

[Date]

[Client Name]

[Client Address]

[City, State, Zip Code]

RE: Real Estate Market Analysis - School District Boundary Change Impact

Dear [Client Name],

As requested, I have completed a market analysis regarding the proposed school district boundary changes affecting your property located at [Property Address].

This report examines how the transition from [Current School Name] to [Proposed School Name] may influence local property values and buyer demand. Key findings include:

- **Historical Comparison:** An analysis of home sale prices in both the current and proposed school zones over the last 24 months.
- **Inventory Levels:** Current supply and demand trends for homes within the newly proposed boundaries.
- **Buyer Sentiment:** Feedback from active buyers regarding the perceived value of the specific school districts involved.
- **Projected Valuation:** An estimation of your property's market value should the boundary change be finalized.

Based on current data, the impact of this change is estimated to be [Positive/Neutral/Negative]. Properties in the [Proposed School Name] zone are currently trading at [Percentage]% [Higher/Lower] than those in your current zone.

Attached is the full comparative market analysis (CMA) including specific data points and recent comparable sales. Please contact me at [Phone Number] or [Email] to discuss these findings in detail or to adjust your real estate strategy accordingly.

Sincerely,

[Your Name]

[Your Title/Company]

[License Number]