

Neighborhoods Used: 412.412 MANFRED SUB

202 E VINEWOOD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-60-005-000-00 11/08/2023 412 401 160,000 37,358
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 122,642 94,921 1.292



604 GOMAS CT
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-62-053-000-00 08/14/2023 412 401 102,000 37,625
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 64,375 86,125 0.747



314 NALDRETTE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-62-093-000-00 06/23/2023 412 401 150,000 35,773
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 114,227 101,379 1.127



107 NALDRETTE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-64-001-013-00 05/25/2023 412 401 125,000 26,032
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 98,968 99,089 0.999



703 KINGSWOOD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-62-102-000-00 05/18/2023 412 401 154,000 39,070
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 114,930 110,207 1.043



311 NALDRETTE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-62-075-000-00 05/03/2023 412 401 165,000 34,346
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 130,654 107,561 1.215



110 E FAUBLE ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-64-001-008-00 01/20/2023 412 401 153,000 25,881
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 2 STORY 80 127,119 142,673 0.891



507 MANFRED RD
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
020-60-042-000-00 01/20/2023 412 401 160,000 33,529
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STORY 60 126,471 114,175 1.108



Neighborhoods Used: 412.412 MANFRED SUB

314 NALDRETTE ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
020-62-093-000-00	12/06/2022 412	401	139,900	35,871	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	60	104,029	101,420	1.026



202 E PERRY ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
020-60-019-000-00	08/09/2022 412	401	150,000	30,538	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	60	119,462	95,922	1.245



116 E VINEWOOD ST

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
020-60-001-000-00	07/25/2022 412	401	160,000	30,038	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	1 STORY	60	129,962	96,900	1.341



