

Residential Land Sales 4/1/2021 - 3/31/2023

Property ID	Sale Date	Sale Price	Acreage	\$/PA
005-001-002-00	3/28/2022	\$ 1,400.00	0.75	\$ 1,867.00
004-166-010-00	2/7/2022	\$ 4,700.00	1	\$ 4,700.00
007-700-070-00	7/21/2021	\$ 5,500.00	1	\$ 5,500.00
002-336-014-00	5/5/2022	\$ 7,500.00	1.38	\$ 5,435.00
007-403-001-00	3/3/2022	\$ 8,000.00	1.5	\$ 5,333.00
002-316-011-00	9/13/2021	\$ 13,000.00	2	\$ 6,500.00
007-056-006-00	12/10/2021	\$ 21,000.00	3	\$ 7,000.00
002-251-018-60	8/16/2022	\$ 10,000.00	3.03	\$ 3,300.00
001-018-404-80	8/1/2021	\$ 12,000.00	4.61	\$ 2,755.00
004-017-015-40	11/2/2022	\$ 2,500.00	4.97	\$ 2,500.00
005-023-006-00	3/9/2022	\$ 17,000.00	5	\$ 3,400.00
007-256-002-60	1/11/2023	\$ 20,000.00	5	\$ 4,000.00
002-080-062-30	10/7/2022	\$ 13,700.00	5.02	\$ 2,729.00
002-325-005-00	7/27/2022	\$ 18,500.00	6	\$ 3,083.00
002-260-025-00	12/29/2021	\$ 19,900.00	6.2	\$ 3,210.00
002-327-010-00	10/26/2022	\$ 27,500.00	6.5	\$ 4,231.00
004-021-006-00	2/14/2023	\$ 10,000.00	7	\$ 1,429.00
002-317-010-10	1/25/2022	\$ 17,000.00	7.7	\$ 2,208.00
002-317-010-20	9/20/2021	\$ 20,000.00	7.75	\$ 2,581.00
004-007-015-00	8/23/2022	\$ 10,000.00	8	\$ 1,250.00
003-153-003-10	9/20/2021	\$ 10,000.00	8.28	\$ 1,208.00
002-080-060-50	4/11/2022	\$ 27,500.00	9.29	\$ 2,959.00
001-029-019-00	4/5/2022	\$ 15,000.00	9.8	\$ 1,531.00
001-008-006-00	6/28/2022	\$ 15,000.00	10	\$ 1,500.00
007-233-040-05	1/11/2023	\$ 27,500.00	10	\$ 2,750.00
002-273-015-00	3/2/2023	\$ 32,000.00	10	\$ 3,200.00
004-155-009-00	6/4/2021	\$ 27,500.00	10.1	\$ 2,723.00
054-025-116-00	10/28/2022	\$ 11,000.00	11.6	\$ 948.00
004-167-004-02	9/2/2021	\$ 30,000.00	13.1	\$ 2,290.08
007-093-009-00	9/16/2021	\$ 29,900.00	15.11	\$ 1,978.82
004-235-017-30	8/24/2022	\$ 27,000.00	16.02	\$ 1,685.00
007-064-009-00	4/19/2022	\$ 29,500.00	20	\$ 1,475.00
002-154-005-00	9/17/2021	\$ 30,000.00	20	\$ 1,500.00
005-134-011-40	4/28/2021	\$ 32,500.00	20	\$ 1,625.00
004-167-004-08	10/13/2021	\$ 28,500.00	20.52	\$ 1,389.00
004-166-005-10	3/31/2023	\$ 59,000.00	31	\$ 1,903.00
002-285-011-00	6/8/2021	\$ 26,000.00	31.9	\$ 815.05
007-005-004-00	7/5/2022	\$ 22,000.00	38.5	\$ 571.00
002-068-004-00	12/6/2022	\$ 43,000.00	39	\$ 1,103.00
004-161-010-00	5/19/2022	\$ 55,000.00	39	\$ 1,410.00
006-274-005-00	8/10/2022	\$ 42,500.00	40	\$ 1,063.00
001-061-001-50	7/6/2021	\$ 45,000.00	40	\$ 1,125.00
001-054-009-00	8/11/2021	\$ 48,000.00	40	\$ 1,200.00
001-008-203-00	11/4/2022	\$ 55,000.00	40	\$ 1,375.00
007-019-115-00	4/8/2022	\$ 40,000.00	43.15	\$ 927.00
003-162-000-50	9/17/2021	\$ 60,000.00	70	\$ 857.00
004-054-001-00	5/28/2021	\$ 82,500.00	80	\$ 1,031.00
006-001-006-50	10/29/2021	\$ 168,000.00	120	\$ 1,400.00
				\$ 116,552.95

Average: \$ 2,479.85

ACREAGE	VALUE
1	4400
1.5	6300
2	8400
2.5	8900
3	11700
4	12700
5	15000
7	16800
10	21400
15	26000
20	30700
25	37400
30	40800
40	44800
50	46900
100	109600

Adjusted Vacant land by 20% to reflect Swamp land	
ACREAGE	VALUE
1	800
1.5	1300
2	1700
2.5	1800
3	2300
4	2500
5	3000
7	3400
10	4200
15	5200
20	6100
25	7500
30	8200
40	9000
50	9400
100	22000