

City of Farmington

2025 ECF Study

NBHD	Total Sales	Sale Price	Assessment	Ratio	Used ECF
MRS	0				1.420
R01s1	0				1.223
R01s2	1	\$159,000	\$71,210	44.79%	1.050
RAA	28	\$6,317,950	\$3,148,650	49.84%	1.550
RAB	27	\$7,714,100	\$3,852,640	49.94%	1.695
RAC	2	\$604,000	\$300,620	49.77%	1.482
RAD	5	\$1,757,000	\$875,720	49.84%	1.550
RAE	2	\$705,000	\$350,710	49.75%	1.570
RAF	2	\$350,900	\$174,640	49.77%	1.410
RAG	3	\$808,128	\$400,750	49.59%	1.735
RAH	18	\$5,255,500	\$2,620,070	49.85%	1.580
RAI	7	\$2,491,000	\$1,243,470	49.92%	1.345
RAJ	3	\$844,416	\$421,290	49.89%	1.625
RAK	4	\$1,443,000	\$717,380	49.71%	1.435
RAL	2	\$622,000	\$310,130	49.86%	1.660
RAM	4	\$1,542,500	\$767,150	49.73%	1.555
RAN	12	\$3,972,500	\$1,982,710	49.91%	1.480
RAO	4	\$1,707,000	\$850,760	49.84%	1.450
RAP	16	\$6,408,686	\$3,189,180	49.76%	1.460
RAQ	22	\$6,678,100	\$3,322,100	49.75%	1.525
RAR	2	\$732,000	\$361,220	49.35%	1.200
RAS	0				1.095
RC01	1	\$150,000	\$73,860	49.24%	1.095
RC02	5	\$605,300	\$300,070	49.57%	1.265
RC10	11	\$1,151,400	\$570,650	49.56%	1.335
RC11	1	\$335,000	\$162,260	48.44%	0.865
RC12	1	\$210,000	\$82,440	39.26%	1.075
RC13	2	\$220,000	\$108,600	49.36%	1.345
RC14	11	\$1,230,500	\$611,650	49.71%	1.260
RC15	0				1.000
RC16	10	\$775,150	\$385,340	49.71%	1.515
RC20	1	\$355,500	\$176,350	49.61%	1.145
RC21	0				1.035
RC22	1	\$227,000	\$112,800	49.69%	1.400
RC23	3	\$765,000	\$380,840	49.78%	1.395
RC24	3	\$882,560	\$439,300	49.78%	1.070
RC30	0				1.160
RC31	9	\$2,578,500	\$1,283,850	49.79%	1.370
RC32	1	\$320,000	\$151,310	47.28%	1.275
RCp1	0				0.850
RVW	8	\$4,400,523	\$2,195,470	49.89%	1.020
S27	0				1.000
S28	0				1.265
S29	0				1.360
S34	0				1.090
232	\$64,319,213	\$31,995,190			
2 Year Sale Ratio:		49.74%			

*Sale Study Period: 4/01/2022-03/31/2024

2 Year

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
20-23-35-103-004	22109 HAWTHORNE ST	12/7/2023	401	03-ARM'S LENGTH	R01s2	\$159,000	\$71,210	44.79	\$117.44	783	Ranch
20-23-26-301-001	23272 ORCHARD LAKE RD	9/12/2022	401	03-ARM'S LENGTH	RAA	\$147,000	\$87,590	59.59	\$75.52	960	Bungalow
20-23-26-301-035	23127 VIOLET ST	8/5/2022	401	03-ARM'S LENGTH	RAA	\$205,000	\$93,830	45.77	\$152.73	895	Bungalow
20-23-26-301-043	23027 VIOLET ST	1/29/2024	401	03-ARM'S LENGTH	RAA	\$235,000	\$117,670	50.07	\$133.78	1,238	Bungalow
20-23-26-302-008	23186 VIOLET ST	10/10/2023	401	03-ARM'S LENGTH	RAA	\$300,000	\$132,580	44.19	\$251.96	913	Bungalow
20-23-26-302-019	23052 VIOLET ST	7/7/2023	401	03-ARM'S LENGTH	RAA	\$291,250	\$114,290	39.24	\$197.54	1,123	Bungalow
20-23-26-302-031	23165 LILAC ST	4/28/2023	401	03-ARM'S LENGTH	RAA	\$263,500	\$105,570	40.06	\$183.42	1,026	Ranch
20-23-26-302-038	23055 LILAC ST	4/19/2022	401	03-ARM'S LENGTH	RAA	\$192,500	\$105,110	54.60	\$108.19	1,055	Bungalow
20-23-26-303-007	23192 LILAC ST	1/20/2023	401	03-ARM'S LENGTH	RAA	\$224,500	\$125,840	56.05	\$120.29	1,247	Ranch
20-23-26-303-008	23168 LILAC ST	11/28/2023	401	03-ARM'S LENGTH	RAA	\$202,000	\$90,160	44.63	\$112.24	1,131	Ranch
20-23-26-303-028	23149 FLORAL ST	8/8/2022	401	03-ARM'S LENGTH	RAA	\$230,000	\$109,660	47.68	\$131.73	1,176	Ranch
20-23-26-304-024	23177 HAWTHORNE ST	4/1/2022	401	03-ARM'S LENGTH	RAA	\$187,500	\$111,350	59.39	\$116.26	972	Ranch
20-23-26-326-004	23186 HAWTHORNE ST	2/29/2024	401	03-ARM'S LENGTH	RAA	\$243,500	\$109,350	44.91	\$170.76	984	Ranch
20-23-26-326-005	23170 HAWTHORNE ST	10/11/2022	401	03-ARM'S LENGTH	RAA	\$259,900	\$125,210	48.18	\$144.16	1,250	Ranch
20-23-26-351-013	22845 VIOLET ST	11/13/2023	401	03-ARM'S LENGTH	RAA	\$169,000	\$80,670	47.73	\$129.92	775	Ranch
20-23-26-351-016	22809 VIOLET ST	7/26/2023	401	03-ARM'S LENGTH	RAA	\$185,000	\$86,070	46.52	\$114.44	971	Ranch
20-23-26-352-005	22800 VIOLET ST	11/17/2023	401	03-ARM'S LENGTH	RAA	\$289,900	\$136,720	47.16	\$149.45	1,438	Colonial/2Sty
20-23-26-352-006	22788 VIOLET ST	8/1/2022	401	03-ARM'S LENGTH	RAA	\$155,000	\$87,890	56.70	\$91.38	876	Ranch
20-23-26-353-015	22785 FLORAL ST	6/27/2022	401	03-ARM'S LENGTH	RAA	\$197,000	\$116,010	58.89	\$80.81	1,516	Ranch
20-23-26-354-002	22820 FLORAL ST	5/19/2023	401	03-ARM'S LENGTH	RAA	\$255,000	\$114,380	44.85	\$110.41	1,618	Ranch
20-23-26-354-009	22716 FLORAL ST	8/11/2023	401	03-ARM'S LENGTH	RAA	\$300,000	\$152,240	50.75	\$136.08	1,619	Bungalow
20-23-26-354-010	22839 HAWTHORNE ST	6/10/2022	401	03-ARM'S LENGTH	RAA	\$225,000	\$118,770	52.79	\$119.82	1,208	Ranch
20-23-26-355-010	22475 VIOLET ST	9/12/2022	401	03-ARM'S LENGTH	RAA	\$179,900	\$89,010	49.48	\$127.68	874	Bungalow
20-23-26-357-004	22476 VIOLET ST	12/15/2023	401	03-ARM'S LENGTH	RAA	\$179,500	\$101,590	56.60	\$158.16	703	Ranch
20-23-26-358-021	22449 FLORAL ST	9/1/2022	401	03-ARM'S LENGTH	RAA	\$225,000	\$125,730	55.88	\$102.11	1,474	Ranch
20-23-26-359-008	22430 FLORAL ST	11/30/2022	401	03-ARM'S LENGTH	RAA	\$160,000	\$86,100	53.81	\$93.51	907	Ranch
20-23-26-359-010	22408 FLORAL ST	5/4/2022	401	03-ARM'S LENGTH	RAA	\$210,000	\$110,750	52.74	\$126.59	1,043	Bungalow
20-23-26-377-005	22440 HAWTHORNE ST	4/12/2023	401	03-ARM'S LENGTH	RAA	\$286,000	\$148,030	51.76	\$171.92	1,200	Ranch
20-23-26-377-006	22430 HAWTHORNE ST	8/19/2022	401	03-ARM'S LENGTH	RAA	\$320,000	\$166,480	52.03	\$114.00	2,108	Ranch
20-23-27-201-007	32240 MARBLEHEAD RD	5/18/2022	401	03-ARM'S LENGTH	RAB	\$280,000	\$145,350	51.91	\$152.44	1,294	Ranch
20-23-27-201-017	32040 MARBLEHEAD RD	7/29/2022	401	03-ARM'S LENGTH	RAB	\$280,000	\$140,450	50.16	\$177.58	1,072	Ranch
20-23-27-202-017	32157 LEELANE RD	9/29/2023	401	03-ARM'S LENGTH	RAB	\$285,000	\$131,410	46.11	\$188.28	1,072	Ranch
20-23-27-202-019	32129 LEELANE RD	6/16/2022	401	03-ARM'S LENGTH	RAB	\$330,000	\$179,360	54.35	\$146.55	1,642	Ranch
20-23-27-203-008	32227 MARBLEHEAD RD	4/20/2023	401	03-ARM'S LENGTH	RAB	\$290,000	\$137,790	47.51	\$186.52	1,074	Ranch
20-23-27-203-017	23963 COLCHESTER DR	10/21/2022	401	03-ARM'S LENGTH	RAB	\$301,600	\$173,100	57.39	\$168.57	1,294	Ranch
20-23-27-203-021	23899 COLCHESTER DR	12/12/2022	401	03-ARM'S LENGTH	RAB	\$220,000	\$129,130	58.70	\$120.81	1,074	Ranch
20-23-27-203-028	31915 LAMAR DR	5/19/2022	401	03-ARM'S LENGTH	RAB	\$230,000	\$120,350	52.33	\$140.27	1,030	Ranch
20-23-27-203-031	32354 LEELANE RD	9/12/2023	401	03-ARM'S LENGTH	RAB	\$305,000	\$153,560	50.35	\$198.56	1,086	Ranch
20-23-27-203-044	32204 LEELANE RD	6/1/2022	401	03-ARM'S LENGTH	RAB	\$295,000	\$132,580	44.94	\$197.63	1,074	Ranch
20-23-27-203-051	32040 LEELANE RD	3/20/2024	401	03-ARM'S LENGTH	RAB	\$336,000	\$153,770	45.76	\$210.13	1,197	Ranch
20-23-27-204-005	24002 COLCHESTER DR	1/30/2024	401	03-ARM'S LENGTH	RAB	\$295,000	\$158,890	53.86	\$162.61	1,303	Ranch
20-23-27-226-002	24158 BROADVIEW DR	8/16/2022	401	03-ARM'S LENGTH	RAB	\$276,000	\$142,150	51.50	\$181.69	1,018	Ranch
20-23-27-226-014	31736 FOLKSTONE CT	10/14/2022	401	03-ARM'S LENGTH	RAB	\$235,000	\$119,120	50.69	\$149.56	1,018	Ranch
20-23-27-226-019	31688 FOLKSTONE DR	9/1/2022	401	03-ARM'S LENGTH	RAB	\$285,000	\$127,710	44.81	\$193.31	1,012	Ranch
20-23-27-226-024	31648 FOLKSTONE DR	8/23/2022	401	03-ARM'S LENGTH	RAB	\$268,000	\$132,590	49.47	\$168.97	1,018	Ranch
20-23-27-226-030	31560 LEELANE RD	3/25/2024	401	03-ARM'S LENGTH	RAB	\$291,500	\$137,400	47.14	\$196.24	1,030	Ranch
20-23-27-227-005	31964 LAMAR DR	11/3/2023	401	03-ARM'S LENGTH	RAB	\$323,000	\$162,110	50.19	\$196.12	1,225	Ranch
20-23-27-227-014	31915 MARBLEHEAD RD	3/26/2024	401	03-ARM'S LENGTH	RAB	\$290,000	\$128,890	44.44	\$201.18	1,029	Ranch
20-23-27-227-017	31833 MARBLEHEAD RD	9/9/2022	401	03-ARM'S LENGTH	RAB	\$245,000	\$120,930	49.36	\$158.17	1,018	Ranch
20-23-27-227-024	31729 MARBLEHEAD RD	10/19/2022	401	03-ARM'S LENGTH	RAB	\$336,000	\$180,970	53.86	\$120.02	2,055	Ranch

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
20-23-27-231-020	31656 LAMAR DR	2/26/2024	401	03-ARM'S LENGTH	RAB	\$290,000	\$126,580	43.65	\$203.59	1,018	Ranch
20-23-27-251-025	23541 LOOMIS CT	3/1/2024	401	03-ARM'S LENGTH	RAB	\$270,000	\$129,390	47.92	\$173.38	1,080	Ranch
20-23-27-251-033	32133 LOOMIS DR	6/22/2022	401	03-ARM'S LENGTH	RAB	\$290,000	\$149,980	51.72	\$144.43	1,435	Ranch
20-23-27-276-014	31781 LAMAR DR	12/8/2022	401	03-ARM'S LENGTH	RAB	\$295,000	\$165,500	56.10	\$208.50	1,018	Ranch
20-23-27-276-023	31621 LAMAR DR	9/14/2022	401	03-ARM'S LENGTH	RAB	\$277,000	\$126,580	45.70	\$190.82	1,018	Ranch
20-23-27-276-025	31561 LAMAR DR	6/23/2022	401	03-ARM'S LENGTH	RAB	\$295,000	\$147,000	49.83	\$151.81	1,377	Ranch
20-23-27-252-014	32354 VALLEY VIEW CIR	5/4/2022	401	03-ARM'S LENGTH	RAC	\$315,000	\$145,870	46.31	\$171.75	1,249	Ranch
20-23-27-253-006	32305 VALLEY VIEW CIR	5/23/2022	401	03-ARM'S LENGTH	RAC	\$289,000	\$154,750	53.55	\$111.49	1,833	TriLevel/Quad
20-23-27-252-002	23230 POWER RD	5/23/2022	401	03-ARM'S LENGTH	RAD	\$390,000	\$202,370	51.89	\$106.66	2,823	Bungalow
20-23-27-402-006	32040 VALLEY VIEW ST	10/28/2022	401	03-ARM'S LENGTH	RAD	\$300,000	\$143,400	47.80	\$129.21	1,712	SingleFamily
20-23-27-402-012	32010 VALLEY VIEW ST	11/18/2022	401	03-ARM'S LENGTH	RAD	\$361,000	\$180,720	50.06	\$147.60	1,912	Colonial/2Sty
20-23-27-403-012	32037 VALLEY VIEW ST	5/15/2023	401	03-ARM'S LENGTH	RAD	\$345,000	\$156,900	45.48	\$150.91	1,660	CapeCod
20-23-27-427-001	23092 LAKE WAY ST	7/10/2023	401	03-ARM'S LENGTH	RAD	\$361,000	\$192,330	53.28	\$172.30	1,636	Colonial/2Sty
20-23-27-477-002	31731 SHERWOOD AVE	5/25/2022	401	03-ARM'S LENGTH	RAE	\$290,000	\$152,030	52.42	\$120.83	1,720	BiLevel
20-23-27-477-018	31721 SHERWOOD AVE	6/30/2023	401	03-ARM'S LENGTH	RAE	\$415,000	\$198,680	47.87	\$152.21	1,979	Colonial/2Sty
20-23-27-451-039	22811 BROOKDALE ST	10/14/2022	401	03-ARM'S LENGTH	RAF	\$187,900	\$101,460	54.00	\$118.66	962	Ranch
20-23-27-452-004	22820 BROOKDALE ST	10/4/2022	401	03-ARM'S LENGTH	RAF	\$163,000	\$73,180	44.90	\$115.41	888	Ranch
20-23-27-329-032	22849 MAPLE AVE	7/13/2022	401	03-ARM'S LENGTH	RAG	\$297,128	\$153,250	51.58	\$166.03	1,316	Ranch
20-23-27-330-024	22780 MAPLE AVE	8/29/2022	401	03-ARM'S LENGTH	RAG	\$246,000	\$119,910	48.74	\$166.21	958	Ranch
20-23-27-451-021	22712 POWER RD	10/31/2023	401	03-ARM'S LENGTH	RAG	\$265,000	\$127,590	48.15	\$172.34	1,082	Ranch
20-23-27-301-027	33054 SLOCUM DR	10/13/2023	401	03-ARM'S LENGTH	RAH	\$310,000	\$148,210	47.81	\$206.63	1,088	Ranch
20-23-27-301-028	33042 SLOCUM DR	11/30/2022	401	03-ARM'S LENGTH	RAH	\$275,000	\$133,300	48.47	\$163.46	1,160	Ranch
20-23-27-302-005	23060 FARMINGTON RD	9/1/2023	401	03-ARM'S LENGTH	RAH	\$260,000	\$146,920	56.51	\$122.01	1,308	Ranch
20-23-27-302-014	22860 FARMINGTON RD	6/1/2023	401	03-ARM'S LENGTH	RAH	\$300,000	\$126,800	42.27	\$184.75	1,086	Ranch
20-23-27-302-017	33325 SLOCUM DR	1/26/2023	401	03-ARM'S LENGTH	RAH	\$245,000	\$136,080	55.54	\$117.75	1,234	Ranch
20-23-27-303-005	23016 WARNER ST	6/1/2022	401	03-ARM'S LENGTH	RAH	\$310,000	\$143,040	46.14	\$160.48	1,308	Ranch
20-23-27-303-030	22865 HAYDEN ST	11/21/2022	401	03-ARM'S LENGTH	RAH	\$268,000	\$139,930	52.21	\$152.52	1,099	Ranch
20-23-27-304-011	22916 HAYDEN ST	6/10/2022	401	03-ARM'S LENGTH	RAH	\$340,000	\$151,470	44.55	\$221.58	1,086	Ranch
20-23-27-305-013	22886 FREDERICK AVE	6/23/2023	401	03-ARM'S LENGTH	RAH	\$287,500	\$123,590	42.99	\$183.55	1,025	Ranch
20-23-27-305-017	22826 FREDERICK AVE	1/26/2024	401	03-ARM'S LENGTH	RAH	\$300,000	\$145,640	48.55	\$195.75	1,025	Ranch
20-23-27-305-020	22780 FREDERICK AVE	7/5/2022	401	03-ARM'S LENGTH	RAH	\$275,000	\$151,640	55.14	\$171.36	1,025	Ranch
20-23-27-305-022	22750 FREDERICK AVE	10/24/2023	401	03-ARM'S LENGTH	RAH	\$260,000	\$131,840	50.71	\$156.72	1,025	Ranch
20-23-27-305-025	23025 MANNING ST	4/18/2023	401	03-ARM'S LENGTH	RAH	\$307,000	\$159,310	51.89	\$151.11	1,327	Ranch
20-23-27-305-029	22945 MANNING ST	9/16/2022	401	03-ARM'S LENGTH	RAH	\$277,000	\$147,090	53.10	\$132.60	1,286	Ranch
20-23-27-328-011	22860 MANNING ST	12/29/2023	401	03-ARM'S LENGTH	RAH	\$330,000	\$160,410	48.61	\$155.44	1,438	Ranch
20-23-27-328-014	22808 MANNING ST	12/28/2023	401	03-ARM'S LENGTH	RAH	\$281,000	\$148,370	52.80	\$149.42	1,168	Ranch
20-23-27-329-007	22978 MAYFIELD AVE	11/27/2023	401	03-ARM'S LENGTH	RAH	\$300,000	\$156,560	52.19	\$140.58	1,372	Ranch
20-23-27-351-008	22779 HAYDEN ST	10/26/2022	401	03-ARM'S LENGTH	RAH	\$330,000	\$169,870	51.48	\$161.89	1,308	Ranch
20-23-27-101-007	24136 TWIN VALLEY CT	11/16/2023	401	03-ARM'S LENGTH	RAI	\$320,000	\$164,110	51.28	\$139.71	1,547	Ranch
20-23-27-101-009	24185 FARMINGTON RD	2/7/2023	401	03-ARM'S LENGTH	RAI	\$355,000	\$174,870	49.26	\$124.95	2,093	TriLevel/Quad
20-23-27-102-005	24167 SAINT MARY CT	5/27/2022	401	03-ARM'S LENGTH	RAI	\$367,000	\$179,110	48.80	\$129.43	2,166	Colonial/2Sty
20-23-27-102-037	24034 MERRILYN CT	8/4/2022	401	03-ARM'S LENGTH	RAI	\$350,000	\$173,520	49.58	\$128.87	2,026	Colonial/2Sty
20-23-27-102-038	24020 MERRILYN CT	10/12/2022	401	03-ARM'S LENGTH	RAI	\$320,000	\$153,260	47.89	\$129.39	1,787	Colonial/2Sty
20-23-27-102-039	24006 MERRILYN CT	7/14/2022	401	03-ARM'S LENGTH	RAI	\$379,000	\$191,450	50.51	\$134.67	2,043	Colonial/2Sty
20-23-27-103-007	24157 TWIN VALLEY CT	12/1/2023	401	03-ARM'S LENGTH	RAI	\$400,000	\$207,150	51.79	\$95.50	2,891	Colonial/2Sty
20-23-27-106-025	33212 OAKLAND AVE	11/8/2023	401	03-ARM'S LENGTH	RAJ	\$319,416	\$138,560	43.38	\$159.48	1,396	SingleFamily
20-23-28-229-002	23930 CASS AVE	5/1/2023	401	03-ARM'S LENGTH	RAJ	\$150,000	\$86,470	57.65	\$70.18	750	SingleFamily
20-23-28-231-017	23925 FARMINGTON RD	8/30/2023	401	03-ARM'S LENGTH	RAJ	\$375,000	\$196,260	52.34	\$133.47	1,996	Other
20-23-21-454-002	33935 GLENVIEW DR	6/30/2022	401	03-ARM'S LENGTH	RAK	\$355,000	\$172,760	48.66	\$155.87	1,640	Ranch
20-23-28-202-003	34005 GLENVIEW DR	11/9/2022	401	03-ARM'S LENGTH	RAK	\$321,500	\$152,170	47.33	\$160.08	1,383	Ranch
20-23-28-227-001	33645 HILLCREST DR	7/5/2022	401	03-ARM'S LENGTH	RAK	\$383,000	\$192,140	50.17	\$130.17	2,080	Ranch

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20-23-28-227-002	33623 HILLCREST DR	11/3/2022	401	03-ARM'S LENGTH	RAK	\$383,500	\$200,310	52.23	\$187.30	1,444	Ranch
20-23-28-254-017	33740 STATE ST	2/3/2023	401	03-ARM'S LENGTH	RAL	\$342,000	\$173,380	50.70	\$171.64	1,403	Colonial/2Sty
20-23-28-279-002	33639 STATE ST	5/4/2022	401	03-ARM'S LENGTH	RAL	\$280,000	\$136,750	48.84	\$162.86	1,100	Ranch
20-23-28-203-004	24032 EARL CT	4/11/2022	401	03-ARM'S LENGTH	RAM	\$302,500	\$141,470	46.77	\$183.27	1,256	Ranch
20-23-28-255-013	34196 SCHULTE DR	9/26/2023	401	03-ARM'S LENGTH	RAM	\$465,000	\$227,520	48.93	\$143.72	2,546	Colonial/2Sty
20-23-28-255-021	34056 SCHULTE DR	4/20/2022	401	03-ARM'S LENGTH	RAM	\$350,000	\$178,230	50.92	\$121.10	2,094	Colonial/2Sty
20-23-28-257-002	34177 SCHULTE DR	9/13/2023	401	03-ARM'S LENGTH	RAM	\$425,000	\$219,930	51.75	\$119.91	2,718	TriLevel/Quad
20-23-28-126-020	23551 LONGACRE ST	10/17/2022	401	03-ARM'S LENGTH	RAN	\$301,500	\$165,030	54.74	\$105.01	1,872	Bungalow
20-23-28-129-017	23890 WESLEY DR	6/8/2023	401	03-ARM'S LENGTH	RAN	\$330,000	\$162,020	49.10	\$157.06	1,462	Ranch
20-23-28-177-016	23595 WESLEY DR	9/7/2022	401	03-ARM'S LENGTH	RAN	\$315,000	\$155,730	49.44	\$176.12	1,227	Ranch
20-23-28-178-018	23557 GILL RD	6/17/2022	401	03-ARM'S LENGTH	RAN	\$360,000	\$188,810	52.45	\$114.42	2,282	Colonial/2Sty
20-23-28-401-001	34164 ALTA LOMA DR	7/1/2022	401	03-ARM'S LENGTH	RAN	\$250,000	\$143,500	57.40	\$98.67	1,624	Ranch
20-23-28-402-006	34109 ALTA LOMA DR	6/29/2022	401	03-ARM'S LENGTH	RAN	\$289,000	\$156,620	54.19	\$137.93	1,437	Ranch
20-23-28-402-022	23245 FLEMING DR	4/8/2022	401	03-ARM'S LENGTH	RAN	\$365,000	\$184,630	50.58	\$121.75	2,251	Ranch
20-23-28-403-026	34151 CASS CT	6/28/2023	401	03-ARM'S LENGTH	RAN	\$377,500	\$178,750	47.35	\$165.59	1,752	Ranch
20-23-28-428-023	23080 FLEMING DR	7/6/2023	401	03-ARM'S LENGTH	RAN	\$334,000	\$160,390	48.02	\$148.49	1,658	Ranch
20-23-28-428-040	33760 JAMES CT	10/31/2022	401	03-ARM'S LENGTH	RAN	\$350,000	\$159,560	45.59	\$168.39	1,563	Ranch
20-23-28-428-043	33702 JAMES CT	6/7/2023	401	03-ARM'S LENGTH	RAN	\$350,500	\$164,080	46.81	\$174.64	1,469	Ranch
20-23-28-428-051	33705 JAMES CT	3/13/2024	401	03-ARM'S LENGTH	RAN	\$350,000	\$163,590	46.74	\$158.81	1,607	Ranch
20-23-28-151-001	35250 OAKLAND RD	6/14/2022	401	03-ARM'S LENGTH	RAO	\$427,000	\$213,560	50.01	\$151.73	2,097	Colonial/2Sty
20-23-28-152-003	35205 OAKLAND RD	7/12/2022	401	03-ARM'S LENGTH	RAO	\$425,000	\$221,580	52.14	\$131.34	2,474	Colonial/2Sty
20-23-28-152-006	35123 OAKLAND RD	3/17/2023	401	03-ARM'S LENGTH	RAO	\$425,000	\$213,570	50.25	\$157.72	2,074	Ranch
20-23-28-152-015	35144 DRAKE HEIGHTS DR	6/21/2022	401	03-ARM'S LENGTH	RAO	\$430,000	\$202,050	46.99	\$190.87	1,740	Ranch
20-23-29-128-004	36638 BRITTANY HILL CT	8/4/2023	401	03-ARM'S LENGTH	RAP	\$350,000	\$182,940	52.27	\$115.03	2,203	TriLevel/Quad
20-23-29-152-002	36989 HEATHERTON DR	6/23/2023	401	03-ARM'S LENGTH	RAP	341000	170790	50.09	\$139.05	1667	Ranch
20-23-29-152-013	36835 HEATHERTON DR	12/14/2023	401	03-ARM'S LENGTH	RAP	339786	173740	51.13	\$141.54	1720	Ranch
20-23-29-154-017	36633 SAXONY RD	8/21/2023	401	03-ARM'S LENGTH	RAP	377000	174610	46.32	\$166.96	1681	Ranch
20-23-29-176-003	36515 VICARY LN	5/12/2023	401	03-ARM'S LENGTH	RAP	440000	185090	42.07	\$158.23	2163	Colonial/2Sty
20-23-29-176-011	36502 SAXONY RD	7/25/2023	401	03-ARM'S LENGTH	RAP	400000	213740	53.44	\$168.98	1788	Ranch
20-23-29-177-023	36681 HEATHERTON DR	6/12/2023	401	03-ARM'S LENGTH	RAP	347500	177360	51.04	\$140.87	1719	Ranch
20-23-29-178-003	36653 LANSBURY LN	4/9/2022	401	03-ARM'S LENGTH	RAP	350000	185580	53.02	\$146.22	1730	Ranch
20-23-29-178-005	36629 LANSBURY LN	6/30/2023	401	03-ARM'S LENGTH	RAP	355000	174190	49.07	\$172.33	1501	Ranch
20-23-29-203-010	35810 SMITHFIELD RD	6/12/2023	401	03-ARM'S LENGTH	RAP	430000	201820	46.93	\$164.97	2038	Colonial/2Sty
20-23-29-205-005	35807 SMITHFIELD RD	8/19/2022	401	03-ARM'S LENGTH	RAP	437000	220480	50.45	\$152.06	2213	Colonial/2Sty
20-23-29-252-005	23545 STONEHOUSE CT	8/4/2023	401	03-ARM'S LENGTH	RAP	458000	227630	49.70	\$147.65	2391	Colonial/2Sty
20-23-29-252-007	23509 STONEHOUSE CT	4/25/2022	401	03-ARM'S LENGTH	RAP	522000	235110	45.04	\$133.45	3095	Colonial/2Sty
20-23-29-252-010	23560 STONEHOUSE CT	8/25/2023	401	03-ARM'S LENGTH	RAP	432000	234940	54.38	\$136.17	2392	Colonial/2Sty
20-23-29-252-013	36029 SMITHFIELD RD	4/22/2022	401	03-ARM'S LENGTH	RAP	405000	213150	52.63	\$124.44	2379	Colonial/2Sty
20-23-29-252-021	35931 SMITHFIELD RD	4/19/2022	401	03-ARM'S LENGTH	RAP	424400	218010	51.37	\$153.51	2005	Ranch
20-23-34-151-017	33144 TALL OAKS ST	4/29/2022	401	03-ARM'S LENGTH	RAQ	252000	151570	60.15	\$104.53	1626	TriLevel/Quad
20-23-34-152-003	21612 CHESTNUT LN	8/17/2022	401	03-ARM'S LENGTH	RAQ	325000	164480	50.61	\$124.74	1946	Colonial/2Sty
20-23-34-152-009	21494 CHESTNUT LN	8/12/2023	401	03-ARM'S LENGTH	RAQ	276000	138420	50.15	\$137.96	1411	Ranch
20-23-34-301-014	21317 LARKSPUR ST	5/6/2022	401	03-ARM'S LENGTH	RAQ	325000	162500	50.00	\$131.88	1843	CapeCod
20-23-34-301-021	21117 LARKSPUR ST	4/28/2023	401	03-ARM'S LENGTH	RAQ	295000	138510	46.95	\$141.74	1446	TriLevel/Quad
20-23-34-302-012	21359 BIRCHWOOD ST	3/20/2024	401	03-ARM'S LENGTH	RAQ	386000	190030	49.23	\$129.59	2276	CapeCod
20-23-34-303-006	21256 BIRCHWOOD ST	3/12/2024	401	03-ARM'S LENGTH	RAQ	345000	153660	44.54	\$144.46	1756	CapeCod
20-23-34-326-005	32818 ANNEWOOD ST	5/26/2022	401	03-ARM'S LENGTH	RAQ	285000	158540	55.63	\$109.63	1672	Colonial/2Sty
20-23-34-326-010	21266 ROBINWOOD ST	9/30/2022	401	03-ARM'S LENGTH	RAQ	310000	155050	50.02	\$118.44	1845	CapeCod
20-23-34-326-011	21252 ROBINWOOD ST	1/16/2024	401	03-ARM'S LENGTH	RAQ	305100	179800	58.93	\$105.35	2116	CapeCod
20-23-34-328-011	20942 ROBINWOOD ST	12/19/2022	401	03-ARM'S LENGTH	RAQ	315000	150920	47.91	\$139.12	1675	TriLevel/Quad
20-23-34-329-015	21119 MEADOWLARK ST	6/10/2022	401	03-ARM'S LENGTH	RAQ	286000	147260	51.49	\$151.49	1351	Colonial/2Sty

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
20-23-34-329-017	21051 MEADOWLARK ST	11/1/2022	401	03-ARM'S LENGTH	RAQ	305000	151520	49.68	\$145.42	1538	TriLevel/Quad
20-23-34-329-020	21015 MEADOWLARK ST	5/3/2023	401	03-ARM'S LENGTH	RAQ	282500	143740	50.88	\$125.00	1579	Colonial/2Sty
20-23-34-329-022	20963 MEADOWLARK ST	4/3/2023	401	03-ARM'S LENGTH	RAQ	295000	148310	50.27	\$196.52	1067	TriLevel/Quad
20-23-34-351-007	33137 KIRBY ST	10/7/2022	401	03-ARM'S LENGTH	RAQ	315000	132120	41.94	\$139.72	1610	TriLevel/Quad
20-23-34-352-015	21031 BIRCHWOOD ST	8/3/2022	401	03-ARM'S LENGTH	RAQ	283000	137750	48.67	\$109.06	1849	TriLevel/Quad
20-23-34-353-001	21080 BIRCHWOOD ST	4/20/2023	401	03-ARM'S LENGTH	RAQ	325000	155650	47.89	\$126.72	1842	CapeCod
20-23-34-353-010	20940 BIRCHWOOD ST	8/31/2023	401	03-ARM'S LENGTH	RAQ	290000	136420	47.04	\$122.83	1692	TriLevel/Quad
20-23-34-353-020	21009 ROBINWOOD ST	6/16/2023	401	03-ARM'S LENGTH	RAQ	310000	156300	50.42	\$122.81	1791	BiLevel
20-23-34-354-015	33041 MEADOWLARK ST	8/25/2022	401	03-ARM'S LENGTH	RAQ	270000	137500	50.93	\$115.88	1537	TriLevel/Quad
20-23-34-354-016	33027 MEADOWLARK ST	4/14/2023	401	03-ARM'S LENGTH	RAQ	297500	132050	44.39	\$133.50	1539	TriLevel/Quad
20-23-29-177-039	23315 HILLVIEW CT	12/1/2023	401	03-ARM'S LENGTH	RAR	370000	187440	50.66	\$127.04	2185	Colonial/2Sty
20-23-29-226-049	23938 FAIRVIEW CT	9/19/2022	401	03-ARM'S LENGTH	RAR	362000	173780	48.01	\$131.90	1932	Colonial/2Sty
20-23-26-326-066	23010 HAWTHORNE ST	10/13/2023	407	03-ARM'S LENGTH	RC01	150000	73860	49.24	\$95.06	1288	MultiTenant
20-23-26-376-019	30751 SHIAWASSEE RD	3/17/2023	407	03-ARM'S LENGTH	RC02	94500	54840	58.03	\$81.76	850	MultiTenant
20-23-26-376-023	30751 SHIAWASSEE RD	8/18/2022	407	03-ARM'S LENGTH	RC02	102900	54840	53.29	\$91.64	850	MultiTenant
20-23-26-376-026	30795 SHIAWASSEE RD	1/12/2024	407	03-ARM'S LENGTH	RC02	139500	61310	43.95	\$122.19	937	MultiTenant
20-23-26-376-028	30795 SHIAWASSEE RD	2/1/2024	407	03-ARM'S LENGTH	RC02	137500	64540	46.94	\$110.18	1021	MultiTenant
20-23-26-376-040	30789 SHIAWASSEE RD	9/12/2022	407	03-ARM'S LENGTH	RC02	130900	64540	49.30	\$103.71	1021	MultiTenant
20-23-27-177-029	32718 GRAND RIVER AVE	4/7/2022	407	03-ARM'S LENGTH	RC10	90000	48290	53.66	\$84.39	770	MultiTenant
20-23-27-177-030	32718 GRAND RIVER AVE	8/1/2023	407	03-ARM'S LENGTH	RC10	110000	47400	43.09	\$110.37	770	MultiTenant
20-23-27-177-034	32718 GRAND RIVER AVE	6/27/2022	407	03-ARM'S LENGTH	RC10	95000	47400	49.89	\$90.89	770	MultiTenant
20-23-27-177-039	32718 GRAND RIVER AVE	5/3/2022	407	03-ARM'S LENGTH	RC10	130000	60780	46.75	\$120.67	870	MultiTenant
20-23-27-177-053	32718 GRAND RIVER AVE	6/22/2022	407	03-ARM'S LENGTH	RC10	99900	55840	55.90	\$86.07	870	MultiTenant
20-23-27-177-063	32718 GRAND RIVER AVE	4/8/2022	407	03-ARM'S LENGTH	RC10	96000	48290	50.30	\$92.19	770	MultiTenant
20-23-27-177-076	32718 GRAND RIVER AVE	7/27/2022	407	03-ARM'S LENGTH	RC10	120000	55840	46.53	\$109.18	870	MultiTenant
20-23-27-177-080	32718 GRAND RIVER AVE	10/24/2022	407	03-ARM'S LENGTH	RC10	89500	47670	53.26	\$82.99	777	MultiTenant
20-23-27-177-082	32718 GRAND RIVER AVE	1/26/2024	407	03-ARM'S LENGTH	RC10	116000	56760	48.93	\$117.10	777	MultiTenant
20-23-27-177-086	32718 GRAND RIVER AVE	2/7/2023	407	03-ARM'S LENGTH	RC10	105000	54710	52.10	\$102.94	777	MultiTenant
20-23-27-177-091	32718 GRAND RIVER AVE	5/2/2022	407	03-ARM'S LENGTH	RC10	100000	47670	47.67	\$96.50	777	MultiTenant
20-23-27-301-051	33242 SLOCUM DR	6/3/2022	407	03-ARM'S LENGTH	RC11	335000	162260	48.44	\$131.16	2211	TwHse/Duplex
20-23-27-306-015	33135 ORCHARD ST	3/15/2024	407	03-ARM'S LENGTH	RC12	210000	82440	39.26	\$167.33	986	MultiTenant
20-23-27-351-033	33234 KINGSLANE CT	9/15/2023	407	03-ARM'S LENGTH	RC13	110000	56330	51.21	\$102.01	936	MultiTenant
20-23-27-351-037	33234 KINGSLANE CT	3/15/2024	407	03-ARM'S LENGTH	RC13	110000	52270	47.52	\$102.12	935	MultiTenant
20-23-27-403-051	32000 GRAND RIVER AVE	10/6/2022	407	03-ARM'S LENGTH	RC14	122500	60030	49.00	\$95.64	1009	MultiTenant
20-23-27-403-055	32020 GRAND RIVER AVE	7/22/2022	407	03-ARM'S LENGTH	RC14	100000	45750	45.75	\$97.75	757	MultiTenant
20-23-27-403-057	32010 GRAND RIVER AVE	12/27/2022	407	03-ARM'S LENGTH	RC14	115000	58970	51.28	\$90.81	980	MultiTenant
20-23-27-403-061	32020 GRAND RIVER AVE	12/12/2022	407	03-ARM'S LENGTH	RC14	114000	62950	55.22	\$89.79	980	MultiTenant
20-23-27-403-074	32060 GRAND RIVER AVE	12/19/2022	407	03-ARM'S LENGTH	RC14	84000	51350	61.13	\$72.68	798	MultiTenant
20-23-27-403-078	32050 GRAND RIVER AVE	8/18/2022	407	03-ARM'S LENGTH	RC14	102000	44900	44.02	\$100.39	757	MultiTenant
20-23-27-403-079	32050 GRAND RIVER AVE	8/5/2022	407	03-ARM'S LENGTH	RC14	124000	62910	50.73	\$100.00	980	MultiTenant
20-23-27-403-083	32050 GRAND RIVER AVE	10/7/2022	407	03-ARM'S LENGTH	RC14	120000	59570	49.64	\$95.92	980	MultiTenant
20-23-27-403-092	32030 GRAND RIVER AVE	8/19/2022	407	03-ARM'S LENGTH	RC14	100000	45990	45.99	\$97.75	757	MultiTenant
20-23-27-403-096	32030 GRAND RIVER AVE	9/22/2022	407	03-ARM'S LENGTH	RC14	110000	55240	50.22	\$94.70	887	MultiTenant
20-23-27-403-113	32070 GRAND RIVER AVE	7/7/2023	407	03-ARM'S LENGTH	RC14	139000	63990	46.04	\$99.12	1140	Other
20-23-27-453-002	31831 GRAND RIVER AVE	1/17/2024	407	03-ARM'S LENGTH	RC16	90550	39840	44.00	\$132.31	490	MultiTenant
20-23-27-453-004	31831 GRAND RIVER AVE	9/1/2022	407	03-ARM'S LENGTH	RC16	74000	37030	50.04	\$98.53	490	MultiTenant
20-23-27-453-036	31831 GRAND RIVER AVE	6/3/2022	407	03-ARM'S LENGTH	RC16	67000	37030	55.27	\$84.25	490	MultiTenant
20-23-27-453-047	31831 GRAND RIVER AVE	6/8/2023	407	03-ARM'S LENGTH	RC16	95000	41860	44.06	\$141.39	490	MultiTenant
20-23-27-453-052	31831 GRAND RIVER AVE	8/31/2022	407	03-ARM'S LENGTH	RC16	75000	37030	49.37	\$100.58	490	MultiTenant
20-23-27-453-067	31831 GRAND RIVER AVE	8/11/2022	407	03-ARM'S LENGTH	RC16	84000	41980	49.98	\$118.94	490	MultiTenant
20-23-27-453-070	31831 GRAND RIVER AVE	8/1/2022	407	03-ARM'S LENGTH	RC16	83600	37030	44.29	\$118.13	490	MultiTenant

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
20-23-27-453-095	31831 GRAND RIVER AVE	10/16/2023	407	11-FROM LENDING INSTITUTION EXPOSED	RC16	67000	37030	55.27	\$84.25	490	MultiTenant
20-23-27-453-097	31831 GRAND RIVER AVE	4/6/2022	407	03-ARM'S LENGTH	RC16	69000	37030	53.67	\$88.33	490	MultiTenant
20-23-27-453-103	31831 GRAND RIVER AVE	8/11/2022	407	03-ARM'S LENGTH	RC16	70000	39480	56.40	\$90.37	490	MultiTenant
20-23-28-179-018	23340 LONGACRE CT	5/31/2023	407	03-ARM'S LENGTH	RC20	355500	176350	49.61	\$147.51	2108	SingleFamily
20-23-28-231-034	33475 ADAMS ST	9/16/2022	407	03-ARM'S LENGTH	RC22	227000	112800	49.69	\$175.29	1100	TwHse/Duplex
20-23-28-428-098	23235 FARMINGTON RD	6/10/2022	407	03-ARM'S LENGTH	RC23	230000	114850	49.93	\$120.61	1451	TwHse/Duplex
20-23-28-428-122	23171 FARMINGTON RD	5/18/2022	407	03-ARM'S LENGTH	RC23	280000	137830	49.23	\$149.27	1498	Ranch
20-23-28-428-127	23161 FARMINGTON RD	2/28/2023	407	03-ARM'S LENGTH	RC23	255000	128160	50.26	\$130.73	1518	Ranch
20-23-28-429-009	23087 FARMINGTON RD	9/20/2023	407	03-ARM'S LENGTH	RC24	302660	138310	45.70	\$157.88	1594	Ranch
20-23-28-429-010	23085 FARMINGTON RD	3/30/2023	407	03-ARM'S LENGTH	RC24	299900	151510	50.52	\$117.35	2121	TwHse/Duplex
20-23-28-429-019	23067 FARMINGTON RD	12/27/2023	407	03-ARM'S LENGTH	RC24	280000	149480	53.39	\$116.96	1958	TwHse/Duplex
20-23-29-276-008	35471 HERITAGE LN	10/31/2023	407	03-ARM'S LENGTH	RC31	275000	134030	48.74	\$125.15	1706	TwHse/Duplex
20-23-29-276-019	35459 HERITAGE LN	9/15/2023	407	03-ARM'S LENGTH	RC31	275000	141350	51.40	\$123.19	1705	TwHse/Duplex
20-23-29-276-029	35559 HERITAGE LN	10/27/2023	407	03-ARM'S LENGTH	RC31	217500	119310	54.86	\$130.44	1196	Ranch
20-23-29-276-049	35476 HERITAGE LN	1/10/2023	407	03-ARM'S LENGTH	RC31	309000	162130	52.47	\$142.85	1705	TwHse/Duplex
20-23-29-276-052	35488 HERITAGE LN	7/28/2022	407	03-ARM'S LENGTH	RC31	350000	160680	45.91	\$169.21	1705	TwHse/Duplex
20-23-29-276-054	35496 HERITAGE LN	5/2/2022	407	03-ARM'S LENGTH	RC31	339000	187420	55.29	\$99.92	2766	TwHse/Duplex
20-23-29-276-057	35568 HERITAGE LN	4/18/2022	407	03-ARM'S LENGTH	RC31	255000	120280	47.17	\$169.44	1142	Ranch
20-23-29-276-065	35620 HERITAGE LN	9/30/2022	407	03-ARM'S LENGTH	RC31	260000	130470	50.18	\$152.23	1304	Ranch
20-23-29-276-068	35630 HERITAGE LN	12/15/2023	407	03-ARM'S LENGTH	RC31	298000	128180	43.01	\$207.28	1141	Ranch
20-23-29-276-080	35562 LARK HARBOR CT	2/16/2024	407	03-ARM'S LENGTH	RC32	320000	151310	47.28	\$185.75	1504	Ranch
20-23-27-130-001	24181 LIBERTY HILL DR	2/14/2024	407	03-ARM'S LENGTH	RVW	599900	290850	48.48	\$197.52	2703	Colonial/2Sty
20-23-27-130-003	24161 LIBERTY HILL DR	3/10/2023	407	03-ARM'S LENGTH	RVW	550395	293590	53.34	\$236.71	2030	Ranch
20-23-27-130-005	24145 LIBERTY HILL DR	10/17/2023	407	03-ARM'S LENGTH	RVW	569405	298030	52.34	\$183.69	2704	Colonial/2Sty
20-23-27-130-007	24135 LIBERTY HILL DR	4/2/2023	407	03-ARM'S LENGTH	RVW	541206	267880	49.50	\$234.09	2030	Ranch
20-23-27-130-009	24125 LIBERTY HILL DR	1/30/2023	407	03-ARM'S LENGTH	RVW	527781	263950	50.01	\$228.83	2018	Ranch
20-23-27-130-010	24130 LIBERTY HILL DR	8/7/2023	407	03-ARM'S LENGTH	RVW	545081	267450	49.07	\$237.40	2018	Ranch
20-23-27-130-012	24160 LIBERTY HILL DR	6/9/2023	407	03-ARM'S LENGTH	RVW	569755	296930	52.12	\$187.27	2690	Colonial/2Sty
20-23-34-330-006	21273 LAURELWOOD CT	7/3/2023	407	03-ARM'S LENGTH	RVW	497000	216790	43.62	\$183.11	2316	Colonial/2Sty