

Village Residential Sales 07/01/15 - 10/16/2017

NBHD	Class	SBL	Sale Date	Sale Price	Style	SFLA	\$/Sqft	Acres	Yblt	Bdrms	Bath/half	Address	Owner	15% Land Value
10	210	130.17-1-5	7/21/2016	161,900	Ranch	1454	111.35	0.38	1998	3	1/1	47 Hutton Circle	Paul Rickner	24,285
		143.10-2-76	12/16/2016	124,000	Ranch	1484	83.56	0.34	1986	3	2	2 Redfern Dr	Paul Davis	18,600
		143.10-2-80	8/28/2015	167,000	Colonial	1646	101.46	0.52	1985	3	2/1	35 Parnell Dr	James Wilkes, Jr	25,050
		143.10-2-86	7/28/2017	185,000	Colonial	1984	93.25	0.28	1987	4	2/1	11 Redfern Dr	Rory Pelliccia	27,750
		143.10-4-19	2/6/2017	232,909	Colonial	2090	111.44	0.35	2005	4	2/1	68 Parnell Dr	Daniel Crossen	34,936
		143.13-3-33	4/25/2016	240,000	Colonial	2588	92.74	1.93	1997	5	3	3 Shelter Cove	Tony Paul	36,000
		143.14-1-42	10/23/2015	152,500	Cape Cod	1520	100.33	0.28	1984	3	1/1	20 Parnell Dr	Michael Cutaia	22,875
		143.14-1-55	2/24/2016	155,000	Ranch	1406	110.24	0.28	1986	2	1/1	26 Parnell Dr	Eugene Wheeler	23,250
		143.14-1-57	9/6/2016	193,500	Ranch	1543	125.41	0.28	2005	3	2	19 Royce Dr	Thomas Fingland	29,025
		143.14-1-58	8/31/2017	175,000	Colonial	1544	113.34	0.28	2007	3	2/1	17 Royce Dr	Charles Lydon	26,250
		143.17-1-18	4/25/2016	144,900	Contemporary	1646	88.03	0.26	1986	3	2	2 Alicia Circle	Thomas Wicks	21,735
		143.17-1-37	9/27/2017	159,900	Colonial	1728	92.53	0.28	1998	3	2/1	88 Chiswick Dr	Nicholas Ebersold	23,985
		143.18-1-4	3/16/2016	136,500	Ranch	1414	96.53	0.28	1988	3	2	56 Chiswick Dr	Philip Salamone	20,475
		143.18-1-5	4/15/2016	167,500	Colonial	1952	85.81	0.28	1987	4	2/1	54 Chiswick Dr	James Mangefrida	25,125
		143.18-1-10	10/18/2016	156,000	Colonial	1628	95.82	0.4	1992	3	2/1	32 Chiswick Dr	Anthony Polidori	23,400
		143.18-1-32	9/13/2017	175,000	Cape Cod	1440	121.53	0.55	1997	3	2/1	61 Chiswick Dr	Philip Bridenbaugh	26,250
		143.18-1-34	12/9/2016	137,500	Cape Cod	1464	93.92	0.62	1998	4	2	65 Chiswick Dr	Michael Potla	20,625
		143.18-1-39	6/23/2017	174,900	Colonial	1742	100.40	0.39	1998	3	2/1	72 Chiswick Dr	Cameron Bechtold	26,235
		143.18-1-14	7/17/2017	164,000	Contemporary	1560	105.13	0.42	1987	4	2	25 Chiswick Dr	Sergii Stepanskyi	24,600
													Average	25,287
15	210	143.05-1-7	3/30/2017	209,900	Colonial	2006	104.64	0.54	1997	3	2/1	424 Kendall Rd	Eric Brace	31,485
		143.06-1-24	6/14/2016	147,000	Cape Cod	1803	81.53	0.32	1959	2	2	48 Ridgefield Dr	Robert Jones	22,050
		143.09-1-55	11/2/2015	125,000	Ranch	1538	81.27	0.3	1956	2	1	63 Park Rd	Scott Heveron	18,750
		143.10-1-14.1	8/22/2016	185,000	Old Style	2264	81.71	0.37	1935	4	3	84 E Buffalo St	Kevin Chandler	27,750
		143.10-1-20./110	8/30/2017	98,000	Cape Cod	1264	77.53	0.36	1950	4	1	5 Creekside Dr	Penny McKenzie	14,700
		143.10-1-28	7/28/2016	243,000	Old Style	2572	94.48	1	1920	4	2	58 E Buffalo St	Charles Moore	36,450
		143.10-2-12	6/23/2016	75,000	Ranch	1020	73.53	0.32	1977	3	2	18 Ridgefield Dr	Timothy Bell	11,250
		143.10-2-24	7/13/2015	105,000	Cape Cod	1378	76.20	0.32	1958	4	2	19 Ridgefield Dr	Michael Lyons	15,750
		143.11-1-11	9/25/2015	158,000	Split Level	1788	88.37	0.51	1977	4	1/2	119 E Buffalo St	Jonathan Placito	23,700
		143.11-1-12	9/25/2017	142,000	Ranch	1190	119.33	0.46	1978	2	2	117 E Buffalo St	Jamie Giovaninni	21,300
		143.13-1-14	5/16/2016	221,000	Old Style	2257	97.92	1	1880	4	2/1	63 W Buffalo St	Susan Holt-Hauck	33,150
													Average	23,303

15	220	143.11-1-1.1	12/23/2015	112,000	Old Style	2140	52.34	1.48	1850	3	2/1	15 Washington St	Michael Morris	16,800
		143.13-1-10	9/21/2016	120,000	Old Style	1524	78.74	0.2	1900	3	2	77 W Buffalo St	Clarence Babcock	18,000
		143.13-2-37	8/1/2016	100,000	Old Style	1944	51.44	0.22	1900	2	2	27 Fitch St	Kevin Lynch	15,000
		143.14-1-8	10/13/2017	120,000	Old Style	1860	64.52	0.34	1850	5	2	17 Baker St	Jamie Trovato	18,000
													Average	16,950
													Total Average	20,127