

2023 Land Sales Study

Parcel #	Address/location	Sale Price	Sale Date	Size	Rate	Land table
120-00-400-000-00	295 w Fifth St	\$10,900	12/2/2008	66 x 132	\$165/ ft	115 res
119-98-900-000-00	240 w Fourth st	\$20,000	10/29/2014	104 x 125	\$100 / ft w/ garage	115 res
19-87-700-000-00	VL W Third St	\$7,500	2/3/2021	res lot	\$100/ft	115 res
19-95-600-000-00	250 P O & N St	\$15,000	4/27/2022	55 front foot	\$272 / ft	115 res
120-11-200-000-20	186 Palmer ST	\$9,250	4/15/2013	75 x 142	\$123 / ft	140 res
119-85-225-040-00	574 e borland	\$18,000	9/25/2014	100x200	\$180 / ft	145 res
119-83-601-200-00	Lynn Court	\$8,000	9/19/2017	lot	\$133 / front foot	145 res
119-84-000-00000	545 S Almont Ave	\$25,000	12/5/2017	66x264	\$379 / front foot	145 res
19-85-216-040-00	1869 s blacks corners rd	\$145,861	6/21/2018	21.76 ac	6703/acre	145 res
19-74-200-002-00	Imlay city rd/Cedar	\$70,000	5/27/2021	16.348 acres	\$4281/acre	Ag
19-77-000-008-00	E Capac Rd	\$165,151	2/17/2022	39204 sq ft	\$421 / sq ft	Comm M-21
19-82-200-000-10	vl n cedar st	\$29,000	7/13/2014	16901 sq ft	\$1.71 / sq ft	Comm N Cedar
119-82-800-000-00	VL S Cedar St	\$130,000	2/17/2012	37589 sq ft	\$3.46/ sq ft	comm S Cedar
119-85-251-040-01	VL S Cedar St	\$350,000	11/29/2012	78609 sq ft	4.45 / sq ft	comm S Cedar
119-82-800-000-00	VL S Cedar St	\$230,000	7/28/2015		37589 \$6.11/sq ft	comm S Cedar
119-83-207-100-20,30,40	VL S Cedar St	\$150,000	7/31/2015	2+ acres	1.71 / sq ft	comm S Cedar
19-83-207-100-20	S Cedar St	\$290,000	1/27/2022	37,462 sq ft	\$7.74 / sq ft	comm S Cedar
19-85-219-040-91	1921 william imlay	\$25,500	12/4/2020	condo lot	25,500 / lot	imlay place
19-85-219-040-87	1929 william imlay	\$25,500	12/13/2020	condo lot	25,500 / lot	imlay place
119-85-219-040-34,35,36	ken brown crt condos	\$80,000	8/14/2014	per lot	\$20,000 / condo lot	imlay place
119-85-219-040-55-58	Stoldt ave	\$174,900	10/30/2014	condo lots	\$21,750/ lot	imlay place
19-85-219-040-90	1923 william imlay	\$25,500	12/29/2020	condo lot	\$25,500/lot	imlay place
19-83-021-019-40	Folk Ct	\$78,000	1/29/2018	7.9 acres	0.25 / sq ft	Industrial
19-85-200-300-00	VL Ind Pkway	\$75,000	8/5/2020	3.32 ac	0.518 / sq ft	Industrial
19-85-256-040-50	VL S Almont Ave	\$80,000	1/2/2020	1.558 ac	\$1.18/ sq ft	Industrial
19-82-000-000-00	148, 150, 154 N Cedar	\$70,000	4/14/2022	199,853 sq ft	\$0.35 / sq ft	Industrial/ N Ced.
19-74-200-001-00	Cedar St	\$315,000	5/28/2021	110,906 sq ft	\$2.84 / sq ft	Industrial/ N Ced.
19-85-244-040-00	1839 s almont ave	\$215,000	6/16/2017	4.0 acres	\$1.23/sq foot	N Cedar
19-85-220-220-20	6678 Newark Rd	\$49,000	8/6/2019	0.984 ac	1.14/ sq foot	N Cedar
19-85-220-040-00	6709 newark rd	\$63,000	6/30/2021	comm	0.71/ sq foot	N Cedar
19-85-220-230-00	VL Newark Rd	\$300,000	1/12/2022	242272 sq ft	\$.685 cents per sq ft	Near S Cedar
19-85-259-040-00	6696 newark rd	\$275,000	9/14/2022	159,399 sq ft	\$1.133 / sq ft	Near S Cedar
19-85-248-045-00	S Almont/Newark	\$325,000			\$2.00/ sq ft	Near S Cedar

\$180/ft

\$180/ft

\$4,500/acre

\$700/sq ft

\$3,000/lot

\$1,000/sq ft + 9000

2.75/sg ft

1.50/sg ft

19-85-256-040-20
 19-84-700-010-19
 19-80-900-000-00
 19-80-901-001-00
 19-80-802-000-00
 19-81-800-000-00
 19-81-700-000-00
 19-85-260-040-00
 19-85-256-040-00

VL Newark Rd
 Unit 19 Schoolhouse

\$150,000
 \$39,000

12/16/2022 81,522 sq ft
 10/20/2022 66 ft

\$1.84/ sq ft
 \$590 / ft

near S Cedar
 Weston Hills -S-02

N
 Downtown Wynn. 75/ sq ft sum all Wynn.

100 - 160
 105 - 11
 110 - 160/55
 120 - 120/55 sum 115 vhs
 130 - 5/60 - one/9/11
 135 - 4/80 180/55 - better area
 140 - 130/55
 166 - 72/55 - residential sale historical
 same 11 condos - 8500 / site historical