

**Town of Warren
Sales Analysis**

M/B/L/U		Use	Acres	Sale Date	Sale Price	Assessed Value	Ratio	ABS	Old Value	Old Ratio	Old Abs
232/160	EAGLE'S NEST RD	Vacant Land	2.62	10/20/2014	25,000	23,700	0.95	0.01	24,300	0.97	0.01
218/40	28 BREEZY POINT RD	Camp	0.53	2/24/2016	87,500	72,500	0.83	0.13	66,000	0.75	0.23
218/55	58 SWIMMING HOLE DR	Residential	1.20	4/16/2015	290,000	241,500	0.83	0.13	218,000	0.75	0.23
232/49	299 STUDIO ROAD	Mobile Home	0.46	10/27/2015	69,533	61,300	0.88	0.08	40,900	0.59	0.39
250/25	553 EAST SIDE RD	Residential	0.25	9/11/2014	30,000	27,300	0.91	0.05	29,800	0.99	0.01
244/8	286 NHRT 25	Residential	0.61	8/19/2015	145,000	133,500	0.92	0.04	112,100	0.77	0.21
218/14	79 BREEZY POINT RD	Mobile Home	2.40	3/20/2015	120,000	114,900	0.96	0.00	84,800	0.71	0.27
240/112	14 STANLEY'S LANE	Mobile Home	2.30	12/15/2015	115,000	110,800	0.96	0.00	119,200	1.04	0.06
223/1	839 LAKE TARLETON ROAD	Restaurant	5.10	6/1/2015	66,000	63,700	0.97	0.01	66,200	1.00	0.02
240/74	43 LAKE TARLETON ROAD	Residential	0.47	8/4/2014	42,300	44,000	1.04	0.08	84,100	1.99	1.01
218/62	SWIMMING HOLE DR	Camp	0.35	8/3/2015	29,933	32,900	1.10	0.14	29,200	0.98	0.00
249/7	359 BEECH HILL ROAD	Residential	5.30	12/2/2015	180,000	207,000	1.15	0.19	225,200	1.25	0.27
233/67	161 STUDIO ROAD	Mobile Home	2.70	12/1/2014	65,000	83,300	1.28	0.32	75,100	1.16	0.18
							New Median	0.96	Old Median	0.98	
							New COD	9.46	Old COD	22.65	