

Township of Rose

2025 ECF Study

NBHD	Total Sales	Sale Price	Assessment	Ratio	Used ECF
FRM	1	\$590,000	\$283,030	47.97%	1.170
FRM1	0				1.020
HDBG	12	\$4,688,900	\$2,328,810	49.67%	1.030
HSH	2	\$120,000	\$59,090	49.24%	0.780
KNE	4	\$1,885,800	\$938,100	49.75%	1.165
LTP	1	\$220,000	\$143,610	65.28%	1.705
RLB	7	\$3,683,900	\$1,749,030	47.48%	1.335
RLK	16	\$4,840,000	\$2,382,540	49.23%	1.585
RRA	86	\$29,359,655	\$14,587,900	49.69%	1.334
Totals:	129	\$45,388,255	\$22,472,110		
		2 Year Sale Ratio:	49.51%		

*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
R -06-26-100-002	1445 RANCH RD	9/28/2022	101	03-ARM'S LENGTH	FRM	\$590,000	\$283,030	47.97	\$79.66	3,232	Colonial/2Sty
R -06-12-477-001	101 FOREST WAY	8/11/2023	401	03-ARM'S LENGTH	HDBG	\$364,900	\$178,790	49.00	\$165.76	1,826	Colonial/2Sty
R -06-12-477-002	103 FOREST WAY	8/2/2023	407	03-ARM'S LENGTH	HDBG	\$364,900	\$183,190	50.20	\$163.96	1,846	Colonial/2Sty
R -06-12-477-003	105 FOREST WAY	6/6/2023	407	03-ARM'S LENGTH	HDBG	\$359,900	\$180,920	50.27	\$161.10	1,836	Colonial/2Sty
R -06-12-477-004	107 FOREST WAY	6/9/2023	407	03-ARM'S LENGTH	HDBG	\$364,900	\$181,290	49.68	\$164.49	1,840	Colonial/2Sty
R -06-12-477-006	111 FOREST WAY	8/23/2023	407	03-ARM'S LENGTH	HDBG	\$520,000	\$258,280	49.67	\$165.08	2,766	Colonial/2Sty
R -06-12-477-007	113 FOREST WAY	1/19/2024	407	03-ARM'S LENGTH	HDBG	\$359,900	\$183,040	50.86	\$161.07	1,848	Colonial/2Sty
R -06-12-477-024	299 SAMANTHA WAY	12/8/2023	407	03-ARM'S LENGTH	HDBG	\$369,900	\$181,840	49.16	\$168.25	1,828	Colonial/2Sty
R -06-12-477-025	301 SAMANTHA WAY	3/29/2024	407	03-ARM'S LENGTH	HDBG	\$384,900	\$184,400	47.91	\$174.95	1,848	Colonial/2Sty
R -06-12-477-026	303 SAMANTHA WAY	2/26/2024	407	03-ARM'S LENGTH	HDBG	\$399,900	\$199,160	49.80	\$164.38	2,058	Colonial/2Sty
R -06-12-477-039	132 FOREST WAY	1/5/2024	401	03-ARM'S LENGTH	HDBG	\$434,900	\$220,160	50.62	\$161.60	2,310	Colonial/2Sty
R -06-12-477-051	300 SAMANTHA WAY	3/1/2024	407	03-ARM'S LENGTH	HDBG	\$364,900	\$181,040	49.61	\$165.66	1,827	Colonial/2Sty
R -06-12-477-053	102 FOREST WAY	3/6/2024	407	03-ARM'S LENGTH	HDBG	\$399,900	\$196,700	49.19	\$164.03	2,058	Colonial/2Sty
R -06-03-229-002	4388 COGSHALL ST	9/4/2022	401	03-ARM'S LENGTH	HSH	\$55,000	\$23,540	42.80	\$43.67	952	Mobile/Modular
R -06-03-229-018	17184 HOLLY SHORES DR	11/4/2022	401	03-ARM'S LENGTH	HSH	\$65,000	\$35,550	54.69	\$28.10	1,448	Mobile/Modular
R -06-13-101-016	10340 WHISTLER PKWY	10/14/2022	407	03-ARM'S LENGTH	KNE	\$375,900	\$180,420	48.00	\$159.00	2,032	Colonial/2Sty
R -06-13-102-008	10490 DEER RIDGE TRL	5/25/2022	407	03-ARM'S LENGTH	KNE	\$635,000	\$343,260	54.06	\$216.24	2,669	Colonial/2Sty
R -06-13-251-033	3020 PATRIOT SQ	12/12/2022	407	03-ARM'S LENGTH	KNE	\$399,900	\$203,200	50.81	\$162.25	2,085	SingleFamily
R -06-14-126-020	10741 W BRAEMAR DR	3/28/2023	407	03-ARM'S LENGTH	KNE	\$475,000	\$211,220	44.47	\$192.09	2,140	Colonial/2Sty
R -06-30-305-011	8208 LEONARD DR	12/1/2023	401	03-ARM'S LENGTH	LTP	\$220,000	\$143,610	65.28	\$99.56	1,108	Bungalow
R -06-14-201-010	10715 TAMRYN BLVD	7/14/2023	401	03-ARM'S LENGTH	RLB	\$397,900	\$190,070	47.77	\$161.59	1,866	Colonial/2Sty
R -06-14-201-012	10699 TAMRYN BLVD	8/31/2022	401	03-ARM'S LENGTH	RLB	\$1,320,000	\$653,800	49.53	\$340.92	3,329	Colonial/2Sty
R -06-14-251-005	10585 TAMRYN BLVD	9/30/2022	401	03-ARM'S LENGTH	RLB	\$486,000	\$186,510	38.38	\$221.22	1,875	TriLevel/Quad
R -06-14-251-014	10475 TAMRYN BLVD	1/27/2023	401	03-ARM'S LENGTH	RLB	\$315,000	\$179,990	57.14	\$109.10	2,216	BiLevel
R -06-14-251-022	10393 TAMRYN BLVD	3/23/2023	401	03-ARM'S LENGTH	RLB	\$425,000	\$184,440	43.40	\$208.30	1,698	TriLevel/Quad
R -06-14-252-009	10478 TAMRYN BLVD	5/10/2023	401	03-ARM'S LENGTH	RLB	\$250,000	\$153,600	61.44	\$131.15	1,683	Ranch
R -06-14-400-010	1855 PARKER RD	6/7/2023	401	03-ARM'S LENGTH	RLB	\$490,000	\$200,620	40.94	\$250.44	1,710	Bungalow
R -06-08-352-001	18391 PELLETT DR	7/11/2023	401	03-ARM'S LENGTH	RLK	\$190,000	\$111,050	58.45	\$58.09	903	Ranch

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
R -06-08-352-015	18449 PELLETT CT	9/2/2022	401	03-ARM'S LENGTH	RLK	\$390,000	\$182,030	46.67	\$168.52	1,826	Bungalow
R -06-08-352-017	18453 PELLETT CT	12/7/2022	401	03-ARM'S LENGTH	RLK	\$350,000	\$135,910	38.83	\$136.35	1,971	Ranch
R -06-08-377-003	1753 TANNOCK DR	6/7/2023	401	03-ARM'S LENGTH	RLK	\$185,000	\$72,070	38.96	\$206.68	663	Ranch
R -06-08-377-022	1745 TANNOCK DR	7/12/2023	401	03-ARM'S LENGTH	RLK	\$355,000	\$188,670	53.15	\$126.17	2,182	Colonial/2Sty
R -06-16-402-020	155 N BIG SCHOOL LOT LAKE	2/23/2024	401	03-ARM'S LENGTH	RLK	\$325,000	\$182,260	56.08	\$208.10	1,201	Ranch
R -06-16-452-008	1260 BEAVER BROOK DR	12/20/2022	401	03-ARM'S LENGTH	RLK	\$290,000	\$151,620	52.28	\$207.37	1,120	Ranch
R -06-16-452-010	1236 BEAVER BROOK DR	10/31/2023	401	03-ARM'S LENGTH	RLK	\$315,000	\$132,400	42.03	\$156.67	1,642	Ranch
R -06-16-477-035	025 S BIG SCHOOL LOT LAKE	7/21/2023	408	19-MULTI PARCEL ARM'S LENGTH	RLK	\$260,000	\$142,940	54.98	\$122.80	1,171	Bungalow
R -06-16-478-028	032 S BIG SCHOOL LOT LAKE F	2/15/2023	401	03-ARM'S LENGTH	RLK	\$320,000	\$148,750	46.48	\$148.00	1,619	Ranch
R -06-21-203-003	9720 BLOOM HILL DR	5/5/2022	401	03-ARM'S LENGTH	RLK	\$265,000	\$146,710	55.36	\$181.66	1,027	Ranch
R -06-22-302-011	487 BLUE WATER DR	9/12/2022	401	03-ARM'S LENGTH	RLK	\$345,000	\$151,280	43.85	\$169.91	1,646	Colonial/2Sty
R -06-22-302-015	447 BLUE WATER DR	1/20/2023	401	03-ARM'S LENGTH	RLK	\$245,000	\$133,320	54.42	\$130.36	1,383	Ranch
R -06-22-331-023	9095 CLINTON ST	6/10/2022	401	03-ARM'S LENGTH	RLK	\$275,000	\$113,190	41.16	\$227.49	972	Bungalow
R -06-32-426-032	6995 BIG TRAIL RD	5/29/2022	401	03-ARM'S LENGTH	RLK	\$335,000	\$177,480	52.98	\$207.88	1,288	SingleFamily
R -06-32-451-023	6823 BIG TRAIL RD	6/17/2022	401	03-ARM'S LENGTH	RLK	\$395,000	\$212,860	53.89	\$127.54	2,549	SingleFamily
R -06-03-376-012	165 E RATTALEE LAKE RD	8/2/2022	401	03-ARM'S LENGTH	RRA	\$300,000	\$142,220	47.41	\$157.88	1,559	Ranch
R -06-04-100-010	3125 S FENTON RD	8/25/2023	401	03-ARM'S LENGTH	RRA	\$334,950	\$134,170	40.06	\$220.27	1,153	Ranch
R -06-04-100-013	17019 FISH LAKE RD	11/28/2022	401	03-ARM'S LENGTH	RRA	\$375,000	\$190,110	50.70	\$116.91	2,150	Colonial/2Sty
R -06-04-100-058	17230 WILLIAMS DR	9/2/2022	401	03-ARM'S LENGTH	RRA	\$410,000	\$201,170	49.07	\$215.12	1,650	Ranch
R -06-04-200-013	3495 S FENTON RD	8/23/2023	401	03-ARM'S LENGTH	RRA	\$245,000	\$134,400	54.86	\$103.13	1,615	Colonial/2Sty
R -06-04-200-014	3407 S FENTON RD	3/25/2024	401	03-ARM'S LENGTH	RRA	\$301,000	\$121,850	40.48	\$156.39	1,550	Ranch
R -06-04-200-019	235 W ROSE ST	8/10/2023	401	03-ARM'S LENGTH	RRA	\$212,000	\$79,040	37.28	\$132.72	1,324	Ranch
R -06-04-300-010	3175 W RATTALEE LAKE RD	6/21/2022	401	03-ARM'S LENGTH	RRA	\$265,000	\$130,180	49.12	\$123.13	1,340	Ranch
R -06-05-226-015	2462 HOUSER RD	7/8/2022	401	03-ARM'S LENGTH	RRA	\$224,500	\$111,190	49.53	\$109.86	1,710	Ranch
R -06-05-226-026	17140 JON JON TER	6/2/2023	401	03-ARM'S LENGTH	RRA	\$325,000	\$197,360	60.73	\$131.24	2,076	Ranch
R -06-05-276-005	2476 HOLLY HEIGHTS DR	7/29/2022	401	03-ARM'S LENGTH	RRA	\$230,000	\$112,550	48.93	\$124.33	1,396	BiLevel
R -06-05-278-001	2449 HOLLY HEIGHTS DR	3/7/2024	401	03-ARM'S LENGTH	RRA	\$392,500	\$158,100	40.28	\$213.90	1,443	TriLevel/Quad
R -06-05-279-002	17152 JON JON TER	7/14/2022	401	03-ARM'S LENGTH	RRA	\$430,000	\$233,270	54.25	\$147.95	2,462	Contemporary
R -06-05-300-040	17532 TAYLOR LAKE RD	3/8/2024	401	03-ARM'S LENGTH	RRA	\$340,000	\$155,950	45.87	\$189.20	1,439	Ranch
R -06-05-426-011	17370 FISH LAKE RD	10/9/2023	401	03-ARM'S LENGTH	RRA	\$655,000	\$342,230	52.25	\$209.58	2,537	Ranch
R -06-06-276-006	1487 S HOLLY RD	3/21/2024	401	03-ARM'S LENGTH	RRA	\$300,000	\$151,290	50.43	\$140.84	1,530	Ranch
R -06-06-376-008	1187 BAKER RD	9/18/2023	401	03-ARM'S LENGTH	RRA	\$385,000	\$203,730	52.92	\$126.40	2,060	Ranch
R -06-06-376-009	1195 BAKER RD	7/28/2023	401	03-ARM'S LENGTH	RRA	\$345,000	\$149,370	43.30	\$160.08	1,432	Ranch
R -06-06-400-011	1201 BAKER RD	4/8/2022	401	03-ARM'S LENGTH	RRA	\$437,000	\$226,490	51.83	\$157.08	1,920	Ranch
R -06-06-400-030	17268 JADOR LN	8/22/2022	401	03-ARM'S LENGTH	RRA	\$640,000	\$355,570	55.56	\$157.04	3,262	CapeCod
R -06-07-151-008	1105 BONE RD	8/8/2023	401	03-ARM'S LENGTH	RRA	\$615,000	\$268,010	43.58	\$189.05	2,678	Bungalow
R -06-07-200-032	1258 BAKER RD	4/29/2022	401	03-ARM'S LENGTH	RRA	\$404,000	\$208,210	51.54	\$174.89	1,612	Ranch
R -06-07-300-013	18489 TIPSICO LAKE RD	9/25/2023	401	03-ARM'S LENGTH	RRA	\$470,000	\$262,990	55.96	\$193.62	2,107	CapeCod
R -06-07-400-006	18500 OLD HICKORY LN	8/29/2022	401	03-ARM'S LENGTH	RRA	\$355,000	\$177,860	50.10	\$143.15	1,574	Bungalow
R -06-07-400-009	1353 SACKNER RD	5/26/2023	401	03-ARM'S LENGTH	RRA	\$400,000	\$233,920	58.48	\$133.39	2,393	BiLevel
R -06-08-301-013	18319 HICKORY RIDGE RD	3/6/2023	401	03-ARM'S LENGTH	RRA	\$300,000	\$144,760	48.25	\$142.28	1,848	Bungalow
R -06-08-301-018	2036 BONE RD	6/27/2023	401	03-ARM'S LENGTH	RRA	\$325,000	\$168,090	51.72	\$146.03	1,956	TriLevel/Quad
R -06-10-126-012	11679 MILFORD RD	12/11/2023	401	03-ARM'S LENGTH	RRA	\$286,000	\$139,980	48.94	\$153.76	1,591	Ranch
R -06-10-326-009	11300 MILFORD RD	12/16/2022	401	03-ARM'S LENGTH	RRA	\$333,500	\$160,690	48.18	\$169.98	1,376	Ranch
R -06-10-326-011	11180 MILFORD RD	6/1/2022	401	03-ARM'S LENGTH	RRA	\$417,000	\$206,310	49.47	\$205.10	1,731	Colonial/2Sty
R -06-11-151-011	11545 HENSELL RD	9/6/2022	401	03-ARM'S LENGTH	RRA	\$240,000	\$150,770	62.82	\$88.37	1,867	Contemporary

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
R -06-11-176-007	11301 HENSELL RD	11/30/2022	401	03-ARM'S LENGTH	RRA	\$270,105	\$154,230	57.10	\$135.57	1,637	Ranch
R -06-11-200-033	11700 HIDDEN VALLEY TRL	3/28/2024	401	03-ARM'S LENGTH	RRA	\$490,000	\$252,770	51.59	\$255.16	1,658	Ranch
R -06-11-300-038	10890 ERINDALE CT	8/19/2022	401	03-ARM'S LENGTH	RRA	\$465,000	\$242,380	52.12	\$151.24	2,404	Colonial/2Sty
R -06-11-402-004	11041 HENSELL RD	6/29/2022	401	03-ARM'S LENGTH	RRA	\$452,000	\$216,580	47.92	\$229.08	1,693	Ranch
R -06-12-252-003	11322 EAGLE RD	10/7/2022	401	03-ARM'S LENGTH	RRA	\$349,900	\$216,490	61.87	\$105.73	2,756	TriLevel/Quad
R -06-13-400-034	10040 OLDE FARM TRL	4/1/2022	401	03-ARM'S LENGTH	RRA	\$360,000	\$166,140	46.15	\$216.03	1,352	Colonial/2Sty
R -06-13-400-042	9985 OLDE FARM TRL	1/12/2023	401	03-ARM'S LENGTH	RRA	\$435,600	\$210,890	48.41	\$162.59	2,241	Ranch
R -06-14-226-025	10555 APPOMATTOX ST	7/22/2022	401	03-ARM'S LENGTH	RRA	\$400,000	\$208,800	52.20	\$167.21	1,936	Colonial/2Sty
R -06-14-400-003	1835 PARKER RD	11/9/2023	401	03-ARM'S LENGTH	RRA	\$405,000	\$177,620	43.86	\$167.80	2,002	Bungalow
R -06-15-126-009	10591 MILFORD RD	6/30/2022	401	03-ARM'S LENGTH	RRA	\$321,000	\$164,120	51.13	\$132.43	2,081	Colonial/2Sty
R -06-15-200-017	10700 MILFORD RD	8/7/2023	401	03-ARM'S LENGTH	RRA	\$304,125	\$187,500	61.65	\$117.80	2,114	Colonial/2Sty
R -06-15-200-023	160 MILL OAK LN	2/2/2023	401	03-ARM'S LENGTH	RRA	\$409,000	\$200,680	49.07	\$172.96	2,101	Colonial/2Sty
R -06-15-200-046	400 E DAVISBURG RD	3/28/2023	401	03-ARM'S LENGTH	RRA	\$380,000	\$170,890	44.97	\$149.07	2,047	BiLevel
R -06-15-351-006	9860 BUCKHORN LAKE RD	7/28/2023	401	03-ARM'S LENGTH	RRA	\$385,000	\$125,550	32.61	\$205.28	1,344	Colonial/2Sty
R -06-17-300-028	2021 ROSE CENTER RD	11/2/2022	401	03-ARM'S LENGTH	RRA	\$169,000	\$106,830	63.21	\$73.28	1,428	SingleFamily
R -06-17-400-033	10325 FISH LAKE RD	11/16/2022	401	03-ARM'S LENGTH	RRA	\$300,000	\$177,710	59.24	\$79.82	2,014	Ranch
R -06-18-400-014	19310 HICKORY RIDGE RD	1/25/2023	401	03-ARM'S LENGTH	RRA	\$359,900	\$168,270	46.75	\$229.51	1,240	Ranch
R -06-18-400-018	11940 CALDWALLER RD	6/12/2023	401	03-ARM'S LENGTH	RRA	\$480,000	\$205,630	42.84	\$146.21	2,440	Bungalow
R -06-19-378-006	4113 ORCHARD ST	4/24/2023	401	03-ARM'S LENGTH	RRA	\$135,000	\$97,320	72.09	\$104.38	1,008	RaisedRanch
R -06-19-379-012	4060 SOUTH ST	6/9/2022	401	03-ARM'S LENGTH	RRA	\$105,000	\$50,450	48.05	\$87.33	873	Bungalow
R -06-21-201-020	9573 BLOOM HILL DR	5/6/2022	401	03-ARM'S LENGTH	RRA	\$201,000	\$112,000	55.72	\$103.56	1,600	BiLevel
R -06-21-201-021	9701 CAIRN CT	6/9/2023	401	03-ARM'S LENGTH	RRA	\$287,500	\$123,840	43.07	\$140.18	1,597	BiLevel
R -06-21-201-024	9750 CAIRN CT	4/19/2023	401	03-ARM'S LENGTH	RRA	\$200,000	\$104,800	52.40	\$100.47	1,280	Mobile/Modular
R -06-21-201-026	9690 CAIRN CT	11/2/2023	401	03-ARM'S LENGTH	RRA	\$355,000	\$168,720	47.53	\$167.10	1,824	Colonial/2Sty
R -06-21-376-002	1370 DEMODE RD	4/12/2023	401	03-ARM'S LENGTH	RRA	\$218,000	\$117,800	54.04	\$76.51	1,572	SingleFamily
R -06-21-426-008	9237 BUCKHORN LAKE RD	7/15/2022	401	19-MULTI PARCEL ARM'S LENGTH	RRA	\$379,900	\$194,360	51.16	\$124.55	1,749	Ranch
R -06-22-151-005	9580 BUCKHORN LAKE RD	7/7/2023	401	03-ARM'S LENGTH	RRA	\$339,900	\$177,890	52.34	\$128.08	2,088	Colonial/2Sty
R -06-22-176-005	9426 MILFORD RD	10/20/2023	401	03-ARM'S LENGTH	RRA	\$290,000	\$183,980	63.44	\$86.34	2,559	BiLevel
R -06-22-301-009	502 BLUE WATER DR	11/9/2022	401	03-ARM'S LENGTH	RRA	\$230,000	\$87,020	37.83	\$135.42	1,440	Colonial/2Sty
R -06-22-330-004	156 FRANKLIN ST	5/9/2023	401	03-ARM'S LENGTH	RRA	\$200,000	\$74,040	37.02	\$122.99	1,366	SingleFamily
R -06-22-332-011	227 FRANKLIN ST	7/5/2022	401	03-ARM'S LENGTH	RRA	\$305,000	\$140,690	46.13	\$106.66	2,538	SingleFamily
R -06-22-334-013	9070 WATER RD	11/2/2022	401	03-ARM'S LENGTH	RRA	\$189,000	\$95,010	50.27	\$119.53	1,263	Ranch
R -06-22-334-018	9130 WATER RD	1/23/2023	401	03-ARM'S LENGTH	RRA	\$180,000	\$109,450	60.81	\$72.91	1,450	Bungalow
R -06-22-451-003	205 DEMODE RD	4/6/2023	401	03-ARM'S LENGTH	RRA	\$144,000	\$97,120	67.44	\$84.39	1,021	Ranch
R -06-23-100-022	9505 JOEL RD	4/28/2022	401	03-ARM'S LENGTH	RRA	\$430,000	\$140,790	32.74	\$117.65	2,587	Log
R -06-23-200-004	9100 JOEL RD	3/5/2024	401	03-ARM'S LENGTH	RRA	\$540,000	\$190,730	35.32	\$219.17	1,742	SingleFamily
R -06-23-200-029	9701 KENYAN LAKE CT	3/6/2024	401	03-ARM'S LENGTH	RRA	\$375,000	\$179,660	47.91	\$216.43	1,364	Ranch
R -06-24-100-002	2500 PARKER RD	5/10/2023	401	03-ARM'S LENGTH	RRA	\$350,000	\$187,120	53.46	\$128.83	1,741	Ranch
R -06-24-200-023	9535 RYELLA LN	9/23/2022	401	03-ARM'S LENGTH	RRA	\$393,025	\$194,040	49.37	\$209.53	1,429	Ranch
R -06-26-301-004	8180 MILFORD RD	8/15/2022	401	03-ARM'S LENGTH	RRA	\$220,000	\$92,430	42.01	\$124.90	1,452	BiLevel
R -06-26-301-010	8080 MILFORD RD	5/19/2022	401	03-ARM'S LENGTH	RRA	\$425,000	\$196,450	46.22	\$195.56	1,780	Colonial/2Sty
R -06-26-301-013	1320 E ROSE CENTER RD	7/18/2022	401	03-ARM'S LENGTH	RRA	\$400,000	\$165,790	41.45	\$192.46	1,665	Colonial/2Sty
R -06-26-302-004	1289 E ROSE CENTER RD	11/16/2023	401	03-ARM'S LENGTH	RRA	\$270,000	\$113,290	41.96	\$158.41	1,375	BiLevel
R -06-29-300-005	7850 HICKORY RIDGE RD	8/30/2022	401	03-ARM'S LENGTH	RRA	\$260,000	\$177,050	68.10	\$92.55	1,468	Ranch
R -06-30-353-010	4691 WEBBERDALE DR	9/27/2023	401	03-ARM'S LENGTH	RRA	\$146,450	\$73,650	50.29	\$111.52	1,017	Ranch
R -06-30-426-007	8135 HICKORY RIDGE RD	12/29/2023	401	03-ARM'S LENGTH	RRA	\$370,000	\$157,430	42.55	\$196.30	1,560	TriLevel/Quad

Parcel Number	Street Address	Sale Date	Property Class	Terms of Sale	NBHD	Sale Price	Cur. Asmnt.	Ratio	\$/Sq.Ft.	Floor Area	Building Style
R -06-30-426-017	3360 TIPSICO TRL	8/19/2022	401	03-ARM'S LENGTH	RRA	\$294,900	\$154,190	52.29	\$136.69	1,794	Ranch
R -06-32-427-010	7014 BIG TRAIL RD	9/26/2023	401	03-ARM'S LENGTH	RRA	\$425,000	\$214,280	50.42	\$214.32	1,607	Ranch
R -06-33-300-009	1655 W MUNGER RD	5/5/2023	401	03-ARM'S LENGTH	RRA	\$413,000	\$218,910	53.00	\$156.43	2,006	SingleFamily
R -06-34-400-030	955 NATURE TRL	11/22/2022	401	19-MULTI PARCEL ARM'S LENGTH	RRA	\$410,000	\$255,920	62.42	\$102.85	2,354	SingleFamily
R -06-34-400-036	948 MUNGER RD	12/14/2023	401	03-ARM'S LENGTH	RRA	\$399,900	\$196,730	49.19	\$134.04	2,597	Colonial/2Sty
R -06-35-177-004	1861 E ROSE CENTER RD	9/18/2023	401	03-ARM'S LENGTH	RRA	\$235,000	\$114,970	48.92	\$119.57	1,599	TriLevel/Quad
R -06-36-251-003	3300 MAUREEN LN	1/9/2024	401	03-ARM'S LENGTH	RRA	\$490,000	\$269,450	54.99	\$117.07	3,107	Colonial/2Sty
R -06-36-351-005	2450 E ROSE CENTER RD	3/20/2024	401	03-ARM'S LENGTH	RRA	\$350,000	\$149,620	42.75	\$188.65	1,212	Ranch
R -06-36-400-019	3500 MAUREEN LN	11/18/2022	401	03-ARM'S LENGTH	RRA	\$375,000	\$206,000	54.93	\$148.64	1,939	Ranch