

[Date]

[Recipient Name]

[Recipient Title]

[Company/Organization Name]

[Address Line 1]

[City, State, Zip Code]

Subject: Residential Sales Analysis - [Project Name/District Name]

Dear [Recipient Name],

This letter provides a summary of the residential sales performance and market analysis for the Transit-Oriented Development (TOD) located at [Location/Station Name].

### **1. Executive Summary**

The residential units within this TOD project have shown [significant/steady] growth compared to non-transit-adjacent properties. The integration of high-frequency transit access has directly influenced the price per square foot and the pace of absorption.

### **2. Sales Performance Metrics**

Based on the data from [Date Range], the following metrics were observed:

- Total Units Sold: [Number]
- Average Sales Price: \$[Amount]
- Average Price per Square Foot: \$[Amount]
- Average Days on Market: [Number]
- Price Premium vs. Regional Average: [Percentage]%

### **3. Market Drivers**

The primary factors driving sales within this development include:

- Proximity to [Name of Transit Line/Station] (within [Distance]).
- Reduced household transportation costs for residents.
- High walkability scores and access to mixed-use retail amenities.
- Increasing demand for sustainable, urban-dense living environments.

### **4. Buyer Demographic Profile**

The majority of purchasers identified as [e.g., young professionals, down-sizers, or commuters], citing the transit link as a "top three" factor in their purchasing decision.

### **5. Conclusion**

The data confirms that the proximity to transit infrastructure remains a primary value-add for residential real estate. We anticipate continued appreciation as transit frequency and surrounding density increase.

Please find the detailed data sets and comparative market analysis attached to this letter.

Sincerely,

[Your Name]

[Your Title]

[Your Company Name]