

2320 Barlow Area

Parcel Number	Street Address	Sale Date	Adj. Sale \$	Cur. Appraisal	Land + Yard	Bldg. Residual	Cost Man. \$	E.C.F.	Floor Area	\$/Sq.Ft.	ECF Area	Dev. by Mean (%)	Use Code	Land Value	Other Parcels in Sale	
05-014-010-10	1670 BARLOW ST	07/19/21	\$780,785	\$793,729	\$275,438	\$505,347	\$449,515	1.124	12,589	\$40.14	2320	18.1298	WAREHOUSES	\$246,480		
05-046-083-00	821 ROBINWOOD CT	05/24/21	\$320,000	\$353,650	\$119,671	\$200,329	\$202,931	0.987	3,636	\$55.10	2320	4.4274	IND LOFT	\$114,087		
05-046-089-00	869 ROBINWOOD CT	07/16/20	\$225,000	\$292,044	\$120,119	\$104,881	\$146,590	0.715	3,600	\$29.13	2320	22.7433	FITNESS	\$114,087		
05-046-099-00	836 ROBINWOOD CT	08/06/21	\$289,000	\$320,997	\$143,827	\$145,173	\$153,660	0.945	3,200	\$45.37	2320	0.1861	IND ENG	\$138,748		
<b>Totals:</b>			<b>\$1,614,785</b>	<b>\$1,760,420</b>		<b>\$955,730</b>	<b>\$952,696</b>			<b>\$42.43</b>		<b>6.0279</b>				
								<b>E.C.F. =&gt;</b>	<b>1.003</b>	<b>Std. Devlation=&gt;</b>		<b>0.16986134</b>				
								<b>Ave. E.C.F. =&gt;</b>	<b>0.943</b>	<b>Ave. Variance=&gt;</b>		<b>11.3717</b>	<b>Coefficient of Var=&gt;</b>	<b>12.06023045</b>		
05-046-091-00	885 ROBINWOOD CT	07/02/20	\$284,300	\$151,098	\$6,823	\$277,477	\$116,351	2.385	4,525	\$61.32	2320	144.1925	IND LOFT	\$0		
05-280-011-10	3000 N KEYSTONE RD	07/06/20	\$135,000	\$85,249	\$50,088	\$84,912	\$28,356	2.995	990	\$85.77	2320	205.1630	IND LIGHT	\$44,852		
05-187-008-10	1701 PARK DR	03/25/21	\$1,750,000	\$1,436,528	\$226,557	\$1,523,443	\$1,049,411	1.452	37,788	\$40.32	2320	50.8806	IND LIGHT	\$156,695		