include stainless steel appliances, granite countertops, tiled bathroom showers, plenty of storage space, and hardwood and tiled floors throughout. Each bedroom even has its own bathroom. Don't miss this incredible opportunity!</p> <p style="text-align: right;"><i>Courtesy of Wicker Properties of the Carolinas, Inc.</i></p>								
	9 <span style="color: blue;">■</span> Closed							
<p>*Sold Date: 2/21/2025, MLS Listing 100485430: 1/24/2025 <b>MLS ID: 100485430</b></p>								
<b>326 N Topsail Dr</b>	Single Family	4/2	1,166 sq ft	4,008	1964	2/21/2025	\$500,000	\$429
<p>Fully furnished cottage with four bedrooms, two full bathrooms..... move-in ready - Custom-made oak cabinets in the kitchen! New HVAC in July 2024 - New Roof in 2019If you want to be around the corner from the beach, and within walking distance to shopping and entertainment, this is the home for you and your family...come see it today!</p> <p style="text-align: right;"><i>Courtesy of Coastal Properties</i></p>								
	10 <span style="color: blue;">■</span> Closed							
<p>*Sold Date: 2/21/2025, MLS Listing 100469758: 10/7/2024 <b>MLS ID: 100469758</b></p>								
<b>1038 1st St</b>	Single Family	3/2	1,392 sq ft	6,534	1998	2/21/2025	\$800,000	\$575
<p>Welcome to 1038 1st St, a charming canal front home located in the heart of Surf City. This beautifully designed three-bedroom property features a spacious open floor plan in the main living area that flows out to a large screened-in porch offering picturesque water views. For added convenience, the porch has a lift to make transporting items to and from the home an ez job. This coastal retreat is perfect for both entertaining and relaxation. Beneath the main house, you'll find a cozy apartment style unit that has been renovated, complete with a bedroom, living area, 3/4 bath, and a laundry area. This versatile space is ideal for guests and extended family. There is also ample storage, a large carport with space for a sitting area, and a spacious backyard that leads directly to your own canal-front dock. Property is a few blocks from the beach and a short drive to Wilmington or Jacksonville. This is the perfect blend of peaceful canal-side living and convenient access to all the best coastal amenities.</p> <p style="text-align: right;"><i>Courtesy of Lewis Realty</i></p>								



Distressed: 1

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Price	List Date	Distressed Date	Status
 <b>1</b> <span style="color: red;">■</span> <b>Off Market</b> • Notice of Foreclosure Sale <i>MLS ID: -</i> <b>1129 S Shore Dr</b>	Single Family	3/2	1,330 sq ft	8,059	-	2/5/2025	Notice of Foreclosure Sale	-

## About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



## About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



## Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

## Learn more

For more information about RPR, please visit RPR's public website: <https://blog.narrpr.com>

