

Calculate ARV

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- Convert all relevant comps to price per sqft by
Dividing the Sold Price by the sqft
a house sold for 150k and the sqft is 1720
so the price per sqft is $150000/1720 = 87.2\$$
- Calculate the average price of sqft of your comps
Sum of price per sqft of all comps divided by number of comps
lets say its 131 per foot. That means on average home similar to your subject
property are selling for 131 a foot
- Multiple Average price of sqft by the number of sqft of your subject property
 $131 * 1200 = 157200$ (ARV)