



## SALES BY ECF BY STYLE

**04 City of Berkley**

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
<b>CVL</b>									<b>.00</b>	<b>\$</b>
<b>IND</b>									<b>.00</b>	<b>\$</b>
<b>K-3</b>									<b>.00</b>	<b>\$</b>
<b>K-4</b>									<b>.00</b>	<b>\$</b>
<b>KHC</b>									<b>.00</b>	<b>\$</b>
<b>KHC</b>									<b>.00</b>	<b>\$</b>
<b>KHC</b>									<b>.00</b>	<b>\$</b>
<b>KHC</b>									<b>.00</b>	<b>\$</b>
04-25-16-354-038	700 11 MILE RD	12/05/2023	401	03-ARM'S LENG	R11	315,000	194,470	2005	61.74	\$231.96
04-25-17-460-039	1306 11 MILE RD	11/22/2023	401	03-ARM'S LENG	R11	273,000	143,500	1951	52.56	\$272.73
04-25-17-480-018	1060 11 MILE RD	10/20/2023	401	03-ARM'S LENG	R11	276,500	131,420	1952	47.53	\$250.45
04-25-17-460-036	1348 11 MILE RD	07/25/2023	401	03-ARM'S LENG	R11	250,000	133,540	1951	53.42	\$209.38
04-25-17-459-017	1624 11 MILE RD	04/28/2023	401	03-ARM'S LENG	R11	225,000	105,180	1958	46.75	\$262.24
04-25-17-460-045	1240 11 MILE RD	04/14/2023	401	03-ARM'S LENG	R11	277,900	137,580	1952	49.51	\$254.49
<b>R11</b>	<b>6</b>					<b>1,617,400</b>	845,690		<b>2.38</b>	<b>\$246.87</b>
04-25-07-408-010	3866 GARDNER AVE	03/20/2025	401	03-ARM'S LENG	R-3	407,500	142,500	1950	34.97	\$292.53
04-25-07-383-007	3600 PHILLIPS AVE	03/14/2025	401	03-ARM'S LENG	R-3	232,000	122,860	1947	52.96	\$192.85
04-25-07-385-024	3617 BUCKINGHAM AVE	03/13/2025	401	03-ARM'S LENG	R-3	235,000	58,680	0	24.97	\$254.88
04-25-07-379-004	3956 OAKSHIRE AVE	03/11/2025	401	03-ARM'S LENG	R-3	400,000	123,450	1947	30.86	\$400.00

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## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-07-382-023	3629 PHILLIPS AVE	03/03/2025	401	03-ARM'S LENG	R-3	326,000	255,370	2015	78.33	\$193.82
04-25-07-352-021	3911 THOMAS AVE	02/21/2025	401	03-ARM'S LENG	R-3	215,000	139,140	1947	64.72	\$180.67
04-25-07-409-022	3863 ROBINA AVE	02/19/2025	401	03-ARM'S LENG	R-3	170,000	126,520	0	74.42	\$170.00
04-25-07-302-002	4272 ELLWOOD AVE	02/12/2025	401	03-ARM'S LENG	R-3	280,000	146,600	1941	52.36	\$184.57
04-25-07-355-021	3625 ELLWOOD AVE	01/23/2025	401	03-ARM'S LENG	R-3	140,000	118,230	1941	84.45	\$206.79
04-25-07-407-047	3990 TYLER AVE	01/23/2025	401	03-ARM'S LENG	R-3	320,000	394,020	2025	123.13	\$0.00
04-25-07-401-022	4289 TYLER AVE	01/21/2025	401	03-ARM'S LENG	R-3	230,000	118,160	1947	51.37	\$247.58
04-25-07-407-048	3956 TYLER AVE	01/10/2025	402	03-ARM'S LENG	R-3	160,000	325,880	2025	203.68	\$0.00
04-25-07-382-023	3629 PHILLIPS AVE	01/07/2025	401	03-ARM'S LENG	R-3	323,149	255,370	2015	79.03	\$192.12
04-25-07-451-023	3629 TYLER AVE	01/03/2025	401	03-ARM'S LENG	R-3	285,000	125,400	1927	44.00	\$244.43
04-25-07-330-001	4296 ROYAL AVE	12/30/2024	401	03-ARM'S LENG	R-3	292,000	133,110	1949	45.59	\$314.32
04-25-07-303-010	4114 THOMAS AVE	12/23/2024	401	03-ARM'S LENG	R-3	280,000	126,730	1948	45.26	\$322.21
04-25-07-354-023	3875 PRAIRIE AVE	12/17/2024	401	03-ARM'S LENG	R-3	205,000	124,340	1947	60.65	\$292.02
04-25-07-383-013	3528 PHILLIPS AVE	12/06/2024	401	03-ARM'S LENG	R-3	357,500	135,100	1955	37.79	\$307.66
04-25-07-382-047	3565 PHILLIPS AVE	12/05/2024	401	03-ARM'S LENG	R-3	301,343	107,290	1944	35.60	\$344.39
04-25-07-330-008	4166 ROYAL AVE	11/27/2024	401	03-ARM'S LENG	R-3	308,000	132,020	1949	42.86	\$330.12
04-25-07-404-031	4291 ROBINA AVE	11/26/2024	401	03-ARM'S LENG	R-3	273,000	126,510	1944	46.34	\$345.13
04-25-07-379-004	3956 OAKSHIRE AVE	11/21/2024	401	03-ARM'S LENG	R-3	185,000	123,450	1947	66.73	\$185.00
04-25-07-382-008	3614 BACON AVE	11/17/2024	401	03-ARM'S LENG	R-3	399,000	200,920	1929	50.36	\$275.74
04-25-07-408-002	3990 GARDNER AVE	11/14/2024	401	03-ARM'S LENG	R-3	279,900	123,280	1955	44.04	\$300.64
04-25-07-378-035	3843 OAKSHIRE AVE	11/08/2024	401	03-ARM'S LENG	R-3	287,000	128,870	1974	44.90	\$296.18
04-25-07-403-031	4069 GRIFFITH AVE	11/04/2024	401	03-ARM'S LENG	R-3	230,000	160,600	1943	69.83	\$203.72
04-25-07-378-029	3801 OAKSHIRE AVE	10/30/2024	401	03-ARM'S LENG	R-3	246,130	135,190	1924	54.93	\$187.17
04-25-07-452-042	3676 TYLER AVE	10/25/2024	401	03-ARM'S LENG	R-3	350,500	167,620	1991	47.82	\$236.66
04-25-07-454-014	3526 GRIFFITH AVE	10/21/2024	401	03-ARM'S LENG	R-3	322,000	137,940	1949	42.84	\$322.00
04-25-07-451-029	3555 TYLER AVE	10/09/2024	401	03-ARM'S LENG	R-3	278,000	121,460	1955	43.69	\$274.16
04-25-07-453-046	3550 GARDNER AVE	10/02/2024	401	03-ARM'S LENG	R-3	450,000	232,620	2006	51.69	\$263.00
04-25-07-302-038	4073 THOMAS AVE	09/30/2024	401	03-ARM'S LENG	R-3	337,750	147,170	1946	43.57	\$371.97
04-25-07-378-033	3733 OAKSHIRE AVE	09/30/2024	401	03-ARM'S LENG	R-3	250,000	111,200	1949	44.48	\$263.71

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-07-401-032	4119 TYLER AVE	09/30/2024	401	03-ARM'S LENG	R-3	290,000	150,890	1950	52.03	\$315.22
04-25-07-383-039	3679 OAKSHIRE AVE	09/25/2024	401	03-ARM'S LENG	R-3	611,000	288,410	2015	47.20	\$283.00
04-25-07-407-048	3956 TYLER AVE	09/23/2024	402	03-ARM'S LENG	R-3	1	325,880	2025	32588000.00	\$0.00
04-25-07-301-018	4291 ELLWOOD AVE	09/19/2024	401	03-ARM'S LENG	R-3	182,000	131,580	1943	72.30	\$268.44
04-25-07-403-024	4223 GRIFFITH AVE	09/19/2024	401	03-ARM'S LENG	R-3	215,000	165,860	1944	77.14	\$170.36
04-25-07-451-054	3653 TYLER AVE	09/19/2024	401	03-ARM'S LENG	R-3	490,000	231,780	2013	47.30	\$321.94
04-25-07-326-036	4093 BACON AVE	09/16/2024	401	03-ARM'S LENG	R-3	533,000	249,100	2011	46.74	\$332.09
04-25-07-455-012	3526 ROBINA AVE	09/12/2024	401	03-ARM'S LENG	R-3	350,000	156,930	1928	44.84	\$194.99
04-25-07-401-035	4071 TYLER AVE	08/29/2024	401	03-ARM'S LENG	R-3	274,900	109,780	1950	39.93	\$299.13
04-25-07-303-027	4095 CUMMINGS AVE	08/05/2024	401	03-ARM'S LENG	R-3	315,000	134,360	1948	42.65	\$342.76
04-25-07-356-006	3612 ELLWOOD AVE	07/31/2024	401	03-ARM'S LENG	R-3	180,000	112,500	0	62.50	\$260.87
04-25-07-455-010	3550 ROBINA AVE	07/22/2024	401	03-ARM'S LENG	R-3	213,000	131,670	1927	61.82	\$169.86
04-25-07-381-008	3540 PRAIRIE AVE	06/21/2024	401	03-ARM'S LENG	R-3	265,000	122,670	1947	46.29	\$378.03
04-25-07-351-020	3931 ELLWOOD AVE	06/18/2024	401	03-ARM'S LENG	R-3	195,000	116,600	1942	59.79	\$283.84
04-25-07-406-038	3974 BUCKINGHAM AVE	06/18/2024	401	03-ARM'S LENG	R-3	535,000	236,050	2013	44.12	\$351.97
04-25-07-327-010	4093 PHILLIPS AVE	06/17/2024	401	03-ARM'S LENG	R-3	245,000	112,230	1949	45.81	\$331.53
04-25-07-404-030	4292 GRIFFITH AVE	06/07/2024	401	03-ARM'S LENG	R-3	330,000	179,190	1988	54.30	\$294.64
04-25-07-330-038	4119 BUCKINGHAM AVE	06/06/2024	401	03-ARM'S LENG	R-3	590,000	291,140	2023	49.35	\$311.51
04-25-07-304-018	4271 PRAIRIE AVE	05/24/2024	401	03-ARM'S LENG	R-3	299,900	137,680	1949	45.91	\$355.33
04-25-07-401-004	4236 BUCKINGHAM AVE	05/24/2024	401	03-ARM'S LENG	R-3	250,000	111,820	1947	44.73	\$358.68
04-25-07-401-010	4166 BUCKINGHAM AVE	05/23/2024	401	03-ARM'S LENG	R-3	380,000	185,030	1947	48.69	\$328.72
04-25-07-377-026	3907 PHILLIPS AVE	05/17/2024	401	03-ARM'S LENG	R-3	320,000	124,210	1949	38.82	\$361.99
04-25-07-383-028	3541 OAKSHIRE AVE	05/16/2024	401	03-ARM'S LENG	R-3	255,000	140,280	1953	55.01	\$184.78
04-25-07-356-025	3559 THOMAS AVE	05/03/2024	401	03-ARM'S LENG	R-3	249,500	130,100	1941	52.14	\$365.84
04-25-07-408-008	3874 GARDNER AVE	04/30/2024	401	03-ARM'S LENG	R-3	215,000	103,930	1925	48.34	\$234.20
04-25-07-380-026	3843 BUCKINGHAM AVE	04/19/2024	401	03-ARM'S LENG	R-3	245,000	121,120	1960	49.44	\$232.89
04-25-07-302-020	4231 THOMAS AVE	04/18/2024	401	03-ARM'S LENG	R-3	265,000	145,820	1947	55.03	\$283.12
04-25-07-402-009	4154 TYLER AVE	04/04/2024	401	03-ARM'S LENG	R-3	340,000	141,240	1949	41.54	\$366.38
04-25-07-406-034	3845 TYLER AVE	03/27/2024	401	03-ARM'S LENG	R-3	250,000	124,090	1970	49.64	\$269.40

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04-25-07-408-010	3866 GARDNER AVE	03/27/2024	401	03-ARM'S LENG	R-3	220,000	142,500	1950	64.77	\$157.93
04-25-07-356-021	3625 THOMAS AVE	03/22/2024	401	03-ARM'S LENG	R-3	282,000	139,300	1941	49.40	\$329.05
04-25-07-304-008	4160 CUMMINGS AVE	03/20/2024	401	03-ARM'S LENG	R-3	405,000	165,210	1949	40.79	\$435.48
04-25-07-353-014	3754 THOMAS AVE	03/12/2024	401	03-ARM'S LENG	R-3	290,000	143,870	1941	49.61	\$284.31
04-25-07-352-012	3796 ELLWOOD AVE	03/08/2024	401	03-ARM'S LENG	R-3	195,000	130,880	1941	67.12	\$200.21
04-25-07-380-045	3890 ROYAL AVE	02/29/2024	401	03-ARM'S LENG	R-3	600,000	288,600	2016	48.10	\$314.63
04-25-07-385-005	3622 ROYAL AVE	02/27/2024	401	03-ARM'S LENG	R-3	335,000	153,570	1955	45.84	\$339.07
04-25-07-410-009	3848 ROBINA AVE	02/27/2024	401	03-ARM'S LENG	R-3	345,000	193,450	1943	56.07	\$224.46
04-25-07-353-024	3859 CUMMINGS AVE	01/12/2024	401	03-ARM'S LENG	R-3	275,000	132,400	1943	48.15	\$325.83
04-25-07-358-013	3494 CUMMINGS AVE	01/05/2024	401	03-ARM'S LENG	R-3	292,000	143,100	1948	49.01	\$320.88
04-25-07-328-017	4014 PHILLIPS AVE	12/29/2023	401	03-ARM'S LENG	R-3	226,000	111,760	1948	49.45	\$230.14
04-25-07-452-018	3675 GARDNER AVE	11/29/2023	401	03-ARM'S LENG	R-3	235,000	114,230	1953	48.61	\$329.13
04-25-07-381-045	3596 PRAIRIE AVE	11/28/2023	401	03-ARM'S LENG	R-3	321,000	174,270	1987	54.29	\$308.65
04-25-07-453-020	3657 GRIFFITH AVE	11/28/2023	401	03-ARM'S LENG	R-3	330,000	148,690	1948	45.06	\$330.66
04-25-07-385-027	3571 BUCKINGHAM AVE	11/27/2023	401	03-ARM'S LENG	R-3	264,000	130,080	1949	49.27	\$366.67
04-25-07-353-011	3814 THOMAS AVE	11/03/2023	401	03-ARM'S LENG	R-3	272,500	130,200	1941	47.78	\$317.60
04-25-07-352-015	3734 ELLWOOD AVE	11/01/2023	401	03-ARM'S LENG	R-3	200,000	137,560	1939	68.78	\$181.49
04-25-07-382-005	3648 BACON AVE	10/24/2023	401	03-ARM'S LENG	R-3	225,000	128,440	1937	57.08	\$230.30
04-25-07-354-019	3951 PRAIRIE AVE	10/23/2023	401	03-ARM'S LENG	R-3	305,000	149,650	1947	49.07	\$280.85
04-25-07-380-039	3753 BUCKINGHAM AVE	10/18/2023	401	03-ARM'S LENG	R-3	340,000	172,330	1996	50.69	\$310.50
04-25-07-353-025	3845 CUMMINGS AVE	10/17/2023	401	03-ARM'S LENG	R-3	330,000	173,730	1947	52.65	\$251.52
04-25-07-406-012	3806 BUCKINGHAM AVE	10/11/2023	401	03-ARM'S LENG	R-3	230,000	128,800	1958	56.00	\$257.27
04-25-07-304-005	4212 CUMMINGS AVE	09/22/2023	401	03-ARM'S LENG	R-3	295,000	143,940	1950	48.79	\$346.24
04-25-07-302-021	4211 THOMAS AVE	09/01/2023	401	03-ARM'S LENG	R-3	285,000	140,640	1947	49.35	\$335.69
04-25-07-403-022	4291 GRIFFITH AVE	08/29/2023	401	03-ARM'S LENG	R-3	265,000	160,000	1945	60.38	\$226.11
04-25-07-454-023	3645 ROBINA AVE	08/29/2023	401	03-ARM'S LENG	R-3	297,000	154,530	1942	52.03	\$293.77
04-25-07-401-002	4290 BUCKINGHAM AVE	08/28/2023	401	03-ARM'S LENG	R-3	228,000	108,110	1947	47.42	\$334.31
04-25-07-357-002	3676 THOMAS AVE	08/25/2023	401	03-ARM'S LENG	R-3	275,000	139,590	1948	50.76	\$286.16
04-25-07-378-013	3796 PHILLIPS AVE	08/18/2023	401	03-ARM'S LENG	R-3	360,000	150,470	1951	41.80	\$369.61

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Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-07-380-048	3933 BUCKINGHAM AVE	08/18/2023	401	03-ARM'S LENG	R-3	650,000	302,730	2018	46.57	\$294.65
04-25-07-330-037	4141 BUCKINGHAM AVE	08/14/2023	401	03-ARM'S LENG	R-3	490,000	230,720	2009	47.09	\$332.88
04-25-07-380-014	3758 ROYAL AVE	08/09/2023	401	03-ARM'S LENG	R-3	227,000	116,140	1962	51.16	\$214.76
04-25-07-328-033	4013 OAKSHIRE AVE	08/07/2023	401	03-ARM'S LENG	R-3	505,000	219,520	1947	43.47	\$348.28
04-25-07-330-009	4142 ROYAL AVE	07/31/2023	401	03-ARM'S LENG	R-3	300,000	152,480	1949	50.83	\$322.58
04-25-07-356-014	3478 ELLWOOD AVE	07/31/2023	401	03-ARM'S LENG	R-3	229,000	129,210	1950	56.42	\$331.88
04-25-07-327-004	4070 BACON AVE	07/28/2023	401	03-ARM'S LENG	R-3	230,000	139,180	1948	60.51	\$164.40
04-25-07-381-007	3560 PRAIRIE AVE	07/20/2023	401	03-ARM'S LENG	R-3	255,000	154,450	1947	60.57	\$233.73
04-25-07-330-029	4071 BUCKINGHAM AVE	07/18/2023	401	03-ARM'S LENG	R-3	316,000	142,510	1952	45.10	\$272.18
04-25-07-377-039	3733 PHILLIPS AVE	06/29/2023	401	03-ARM'S LENG	R-3	299,000	168,060	1969	56.21	\$249.37
04-25-07-384-046	3563 ROYAL AVE	06/27/2023	401	03-ARM'S LENG	R-3	295,000	173,720	1993	58.89	\$203.17
04-25-07-379-007	3906 OAKSHIRE AVE	06/21/2023	401	03-ARM'S LENG	R-3	335,000	144,750	1947	43.21	\$359.83
04-25-07-409-020	3907 ROBINA AVE	06/20/2023	401	03-ARM'S LENG	R-3	247,000	151,070	1941	61.16	\$249.75
04-25-07-302-011	4114 ELLWOOD AVE	06/16/2023	401	03-ARM'S LENG	R-3	705,500	363,810	2019	51.57	\$288.43
04-25-07-406-009	3856 BUCKINGHAM AVE	06/05/2023	401	03-ARM'S LENG	R-3	312,000	146,580	1955	46.98	\$338.39
04-25-07-401-041	4014 BUCKINGHAM AVE	05/31/2023	401	03-ARM'S LENG	R-3	655,000	293,240	2017	44.77	\$315.81
04-25-07-381-023	3603 BACON AVE	05/12/2023	401	03-ARM'S LENG	R-3	315,000	130,640	1954	41.47	\$345.39
04-25-07-454-011	3562 GRIFFITH AVE	05/12/2023	401	03-ARM'S LENG	R-3	360,000	140,510	1947	39.03	\$329.37
04-25-07-302-037	4095 THOMAS AVE	05/02/2023	401	03-ARM'S LENG	R-3	585,000	306,660	2013	52.42	\$299.08
04-25-07-302-003	4252 ELLWOOD AVE	04/28/2023	401	03-ARM'S LENG	R-3	595,000	306,010	2018	51.43	\$306.86
04-25-07-452-049	3578 TYLER AVE	04/28/2023	401	03-ARM'S LENG	R-3	578,000	298,870	2016	51.71	\$285.43
04-25-07-383-026	3565 OAKSHIRE AVE	04/27/2023	401	03-ARM'S LENG	R-3	358,000	152,930	1949	42.72	\$326.05
04-25-07-404-002	4238 GRIFFITH AVE	04/24/2023	401	03-ARM'S LENG	R-3	245,000	140,390	1945	57.30	\$309.73
04-25-07-328-004	4236 PHILLIPS AVE	04/24/2023	401	03-ARM'S LENG	R-3	254,000	137,110	1947	53.98	\$175.66
04-25-07-385-018	3679 BUCKINGHAM AVE	04/17/2023	401	03-ARM'S LENG	R-3	300,000	157,860	1924	52.62	\$214.75
04-25-07-383-038	3689 OAKSHIRE AVE	04/14/2023	401	03-ARM'S LENG	R-3	600,000	291,950	2015	48.66	\$302.11
04-25-07-383-001	3690 PHILLIPS AVE	04/06/2023	401	03-ARM'S LENG	R-3	275,000	205,440	1928	74.71	\$190.71
04-25-07-330-023	4179 BUCKINGHAM AVE	04/03/2023	401	03-ARM'S LENG	R-3	225,000	105,450	1947	46.87	\$323.74
<b>R-3</b>	<b>119</b>					<b>37,502,073</b>	19,571,430		<b>2.37</b>	<b>\$276.43</b>

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-18-253-031	2651 GRIFFITH AVE	03/27/2025	401	03-ARM'S LENG	R36	266,000	136,090	1961	51.16	\$289.76
04-25-18-276-014	2676 WAKEFIELD RD	03/18/2025	401	03-ARM'S LENG	R36	356,500	124,710	1947	34.98	\$387.50
04-25-18-179-002	2866 ROYAL AVE	03/14/2025	401	03-ARM'S LENG	R36	269,000	141,060	1928	52.44	\$327.65
04-25-18-253-038	3110 CATALPA DR	03/14/2025	401	03-ARM'S LENG	R36	220,000	122,370	1951	55.62	\$278.83
04-25-18-209-001	3184 GRIFFITH AVE	03/11/2025	401	03-ARM'S LENG	R36	280,000	133,370	1941	47.63	\$297.56
04-25-18-227-027	3348 KIPLING AVE	02/28/2025	401	03-ARM'S LENG	R36	225,000	125,510	1920	55.78	\$235.85
04-25-18-178-024	2853 ROYAL AVE	02/24/2025	401	03-ARM'S LENG	R36	250,000	137,080	1947	54.83	\$247.52
04-25-18-130-002	3174 BACON AVE	02/21/2025	401	03-ARM'S LENG	R36	362,500	171,300	1949	47.26	\$254.21
04-25-18-252-025	2757 GARDNER AVE	02/18/2025	401	03-ARM'S LENG	R36	400,000	144,140	1915	36.04	\$310.08
04-25-18-102-015	3340 ELLWOOD AVE	02/04/2025	401	03-ARM'S LENG	R36	260,000	61,370	0	23.60	\$332.91
04-25-18-207-028	3059 GARDNER AVE	02/03/2025	401	03-ARM'S LENG	R36	293,000	135,120	1930	46.12	\$297.76
04-25-18-209-001	3184 GRIFFITH AVE	01/31/2025	401	03-ARM'S LENG	R36	229,000	133,370	1941	58.24	\$243.36
04-25-18-106-024	3175 THOMAS AVE	01/14/2025	401	03-ARM'S LENG	R36	200,000	124,920	1948	62.46	\$216.22
04-25-18-104-035	3269 BACON AVE	12/20/2024	401	03-ARM'S LENG	R36	296,800	162,160	1975	54.64	\$297.10
04-25-18-127-013	3226 PHILLIPS AVE	12/20/2024	401	03-ARM'S LENG	R36	550,000	250,410	1928	45.53	\$261.90
04-25-18-210-040	2942 ROBINA AVE	12/12/2024	401	03-ARM'S LENG	R36	200,000	110,560	1920	55.28	\$231.48
04-25-18-209-009	3060 GRIFFITH AVE	12/03/2024	401	03-ARM'S LENG	R36	395,000	134,690	1939	34.10	\$385.74
04-25-18-151-032	2679 ELLWOOD AVE	11/26/2024	401	03-ARM'S LENG	R36	227,500	136,800	1941	60.13	\$293.93
04-25-18-106-008	3110 ELLWOOD AVE	11/25/2024	401	03-ARM'S LENG	R36	229,000	124,600	1947	54.41	\$247.57
04-25-18-251-007	2784 BUCKINGHAM AVE	11/22/2024	401	03-ARM'S LENG	R36	200,000	124,730	1960	62.37	\$231.48
04-25-18-232-031	2993 KENMORE RD	11/18/2024	401	03-ARM'S LENG	R36	347,000	158,150	1920	45.58	\$245.23
04-25-18-152-024	2699 THOMAS AVE	11/14/2024	401	03-ARM'S LENG	R36	182,000	140,210	1941	77.04	\$233.33
04-25-18-106-029	3121 THOMAS AVE	11/06/2024	401	03-ARM'S LENG	R36	336,000	119,320	1947	35.51	\$361.29
04-25-18-209-024	3127 ROBINA AVE	11/06/2024	401	03-ARM'S LENG	R36	285,000	145,990	1957	51.22	\$270.91
04-25-18-178-005	2824 OAKSHIRE AVE	11/04/2024	401	03-ARM'S LENG	R36	360,000	164,970	1952	45.83	\$357.14
04-25-18-101-031	3225 ELLWOOD AVE	10/24/2024	401	03-ARM'S LENG	R36	280,000	120,150	1947	42.91	\$301.08
04-25-18-232-001	3186 CUMBERLAND RD	10/21/2024	401	03-ARM'S LENG	R36	352,000	158,340	1978	44.98	\$280.93
04-25-18-154-022	2715 BACON AVE	10/10/2024	401	03-ARM'S LENG	R36	310,000	151,490	1942	48.87	\$310.31
04-25-18-133-041	3072 ROYAL AVE	09/30/2024	401	03-ARM'S LENG	R36	335,000	154,880	1978	46.23	\$275.72

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-18-209-026	3093 ROBINA AVE	09/27/2024	401	03-ARM'S LENG	R36	293,000	131,980	1960	45.04	\$338.34
04-25-18-106-031	3095 THOMAS AVE	09/16/2024	401	03-ARM'S LENG	R36	650,000	296,970	2016	45.69	\$347.04
04-25-18-253-032	2637 GRIFFITH AVE	09/11/2024	401	03-ARM'S LENG	R36	290,000	147,160	1924	50.74	\$292.93
04-25-18-277-033	2675 CUMBERLAND RD	09/10/2024	401	03-ARM'S LENG	R36	379,900	157,300	1920	41.41	\$272.33
04-25-18-202-017	3307 GARDNER AVE	09/05/2024	401	03-ARM'S LENG	R36	465,000	224,060	1920	48.18	\$277.78
04-25-18-178-015	2678 OAKSHIRE AVE	08/29/2024	401	03-ARM'S LENG	R36	315,000	143,630	1954	45.60	\$285.07
04-25-18-255-037	2615 WAKEFIELD RD	08/27/2024	401	03-ARM'S LENG	R36	345,000	136,180	1948	39.47	\$327.95
04-25-18-279-017	2636 KENMORE RD	08/23/2024	401	03-ARM'S LENG	R36	190,000	125,660	1914	66.14	\$239.29
04-25-18-232-040	2994 CUMBERLAND RD	08/23/2024	401	03-ARM'S LENG	R36	495,000	173,070	1928	34.96	\$305.93
04-25-18-102-022	3248 ELLWOOD AVE	08/12/2024	401	03-ARM'S LENG	R36	315,000	144,430	1949	45.85	\$287.67
04-25-18-107-007	3110 THOMAS AVE	08/05/2024	401	03-ARM'S LENG	R36	362,000	144,980	1947	40.05	\$358.42
04-25-18-233-037	3060 KENMORE RD	08/05/2024	401	03-ARM'S LENG	R36	388,000	173,650	1922	44.76	\$283.21
04-25-18-253-029	2677 GRIFFITH AVE	08/02/2024	401	03-ARM'S LENG	R36	280,000	131,330	1941	46.90	\$343.56
04-25-18-106-015	3024 ELLWOOD AVE	07/29/2024	401	03-ARM'S LENG	R36	220,000	140,730	1947	63.97	\$210.33
04-25-18-208-009	3048 GARDNER AVE	07/25/2024	401	03-ARM'S LENG	R36	230,000	127,760	1941	55.55	\$297.16
04-25-18-232-028	3037 KENMORE RD	07/17/2024	401	03-ARM'S LENG	R36	595,000	305,970	2014	51.42	\$311.36
04-25-18-208-027	3059 GRIFFITH AVE	07/03/2024	401	03-ARM'S LENG	R36	290,000	144,570	1920	49.85	\$324.75
04-25-18-154-001	2882 CUMMINGS AVE	06/26/2024	401	03-ARM'S LENG	R36	390,000	174,030	1941	44.62	\$377.54
04-25-18-207-034	2969 GARDNER AVE	06/20/2024	401	03-ARM'S LENG	R36	415,000	178,460	1932	43.00	\$356.53
04-25-18-201-009	3324 BUCKINGHAM AVE	06/13/2024	401	03-ARM'S LENG	R36	325,000	171,200	1998	52.68	\$319.25
04-25-18-178-025	2841 ROYAL AVE	06/10/2024	401	03-ARM'S LENG	R36	325,000	155,230	1948	47.76	\$295.99
04-25-18-206-022	2914 BUCKINGHAM AVE	06/04/2024	401	03-ARM'S LENG	R36	255,000	126,650	1949	49.67	\$268.99
04-25-18-131-012	3012 PHILLIPS AVE	05/29/2024	401	03-ARM'S LENG	R36	185,000	130,540	1953	70.56	\$195.77
04-25-18-253-016	2638 GARDNER AVE	05/29/2024	401	03-ARM'S LENG	R36	198,000	137,060	1921	69.22	\$198.40
04-25-18-209-013	3012 GRIFFITH AVE	05/23/2024	401	03-ARM'S LENG	R36	379,900	174,560	1950	45.95	\$302.71
04-25-18-104-031	3225 BACON AVE	05/17/2024	401	03-ARM'S LENG	R36	275,000	135,870	1927	49.41	\$247.30
04-25-18-106-017	2980 ELLWOOD AVE	05/17/2024	401	03-ARM'S LENG	R36	305,000	144,130	1947	47.26	\$272.81
04-25-18-177-016	2638 PHILLIPS AVE	05/17/2024	401	03-ARM'S LENG	R36	246,500	144,010	1941	58.42	\$270.58
04-25-18-131-034	2989 OAKSHIRE AVE	05/16/2024	401	03-ARM'S LENG	R36	330,000	137,160	1947	41.56	\$341.97

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-18-207-001	3184 TYLER AVE	05/06/2024	401	03-ARM'S LENG	R36	421,000	186,640	1931	44.33	\$313.01
04-25-18-208-010	3036 GARDNER AVE	05/01/2024	401	03-ARM'S LENG	R36	395,000	152,920	1941	38.71	\$342.88
04-25-18-278-013	2696 CUMBERLAND RD	04/26/2024	401	03-ARM'S LENG	R36	290,000	131,670	1941	45.40	\$321.15
04-25-18-253-034	3158 CATALPA DR	04/18/2024	401	03-ARM'S LENG	R36	316,700	154,510	1951	48.79	\$327.85
04-25-18-105-032	3083 ELLWOOD AVE	04/12/2024	401	03-ARM'S LENG	R36	289,000	128,690	1950	44.53	\$286.71
04-25-18-105-035	3047 ELLWOOD AVE	04/04/2024	401	03-ARM'S LENG	R36	232,650	133,210	1920	57.26	\$197.83
04-25-18-151-023	2855 ELLWOOD AVE	03/25/2024	401	03-ARM'S LENG	R36	300,000	159,480	1940	53.16	\$286.53
04-25-18-130-030	3011 PHILLIPS AVE	03/22/2024	401	03-ARM'S LENG	R36	346,625	178,620	1930	51.53	\$275.98
04-25-18-201-010	3310 BUCKINGHAM AVE	03/15/2024	401	03-ARM'S LENG	R36	266,000	132,780	1952	49.92	\$270.33
04-25-18-153-016	2847 CUMMINGS AVE	03/08/2024	401	03-ARM'S LENG	R36	635,500	322,220	1941	50.70	\$259.92
04-25-18-107-032	3047 CUMMINGS AVE	03/07/2024	401	03-ARM'S LENG	R36	312,000	151,540	1947	48.57	\$339.87
04-25-18-208-007	3072 GARDNER AVE	03/04/2024	401	03-ARM'S LENG	R36	369,022	162,430	1947	44.02	\$304.98
04-25-18-132-012	3036 OAKSHIRE AVE	02/16/2024	401	03-ARM'S LENG	R36	329,000	175,260	1957	53.27	\$301.28
04-25-18-251-041	2798 BUCKINGHAM AVE	02/16/2024	401	03-ARM'S LENG	R36	665,000	350,020	2022	52.63	\$252.76
04-25-18-132-002	3174 OAKSHIRE AVE	02/14/2024	401	03-ARM'S LENG	R36	467,500	195,480	1919	41.81	\$282.31
04-25-18-127-032	3358 PHILLIPS AVE	02/09/2024	401	03-ARM'S LENG	R36	650,000	357,580	2022	55.01	\$250.97
04-25-18-129-003	3358 ROYAL AVE	01/26/2024	401	03-ARM'S LENG	R36	220,000	114,330	1929	51.97	\$248.31
04-25-18-127-021	3257 OAKSHIRE AVE	12/20/2023	401	03-ARM'S LENG	R36	370,000	172,230	1925	46.55	\$288.16
04-25-18-177-017	2618 PHILLIPS AVE	12/15/2023	401	03-ARM'S LENG	R36	237,500	145,700	1941	61.35	\$286.49
04-25-18-154-017	2815 BACON AVE	12/11/2023	401	03-ARM'S LENG	R36	305,000	165,060	1941	54.12	\$306.22
04-25-18-208-030	3025 GRIFFITH AVE	12/05/2023	401	03-ARM'S LENG	R36	240,000	130,690	1924	54.45	\$264.03
04-25-18-102-017	3310 ELLWOOD AVE	11/22/2023	401	03-ARM'S LENG	R36	500,000	276,910	1950	55.38	\$254.97
04-25-18-232-006	3116 CUMBERLAND RD	11/20/2023	401	03-ARM'S LENG	R36	650,000	335,550	2014	51.62	\$312.95
04-25-18-205-024	3213 WAKEFIELD RD	11/09/2023	401	03-ARM'S LENG	R36	295,000	133,340	1950	45.20	\$302.56
04-25-18-153-002	2856 THOMAS AVE	10/25/2023	401	03-ARM'S LENG	R36	245,000	158,790	1941	64.81	\$313.30
04-25-18-208-026	3071 GRIFFITH AVE	10/18/2023	401	03-ARM'S LENG	R36	270,000	144,310	1951	53.45	\$239.36
04-25-18-151-022	2881 ELLWOOD AVE	10/11/2023	401	03-ARM'S LENG	R36	270,000	152,940	1941	56.64	\$338.35
04-25-18-179-003	2854 ROYAL AVE	10/06/2023	401	03-ARM'S LENG	R36	345,000	185,800	1950	53.86	\$223.45
04-25-18-102-032	3269 THOMAS AVE	10/02/2023	401	03-ARM'S LENG	R36	150,000	100,820	1924	67.21	\$255.97

## SALES BY ECF BY STYLE

**04 City of Berkley**

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-18-133-014	2968 ROYAL AVE	09/20/2023	401	03-ARM'S LENG	R36	590,000	309,290	2002	52.42	\$254.97
04-25-18-205-025	3269 WAKEFIELD RD	09/15/2023	401	03-ARM'S LENG	R36	265,000	170,870	1930	64.48	\$204.79
04-25-18-232-022	3147 KENMORE RD	09/11/2023	401	03-ARM'S LENG	R36	375,000	184,850	1924	49.29	\$313.55
04-25-18-128-018	3269 ROYAL AVE	09/08/2023	401	03-ARM'S LENG	R36	367,000	156,880	1948	42.75	\$379.13
04-25-18-279-002	2862 KENMORE RD	09/01/2023	401	03-ARM'S LENG	R36	235,000	140,530	1918	59.80	\$221.07
04-25-18-207-033	2983 GARDNER AVE	08/28/2023	401	03-ARM'S LENG	R36	370,500	199,260	1942	53.78	\$182.33
04-25-18-107-001	3188 THOMAS AVE	08/21/2023	401	03-ARM'S LENG	R36	397,500	193,170	1949	48.60	\$298.87
04-25-18-253-014	2664 GARDNER AVE	07/21/2023	401	03-ARM'S LENG	R36	285,000	199,740	1993	70.08	\$178.46
04-25-18-104-013	3292 CUMMINGS AVE	07/20/2023	401	03-ARM'S LENG	R36	246,100	113,890	1947	46.28	\$262.37
04-25-18-128-007	3270 OAKSHIRE AVE	07/19/2023	401	03-ARM'S LENG	R36	350,000	154,990	1949	44.28	\$333.33
04-25-18-151-029	2729 ELLWOOD AVE	07/14/2023	401	03-ARM'S LENG	R36	525,000	263,090	1941	50.11	\$326.90
04-25-18-129-021	3280 ROYAL AVE	06/30/2023	401	03-ARM'S LENG	R36	560,000	265,420	2007	47.40	\$318.18
04-25-18-130-016	2946 BACON AVE	06/26/2023	401	03-ARM'S LENG	R36	230,000	160,290	1941	69.69	\$194.92
04-25-18-231-041	3138 KIPLING AVE	06/16/2023	401	03-ARM'S LENG	R36	290,000	141,300	1924	48.72	\$196.74
04-25-18-231-048	2959 CUMBERLAND RD	06/16/2023	401	03-ARM'S LENG	R36	665,000	326,830	2016	49.15	\$285.78
04-25-18-278-002	2862 CUMBERLAND RD	06/06/2023	401	03-ARM'S LENG	R36	350,000	142,900	1926	40.83	\$264.75
04-25-18-127-033	3350 PHILLIPS AVE	06/01/2023	401	03-ARM'S LENG	R36	699,000	358,270	2022	51.25	\$269.88
04-25-18-278-026	2755 KENMORE RD	05/18/2023	401	03-ARM'S LENG	R36	633,000	325,190	2018	51.37	\$288.12
04-25-18-255-043	2740 ROBINA AVE	05/16/2023	401	03-ARM'S LENG	R36	313,500	164,220	1927	52.38	\$273.56
04-25-18-206-038	2967 TYLER AVE	04/28/2023	401	03-ARM'S LENG	R36	319,500	136,910	1949	42.85	\$299.72
04-25-18-207-013	3012 TYLER AVE	04/21/2023	401	03-ARM'S LENG	R36	278,000	136,540	1944	49.12	\$218.21
04-25-18-206-019	2946 BUCKINGHAM AVE	04/10/2023	401	03-ARM'S LENG	R36	231,000	121,680	1960	52.68	\$193.14
<b>R36</b>	<b>109</b>					<b>37,186,197</b>	18,361,820	<b>2.24</b>		<b>\$283.14</b>
04-25-17-154-016	2222 FRANKLIN RD	12/13/2024	401	03-ARM'S LENG	R38	315,000	161,840	1977	51.38	\$246.87
04-25-17-101-021	2320 ROSEMONT RD	11/15/2024	401	03-ARM'S LENG	R38	615,000	289,620	2004	47.09	\$295.82
04-25-17-104-010	2129 ROSEMONT RD	11/14/2024	401	03-ARM'S LENG	R38	278,000	142,480	1952	51.25	\$280.24
04-25-17-151-020	2309 EDGEWOOD BLVD	09/27/2024	401	03-ARM'S LENG	R38	380,000	141,440	1928	37.22	\$320.40
04-25-17-105-013	2365 BEVERLY BLVD	09/09/2024	401	03-ARM'S LENG	R38	340,034	194,230	1916	57.12	\$255.47

**04 City of Berkley**

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-154-007	2193 WILTSHIRE RD	08/13/2024	401	03-ARM'S LENG	R38	325,000	158,250	1957	48.69	\$302.04
04-25-17-153-016	2450 FRANKLIN RD	06/05/2024	401	03-ARM'S LENG	R38	310,000	130,930	1946	42.24	\$321.24
04-25-17-157-025	2221 DOROTHEA RD	05/24/2024	401	03-ARM'S LENG	R38	325,000	171,080	1985	52.64	\$338.54
04-25-17-101-016	2360 ROSEMONT RD	04/12/2024	401	03-ARM'S LENG	R38	289,000	129,420	1958	44.78	\$321.11
04-25-17-151-010	2435 EDGEWOOD BLVD	04/11/2024	401	03-ARM'S LENG	R38	515,000	272,500	2001	52.91	\$286.75
04-25-17-151-011	2425 EDGEWOOD BLVD	09/22/2023	401	03-ARM'S LENG	R38	225,000	114,970	1920	51.10	\$220.37
04-25-17-106-014	2254 EARLMONT RD	08/31/2023	401	03-ARM'S LENG	R38	635,000	310,020	2018	48.82	\$252.49
04-25-17-107-027	2324 EDGEWOOD BLVD	08/25/2023	401	03-ARM'S LENG	R38	370,000	164,910	1928	44.57	\$313.83
04-25-17-106-007	2183 BEVERLY BLVD	07/27/2023	401	03-ARM'S LENG	R38	315,000	135,850	1949	43.13	\$301.44
04-25-17-151-016	2361 EDGEWOOD BLVD	06/16/2023	401	03-ARM'S LENG	R38	190,000	123,970	1926	65.25	\$161.29
04-25-17-107-013	2365 EARLMONT RD	06/05/2023	401	03-ARM'S LENG	R38	265,200	139,120	1941	52.46	\$254.76
04-25-17-104-009	2145 ROSEMONT RD	04/04/2023	401	03-ARM'S LENG	R38	326,500	163,370	1952	50.04	\$261.20
<b>R38</b>	<b>17</b>					<b>6,018,734</b>	2,944,000		<b>2.22</b>	<b>\$278.46</b>
04-25-07-429-002	4292 KENMORE RD	02/05/2025	401	03-ARM'S LENG	R-4	382,000	185,720	1950	48.62	\$268.64
04-25-07-455-024	3581 WAKEFIELD RD	10/28/2024	401	03-ARM'S LENG	R-4	437,000	177,840	1951	40.70	\$400.55
04-25-07-476-023	3567 KIPLING AVE	08/29/2024	401	03-ARM'S LENG	R-4	489,900	224,590	1960	45.84	\$266.25
04-25-07-476-027	3505 KIPLING AVE	08/02/2024	401	03-ARM'S LENG	R-4	375,000	191,380	1946	51.03	\$329.53
04-25-07-426-005	4196 WAKEFIELD RD	06/28/2024	401	03-ARM'S LENG	R-4	550,000	258,710	1950	47.04	\$290.39
04-25-07-432-017	4029 CORNWALL ST	06/28/2024	401	03-ARM'S LENG	R-4	445,000	204,260	1953	45.90	\$270.35
04-25-07-477-015	3647 CUMBERLAND RD	06/07/2024	401	03-ARM'S LENG	R-4	622,600	272,550	1954	43.78	\$291.34
04-25-07-430-004	3800 WAKEFIELD RD	05/15/2024	401	03-ARM'S LENG	R-4	490,000	251,780	1968	51.38	\$262.59
04-25-07-455-022	3619 WAKEFIELD RD	12/08/2023	401	03-ARM'S LENG	R-4	335,000	197,690	1942	59.01	\$300.72
04-25-07-432-004	3960 CUMBERLAND RD	11/08/2023	401	03-ARM'S LENG	R-4	468,500	251,840	1941	53.75	\$254.76
04-25-07-476-008	3578 WAKEFIELD RD	09/15/2023	401	03-ARM'S LENG	R-4	438,000	193,020	1939	44.07	\$377.59
04-25-07-427-003	4236 CUMBERLAND RD	07/28/2023	401	03-ARM'S LENG	R-4	417,000	210,140	1950	50.39	\$284.64
04-25-07-432-014	3762 CUMBERLAND RD	06/27/2023	401	03-ARM'S LENG	R-4	470,000	247,390	1950	52.64	\$232.56
<b>R-4</b>	<b>13</b>					<b>5,920,000</b>	2,866,910		<b>2.20</b>	<b>\$294.61</b>

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-455-002	1691 CAMBRIDGE RD	03/27/2025	401	03-ARM'S LENG	R47	205,000	139,340	1951	67.97	\$191.77
04-25-17-427-005	1205 WEST BLVD	03/19/2025	401	03-ARM'S LENG	R47	352,000	142,910	1957	40.60	\$331.76
04-25-17-432-022	1010 LARKMOOR BLVD	03/19/2025	401	03-ARM'S LENG	R47	142,000	138,190	1940	97.32	\$144.60
04-25-17-302-022	2350 OXFORD RD	03/14/2025	401	03-ARM'S LENG	R47	415,000	207,650	1951	50.04	\$395.24
04-25-17-431-011	1090 OXFORD RD	03/07/2025	401	03-ARM'S LENG	R47	319,900	135,930	1942	42.49	\$333.23
04-25-17-457-007	1609 COLUMBIA RD	03/05/2025	401	03-ARM'S LENG	R47	360,000	159,730	1948	44.37	\$346.82
04-25-17-405-008	1591 EATON RD	02/28/2025	401	03-ARM'S LENG	R47	340,000	146,750	1941	43.16	\$410.63
04-25-17-356-018	2220 PRINCETON RD	02/25/2025	401	03-ARM'S LENG	R47	410,000	197,790	1981	48.24	\$314.42
04-25-17-378-017	1861 CAMBRIDGE RD	02/21/2025	401	03-ARM'S LENG	R47	300,000	141,310	1959	47.10	\$344.83
04-25-17-454-042	1294 CAMBRIDGE RD	02/13/2025	401	03-ARM'S LENG	R47	333,000	182,760	1925	54.88	\$217.65
04-25-17-377-003	2052 MORTENSON BLVD	02/06/2025	401	03-ARM'S LENG	R47	411,000	197,460	1944	48.04	\$348.90
04-25-17-453-021	2085 CASS BLVD	02/05/2025	401	03-ARM'S LENG	R47	375,000	211,950	1957	56.52	\$322.72
04-25-17-452-042	1312 HARVARD RD	01/31/2025	401	03-ARM'S LENG	R47	278,000	149,790	1948	53.88	\$297.33
04-25-17-327-034	2045 SUNNYKNOLL AVE	01/30/2025	401	03-ARM'S LENG	R47	225,000	125,640	1927	55.84	\$289.95
04-25-17-460-056	1761 STANFORD RD	01/23/2025	401	03-ARM'S LENG	R47	160,000	121,630	1923	76.02	\$145.99
04-25-17-376-013	1919 HARVARD RD	01/17/2025	401	03-ARM'S LENG	R47	350,000	160,450	1942	45.84	\$304.35
04-25-17-451-008	1573 LARKMOOR BLVD	01/03/2025	401	03-ARM'S LENG	R47	324,700	140,310	1941	43.21	\$354.86
04-25-17-432-006	1035 OXFORD RD	12/31/2024	401	03-ARM'S LENG	R47	320,000	131,880	1953	41.21	\$374.71
04-25-17-407-022	1574 LARKMOOR BLVD	12/31/2024	401	03-ARM'S LENG	R47	412,500	170,850	1941	41.42	\$358.07
04-25-17-407-015	1692 LARKMOOR BLVD	12/30/2024	401	03-ARM'S LENG	R47	395,000	169,030	1942	42.79	\$295.66
04-25-17-380-008	1977 COLUMBIA RD	12/27/2024	401	03-ARM'S LENG	R47	370,000	156,950	1942	42.42	\$388.66
04-25-17-427-029	1145 WEST BLVD	12/23/2024	401	03-ARM'S LENG	R47	317,000	160,750	1947	50.71	\$316.37
04-25-17-478-021	1036 COLUMBIA RD	12/18/2024	401	03-ARM'S LENG	R47	290,000	122,670	1941	42.30	\$298.97
04-25-17-452-048	1234 HARVARD RD	12/06/2024	401	03-ARM'S LENG	R47	198,118	125,210	1910	63.20	\$256.63
04-25-17-335-002	2370 MORTENSON BLVD	12/02/2024	401	03-ARM'S LENG	R47	385,000	173,150	1947	44.97	\$277.78
04-25-17-478-015	921 CAMBRIDGE RD	11/22/2024	401	03-ARM'S LENG	R47	399,900	155,130	1941	38.79	\$276.36
04-25-16-353-011	761 COLUMBIA RD	11/15/2024	401	03-ARM'S LENG	R47	155,000	110,810	1918	71.49	\$180.44
04-25-17-427-030	1118 EATON RD	11/15/2024	401	03-ARM'S LENG	R47	324,500	169,490	1978	52.23	\$292.34
04-25-17-333-007	1738 WEST BLVD	11/12/2024	401	03-ARM'S LENG	R47	409,000	201,460	1955	49.26	\$225.34

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-459-005	1641 PRINCETON RD	11/08/2024	401	03-ARM'S LENG	R47	320,000	195,290	1954	61.03	\$284.70
04-25-17-427-021	1186 EATON RD	11/01/2024	401	03-ARM'S LENG	R47	160,000	136,190	1920	85.12	\$157.64
04-25-17-452-055	1150 HARVARD RD	11/01/2024	401	03-ARM'S LENG	R47	274,500	133,130	1941	48.50	\$275.60
04-25-17-304-017	2392 HARVARD RD	10/30/2024	401	03-ARM'S LENG	R47	355,000	144,740	1942	40.77	\$279.75
04-25-17-460-013	1339 PRINCETON RD	10/28/2024	401	03-ARM'S LENG	R47	330,000	164,050	1951	49.71	\$264.64
04-25-17-305-015	2268 HARVARD RD	10/25/2024	401	03-ARM'S LENG	R47	395,000	186,330	1942	47.17	\$290.65
04-25-17-355-013	2446 PRINCETON RD	10/23/2024	401	03-ARM'S LENG	R47	252,100	182,890	1951	72.55	\$181.76
04-25-17-477-023	1022 CAMBRIDGE RD	10/22/2024	401	03-ARM'S LENG	R47	385,000	153,480	1941	39.86	\$345.29
04-25-17-405-022	1560 OXFORD RD	10/18/2024	401	03-ARM'S LENG	R47	312,000	167,610	1953	53.72	\$246.45
04-25-17-380-034	1862 PRINCETON RD	10/18/2024	401	03-ARM'S LENG	R47	299,000	135,430	1944	45.29	\$332.22
04-25-17-379-008	1722 COLUMBIA RD	10/11/2024	401	03-ARM'S LENG	R47	190,000	154,940	1948	81.55	\$151.64
04-25-17-431-003	1069 EATON RD	10/09/2024	401	03-ARM'S LENG	R47	350,000	173,890	1928	49.68	\$224.36
04-25-17-356-004	2251 COLUMBIA RD	10/07/2024	401	03-ARM'S LENG	R47	355,000	160,400	1943	45.18	\$269.35
04-25-17-404-001	1489 WEST BLVD	10/07/2024	401	03-ARM'S LENG	R47	279,500	130,240	1947	46.60	\$287.85
04-25-17-355-004	2427 COLUMBIA RD	09/27/2024	401	03-ARM'S LENG	R47	390,000	195,100	1950	50.03	\$257.43
04-25-17-427-005	1205 WEST BLVD	09/27/2024	401	03-ARM'S LENG	R47	213,000	142,910	1957	67.09	\$200.75
04-25-17-376-038	2067 MORTENSON BLVD	09/20/2024	401	03-ARM'S LENG	R47	348,000	172,960	1947	49.70	\$277.07
04-25-17-456-011	1325 CAMBRIDGE RD	09/20/2024	401	03-ARM'S LENG	R47	345,000	169,900	1953	49.25	\$314.78
04-25-17-477-005	1047 HARVARD RD	09/20/2024	401	03-ARM'S LENG	R47	240,000	142,320	1917	59.30	\$231.44
04-25-17-354-009	2193 CAMBRIDGE RD	09/13/2024	401	03-ARM'S LENG	R47	280,000	150,880	1942	53.89	\$283.40
04-25-17-352-019	2182 CAMBRIDGE RD	09/12/2024	401	03-ARM'S LENG	R47	330,000	157,920	1943	47.85	\$282.53
04-25-17-380-004	2059 COLUMBIA RD	09/12/2024	401	03-ARM'S LENG	R47	365,000	236,010	1928	64.66	\$303.41
04-25-17-430-004	1221 EATON RD	09/09/2024	401	03-ARM'S LENG	R47	315,000	167,480	1950	53.17	\$284.04
04-25-17-430-006	1185 EATON RD	09/06/2024	401	03-ARM'S LENG	R47	360,000	142,000	1948	39.44	\$341.56
04-25-16-352-009	773 CAMBRIDGE RD	08/23/2024	401	03-ARM'S LENG	R47	325,000	155,310	1940	47.79	\$267.71
04-25-17-456-004	1920 CASS BLVD	08/20/2024	401	03-ARM'S LENG	R47	462,000	220,920	1941	47.82	\$279.66
04-25-17-458-027	1173 COLUMBIA RD	08/20/2024	401	03-ARM'S LENG	R47	305,000	155,220	1942	50.89	\$269.43
04-25-17-337-004	2134 MORTENSON BLVD	08/19/2024	401	03-ARM'S LENG	R47	311,000	168,610	1949	54.22	\$296.76
04-25-17-430-007	1175 EATON RD	08/16/2024	401	03-ARM'S LENG	R47	268,000	140,780	1951	52.53	\$250.23

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-479-002	1884 STANFORD RD	08/15/2024	401	03-ARM'S LENG	R47	325,000	147,910	1958	45.51	\$307.77
04-25-17-406-010	1371 EATON RD	08/12/2024	401	03-ARM'S LENG	R47	282,500	136,830	1947	48.44	\$272.16
04-25-17-426-014	1222 WEST BLVD	08/07/2024	401	03-ARM'S LENG	R47	322,800	132,100	1948	40.92	\$323.12
04-25-17-381-002	1868 MORTENSON BLVD	07/29/2024	401	03-ARM'S LENG	R47	330,810	151,650	1953	45.84	\$311.20
04-25-17-381-004	1834 MORTENSON BLVD	07/23/2024	401	03-ARM'S LENG	R47	335,000	166,520	1955	49.71	\$319.35
04-25-17-455-014	1642 COLUMBIA RD	07/17/2024	401	03-ARM'S LENG	R47	270,000	134,650	1944	49.87	\$307.52
04-25-17-479-001	1892 STANFORD RD	07/17/2024	401	03-ARM'S LENG	R47	425,000	145,860	1940	34.32	\$439.05
04-25-16-352-021	762 COLUMBIA RD	07/16/2024	401	03-ARM'S LENG	R47	350,000	152,210	1942	43.49	\$340.47
04-25-17-351-006	2413 HARVARD RD	07/15/2024	401	03-ARM'S LENG	R47	325,000	150,690	1942	46.37	\$251.16
04-25-17-458-046	1230 PRINCETON RD	07/12/2024	401	03-ARM'S LENG	R47	360,000	151,210	1947	42.00	\$352.94
04-25-17-476-026	972 HARVARD RD	07/03/2024	401	03-ARM'S LENG	R47	366,000	170,200	1939	46.50	\$364.18
04-25-17-477-032	920 CAMBRIDGE RD	07/02/2024	401	03-ARM'S LENG	R47	651,000	324,860	1930	49.90	\$261.87
04-25-16-351-015	780 CAMBRIDGE RD	07/01/2024	401	03-ARM'S LENG	R47	310,000	160,880	1959	51.90	\$306.02
04-25-17-326-009	1955 CATALPA DR	06/26/2024	401	03-ARM'S LENG	R47	310,000	174,820	1954	56.39	\$282.07
04-25-17-304-016	2402 HARVARD RD	06/25/2024	401	03-ARM'S LENG	R47	300,000	137,940	1942	45.98	\$309.92
04-25-16-352-017	812 COLUMBIA RD	06/18/2024	401	03-ARM'S LENG	R47	298,000	134,090	1947	45.00	\$307.85
04-25-17-356-013	2119 COLUMBIA RD	06/12/2024	401	03-ARM'S LENG	R47	345,000	194,610	1950	56.41	\$289.92
04-25-17-303-024	2192 OXFORD RD	06/04/2024	401	03-ARM'S LENG	R47	297,000	173,770	1951	58.51	\$302.44
04-25-17-458-045	1240 PRINCETON RD	05/31/2024	401	03-ARM'S LENG	R47	325,000	134,230	1947	41.30	\$348.71
04-25-17-431-013	1070 OXFORD RD	05/24/2024	401	03-ARM'S LENG	R47	402,500	151,760	1940	37.70	\$403.71
04-25-17-407-019	1628 LARKMOOR BLVD	05/21/2024	401	03-ARM'S LENG	R47	255,500	155,820	1941	60.99	\$252.22
04-25-17-426-016	1198 WEST BLVD	05/15/2024	401	03-ARM'S LENG	R47	390,000	162,220	1928	41.59	\$386.52
04-25-17-383-001	1786 MORTENSON BLVD	05/10/2024	401	03-ARM'S LENG	R47	360,000	157,800	1954	43.83	\$334.88
04-25-17-303-004	2251 SUNNYKNOLL AVE	05/10/2024	401	03-ARM'S LENG	R47	210,000	134,520	1926	64.06	\$196.26
04-25-17-479-035	909 COLUMBIA RD	05/08/2024	401	03-ARM'S LENG	R47	385,000	187,210	1939	48.63	\$254.46
04-25-17-407-016	1674 LARKMOOR BLVD	05/07/2024	401	03-ARM'S LENG	R47	425,000	197,520	1953	46.48	\$284.47
04-25-17-458-037	1340 PRINCETON RD	05/07/2024	401	03-ARM'S LENG	R47	410,000	198,300	1949	48.37	\$338.56
04-25-17-406-031	1338 OXFORD RD	05/06/2024	401	03-ARM'S LENG	R47	398,000	160,660	1940	40.37	\$352.52
04-25-17-408-015	1317 OXFORD RD	05/06/2024	401	03-ARM'S LENG	R47	453,500	136,510	1927	30.10	\$467.53

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-459-026	1723 CASS BLVD	05/01/2024	401	03-ARM'S LENG	R47	395,000	195,160	1964	49.41	\$279.35
04-25-16-351-014	786 CAMBRIDGE RD	04/25/2024	401	03-ARM'S LENG	R47	345,000	152,450	1950	44.19	\$328.57
04-25-17-378-022	2060 COLUMBIA RD	04/02/2024	401	03-ARM'S LENG	R47	242,200	120,010	1944	49.55	\$304.27
04-25-17-456-018	1239 CAMBRIDGE RD	04/01/2024	401	03-ARM'S LENG	R47	350,000	172,590	1927	49.31	\$298.89
04-25-17-458-038	1326 PRINCETON RD	03/28/2024	401	03-ARM'S LENG	R47	360,000	186,710	1946	51.86	\$334.57
04-25-17-456-019	1229 CAMBRIDGE RD	03/25/2024	401	03-ARM'S LENG	R47	416,000	167,920	1952	40.37	\$368.79
04-25-17-458-016	1295 COLUMBIA RD	03/22/2024	401	03-ARM'S LENG	R47	265,000	159,050	1955	60.02	\$251.90
04-25-17-426-001	1257 CATALPA DR	03/20/2024	401	03-ARM'S LENG	R47	260,000	132,680	1950	51.03	\$318.24
04-25-17-454-017	1277 HARVARD RD	03/15/2024	401	03-ARM'S LENG	R47	278,000	148,870	1941	53.55	\$279.12
04-25-17-453-016	1626 CAMBRIDGE RD	03/08/2024	401	03-ARM'S LENG	R47	261,000	153,130	1959	58.67	\$334.19
04-25-16-351-012	812 CAMBRIDGE RD	02/28/2024	401	03-ARM'S LENG	R47	416,000	182,800	1939	43.94	\$280.32
04-25-17-376-011	1947 HARVARD RD	02/20/2024	401	03-ARM'S LENG	R47	345,000	148,620	1942	43.08	\$356.40
04-25-17-457-007	1609 COLUMBIA RD	02/20/2024	401	03-ARM'S LENG	R47	212,500	159,730	1948	75.17	\$204.72
04-25-17-402-042	1359 CATALPA DR	02/15/2024	401	03-ARM'S LENG	R47	480,000	233,410	2004	48.63	\$289.51
04-25-16-353-018	892 PRINCETON RD	02/09/2024	401	03-ARM'S LENG	R47	297,000	146,760	1948	49.41	\$213.98
04-25-17-382-018	1895 PRINCETON RD	02/09/2024	401	03-ARM'S LENG	R47	355,000	161,970	1929	45.63	\$335.86
04-25-16-354-012	749 PRINCETON RD	01/30/2024	401	03-ARM'S LENG	R47	348,000	173,280	1949	49.79	\$327.07
04-25-17-329-002	1875 WEST BLVD	01/29/2024	401	03-ARM'S LENG	R47	306,500	158,600	1943	51.75	\$283.01
04-25-17-427-004	1221 WEST BLVD	01/29/2024	401	03-ARM'S LENG	R47	210,000	121,690	1941	57.95	\$264.82
04-25-17-457-025	1817 CASS BLVD	01/12/2024	401	03-ARM'S LENG	R47	252,000	166,690	1946	66.15	\$240.46
04-25-17-456-045	1210 COLUMBIA RD	01/05/2024	401	03-ARM'S LENG	R47	294,900	152,010	1952	51.55	\$274.33
04-25-17-381-006	1737 COLUMBIA RD	12/29/2023	401	03-ARM'S LENG	R47	315,000	161,300	1947	51.21	\$249.60
04-25-17-478-019	1060 COLUMBIA RD	12/12/2023	401	03-ARM'S LENG	R47	329,900	143,400	1941	43.47	\$314.19
04-25-17-381-005	1818 MORTENSON BLVD	12/07/2023	401	03-ARM'S LENG	R47	231,000	150,120	1944	64.99	\$213.69
04-25-17-456-001	1980 CASS BLVD	11/28/2023	401	03-ARM'S LENG	R47	252,000	157,030	1947	62.31	\$240.46
04-25-17-402-040	1381 CATALPA DR	11/17/2023	401	03-ARM'S LENG	R47	440,000	229,680	2005	52.20	\$260.51
04-25-17-327-018	2052 OXFORD RD	11/10/2023	401	03-ARM'S LENG	R47	335,000	201,350	1950	60.10	\$344.65
04-25-17-407-001	1705 OXFORD RD	11/03/2023	401	03-ARM'S LENG	R47	318,000	178,330	1940	56.08	\$269.72
04-25-17-401-008	1591 CATALPA DR	10/31/2023	401	03-ARM'S LENG	R47	280,000	190,340	1947	67.98	\$206.79

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-380-044	1895 COLUMBIA RD	10/25/2023	401	03-ARM'S LENG	R47	720,000	377,060	2021	52.37	\$310.34
04-25-17-352-021	2156 CAMBRIDGE RD	10/16/2023	401	03-ARM'S LENG	R47	311,100	149,900	1943	48.18	\$319.40
04-25-17-458-051	1174 PRINCETON RD	10/16/2023	401	03-ARM'S LENG	R47	235,000	139,430	1961	59.33	\$255.71
04-25-17-457-015	1642 PRINCETON RD	10/12/2023	401	03-ARM'S LENG	R47	325,000	164,840	1947	50.72	\$331.29
04-25-17-407-003	1673 OXFORD RD	10/10/2023	401	03-ARM'S LENG	R47	420,000	194,660	1941	46.35	\$325.83
04-25-17-328-010	2585 MORTENSON BLVD	10/06/2023	401	03-ARM'S LENG	R47	395,000	208,610	1947	52.81	\$293.68
04-25-16-352-020	774 COLUMBIA RD	10/04/2023	401	03-ARM'S LENG	R47	305,000	157,240	1947	51.55	\$303.18
04-25-17-479-015	947 COLUMBIA RD	09/27/2023	401	03-ARM'S LENG	R47	240,000	143,260	1947	59.69	\$233.24
04-25-17-456-021	1209 CAMBRIDGE RD	09/21/2023	401	03-ARM'S LENG	R47	460,000	187,410	1927	40.74	\$301.84
04-25-17-452-006	1395 LARKMOOR BLVD	09/19/2023	401	03-ARM'S LENG	R47	275,000	160,690	1953	58.43	\$306.58
04-25-17-380-008	1977 COLUMBIA RD	09/13/2023	401	03-ARM'S LENG	R47	351,000	156,950	1942	44.72	\$368.70
04-25-17-334-008	1738 EATON RD	09/08/2023	401	03-ARM'S LENG	R47	300,000	159,770	1946	53.26	\$272.73
04-25-17-402-022	1404 WEST BLVD	09/07/2023	401	03-ARM'S LENG	R47	407,000	209,850	1947	51.56	\$205.14
04-25-17-404-002	1477 WEST BLVD	08/31/2023	401	03-ARM'S LENG	R47	350,000	158,870	1947	45.39	\$309.46
04-25-17-378-013	1907 CAMBRIDGE RD	08/31/2023	401	03-ARM'S LENG	R47	349,900	163,030	1953	46.59	\$341.70
04-25-17-382-044	1739 MORTENSON BLVD	08/30/2023	401	03-ARM'S LENG	R47	291,000	153,440	1954	52.73	\$271.46
04-25-17-401-007	1609 CATALPA DR	08/25/2023	401	03-ARM'S LENG	R47	355,000	194,140	1947	54.69	\$280.19
04-25-17-378-015	1889 CAMBRIDGE RD	08/07/2023	401	03-ARM'S LENG	R47	329,000	145,000	1947	44.07	\$342.35
04-25-16-353-019	878 PRINCETON RD	08/04/2023	401	03-ARM'S LENG	R47	290,000	130,320	1946	44.94	\$313.85
04-25-17-459-025	1739 CASS BLVD	07/25/2023	401	03-ARM'S LENG	R47	420,000	238,570	1939	56.80	\$272.90
04-25-17-478-002	1079 CAMBRIDGE RD	07/20/2023	401	03-ARM'S LENG	R47	305,000	152,670	1950	50.06	\$278.54
04-25-17-327-039	1926 OXFORD RD	07/14/2023	401	03-ARM'S LENG	R47	293,500	163,770	1954	55.80	\$281.40
04-25-17-480-006	1047 PRINCETON RD	07/07/2023	401	03-ARM'S LENG	R47	310,000	169,920	1980	54.81	\$225.78
04-25-17-456-054	1259 CAMBRIDGE RD	06/30/2023	401	03-ARM'S LENG	R47	690,000	386,860	2017	56.07	\$275.12
04-25-17-403-013	1509 WEST BLVD	06/29/2023	401	03-ARM'S LENG	R47	330,000	186,820	1929	56.61	\$203.45
04-25-17-331-010	2267 MORTENSON BLVD	06/29/2023	401	03-ARM'S LENG	R47	318,000	158,730	1951	49.92	\$316.73
04-25-17-477-011	971 HARVARD RD	06/16/2023	401	03-ARM'S LENG	R47	275,000	137,330	1922	49.94	\$254.63
04-25-17-380-040	1817 MORTENSON BLVD	06/14/2023	401	03-ARM'S LENG	R47	363,000	174,880	1955	48.18	\$342.13
04-25-17-356-023	2140 PRINCETON RD	06/07/2023	401	03-ARM'S LENG	R47	430,000	221,810	1946	51.58	\$244.60

**04 City of Berkley**

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-376-036	1850 CAMBRIDGE RD	06/05/2023	401	03-ARM'S LENG	R47	410,000	194,530	1944	47.45	\$298.83
04-25-17-456-026	1149 CAMBRIDGE RD	06/05/2023	401	03-ARM'S LENG	R47	290,000	139,390	1925	48.07	\$287.70
04-25-17-431-012	1080 OXFORD RD	05/26/2023	401	03-ARM'S LENG	R47	390,000	170,720	1948	43.77	\$358.46
04-25-17-404-033	1308 EATON RD	05/24/2023	401	03-ARM'S LENG	R47	350,000	171,400	1937	48.97	\$267.58
04-25-17-455-019	1560 COLUMBIA RD	05/24/2023	401	03-ARM'S LENG	R47	361,000	187,630	1951	51.98	\$274.73
04-25-17-406-032	1326 OXFORD RD	05/02/2023	401	03-ARM'S LENG	R47	401,000	198,390	1947	49.47	\$322.09
04-25-17-431-002	1079 EATON RD	04/26/2023	401	03-ARM'S LENG	R47	295,300	163,570	1928	55.39	\$244.05
04-25-17-430-013	1258 OXFORD RD	04/18/2023	401	03-ARM'S LENG	R47	505,000	241,640	1950	47.85	\$295.67
04-25-17-457-006	1627 COLUMBIA RD	04/05/2023	401	03-ARM'S LENG	R47	373,500	182,540	1948	48.87	\$345.19
<b>R47</b>	<b>154</b>					<b>51,617,628</b>	25,802,570		<b>2.27</b>	<b>\$292.09</b>
04-25-17-181-011	1921 DOROTHEA RD	03/31/2025	401	03-ARM'S LENG	R-5	439,000	206,280	1947	46.99	\$247.05
04-25-17-252-001	1363 EDGEWOOD BLVD	03/21/2025	401	03-ARM'S LENG	R-5	409,600	251,320	1948	61.36	\$186.86
04-25-17-126-006	2072 ROSEMONT RD	02/24/2025	401	03-ARM'S LENG	R-5	424,000	193,760	1953	45.70	\$376.55
04-25-17-181-039	1812 CATALPA DR	11/25/2024	401	03-ARM'S LENG	R-5	370,000	183,880	1947	49.70	\$272.06
04-25-17-157-018	2200 CATALPA DR	11/12/2024	401	03-ARM'S LENG	R-5	300,000	155,710	1947	51.90	\$253.16
04-25-17-179-007	1991 FRANKLIN RD	10/21/2024	401	03-ARM'S LENG	R-5	365,000	159,480	1949	43.69	\$332.42
04-25-17-128-006	2007 ROSEMONT RD	08/07/2024	401	03-ARM'S LENG	R-5	440,000	195,670	1951	44.47	\$270.94
04-25-17-177-003	1782 WILTSHIRE RD	05/17/2024	401	03-ARM'S LENG	R-5	565,000	279,350	1949	49.44	\$206.28
04-25-17-178-031	1900 FRANKLIN RD	05/15/2024	401	03-ARM'S LENG	R-5	420,000	189,130	1937	45.03	\$247.20
04-25-17-251-005	1591 EDGEWOOD BLVD	03/08/2024	401	03-ARM'S LENG	R-5	602,000	277,520	1952	46.10	\$263.57
04-25-17-178-012	1907 WILTSHIRE RD	02/09/2024	401	03-ARM'S LENG	R-5	390,000	188,090	1951	48.23	\$255.40
04-25-17-178-017	1827 WILTSHIRE RD	11/30/2023	401	03-ARM'S LENG	R-5	480,000	310,920	1999	64.78	\$263.01
04-25-17-176-014	1992 WILTSHIRE RD	11/28/2023	401	03-ARM'S LENG	R-5	441,000	213,590	1952	48.43	\$288.42
04-25-17-179-033	1878 DOROTHEA RD	06/26/2023	401	03-ARM'S LENG	R-5	316,000	197,440	1940	62.48	\$192.92
04-25-17-157-016	2230 CATALPA DR	05/18/2023	401	03-ARM'S LENG	R-5	360,000	167,300	1947	46.47	\$271.49
04-25-17-126-006	2072 ROSEMONT RD	04/10/2023	401	03-ARM'S LENG	R-5	405,000	193,760	1953	47.84	\$359.68
<b>R-5</b>	<b>16</b>					<b>6,726,600</b>	3,363,200		<b>2.27</b>	<b>\$267.94</b>

**04 City of Berkley**

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-17-259-011	1541 DOROTHEA RD	12/30/2024	401	03-ARM'S LENG	R-6	357,000	174,550	1938	48.89	\$309.63
04-25-17-255-015	1650 DOROTHEA RD	12/16/2024	401	03-ARM'S LENG	R-6	285,000	155,750	1939	54.65	\$258.39
04-25-17-259-017	1660 CATALPA DR	09/26/2024	401	03-ARM'S LENG	R-6	390,000	204,630	1958	52.47	\$194.13
04-25-17-259-005	1641 DOROTHEA RD	09/10/2024	401	03-ARM'S LENG	R-6	315,000	140,960	1951	44.75	\$303.76
04-25-17-259-016	1674 CATALPA DR	07/15/2024	401	03-ARM'S LENG	R-6	255,000	139,580	1921	54.74	\$278.08
04-25-17-259-008	1591 DOROTHEA RD	07/08/2024	401	03-ARM'S LENG	R-6	349,000	157,810	1942	45.22	\$290.83
04-25-17-258-004	1439 FRANKLIN RD	04/30/2024	401	03-ARM'S LENG	R-6	350,000	176,540	1946	50.44	\$330.50
04-25-17-260-012	1349 DOROTHEA RD	04/04/2024	401	03-ARM'S LENG	R-6	457,000	242,140	1991	52.98	\$300.86
04-25-17-260-026	1474 CATALPA DR	01/31/2024	401	03-ARM'S LENG	R-6	360,000	182,850	1925	50.79	\$240.64
04-25-17-259-024	1542 CATALPA DR	01/11/2024	401	03-ARM'S LENG	R-6	280,000	145,810	1950	52.08	\$259.02
04-25-17-259-026	1510 CATALPA DR	12/26/2023	401	03-ARM'S LENG	R-6	293,000	157,680	1948	53.82	\$273.32
04-25-17-258-025	1378 DOROTHEA RD	10/06/2023	401	03-ARM'S LENG	R-6	450,000	184,600	1947	41.02	\$299.60
04-25-17-257-014	1406 FRANKLIN RD	09/07/2023	401	03-ARM'S LENG	R-6	420,000	189,360	1939	45.09	\$289.26
04-25-17-258-024	1392 DOROTHEA RD	08/23/2023	401	03-ARM'S LENG	R-6	345,000	182,060	1942	52.77	\$221.15
04-25-17-260-027	1456 CATALPA DR	07/14/2023	401	03-ARM'S LENG	R-6	405,000	212,800	1965	52.54	\$282.03
04-25-17-256-004	2760 CENTRAL ST	06/13/2023	401	03-ARM'S LENG	R-6	398,000	207,870	1969	52.23	\$270.38
<b>R-6</b>	<b>16</b>					<b>5,709,000</b>	2,854,990		<b>2.27</b>	<b>\$275.10</b>
04-25-18-329-018	2344 ROYAL AVE	03/31/2025	401	03-ARM'S LENG	R-7	465,000	160,370	1941	34.49	\$324.72
04-25-18-427-015	2754 SUNNYKNOLL AVE	03/14/2025	401	03-ARM'S LENG	R-7	199,322	131,400	1947	65.92	\$222.71
04-25-18-476-028	2037 KIPLING AVE	03/13/2025	401	03-ARM'S LENG	R-7	330,100	158,400	1974	47.99	\$340.66
04-25-18-476-018	2089 KIPLING AVE	02/18/2025	401	03-ARM'S LENG	R-7	280,000	132,640	1947	47.37	\$311.11
04-25-18-351-018	1943 ELLWOOD AVE	02/05/2025	401	03-ARM'S LENG	R-7	350,000	153,540	1946	43.87	\$340.47
04-25-18-353-032	1780 THOMAS AVE	01/14/2025	401	03-ARM'S LENG	R-7	335,000	147,930	1949	44.16	\$329.40
04-25-18-402-038	2215 ROBINA AVE	01/13/2025	401	03-ARM'S LENG	R-7	365,000	125,800	1950	34.47	\$331.52
04-25-18-308-026	2111 BACON AVE	12/27/2024	401	03-ARM'S LENG	R-7	276,000	148,110	1947	53.66	\$249.55
04-25-18-353-021	1853 CUMMINGS AVE	12/12/2024	401	03-ARM'S LENG	R-7	300,000	144,620	1934	48.21	\$323.28
04-25-18-379-034	1760 ROYAL AVE	11/27/2024	401	03-ARM'S LENG	R-7	627,000	333,620	2019	53.21	\$276.94
04-25-18-354-025	1809 BACON AVE	11/26/2024	401	03-ARM'S LENG	R-7	360,000	173,590	1950	48.22	\$329.67

## SALES BY ECF BY STYLE

## 04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-18-307-018	2259 CUMMINGS AVE	11/22/2024	401	03-ARM'S LENG	R-7	345,000	155,150	1948	44.97	\$340.57
04-25-18-476-011	2929 HARVARD	11/19/2024	401	03-ARM'S LENG	R-7	205,000	146,400	1954	71.41	\$186.53
04-25-18-352-005	1928 ELLWOOD AVE	11/15/2024	401	03-ARM'S LENG	R-7	335,000	162,770	1948	48.59	\$327.79
04-25-18-303-002	2566 THOMAS AVE	11/11/2024	401	03-ARM'S LENG	R-7	295,000	138,230	1945	46.86	\$375.80
04-25-18-402-008	2500 TYLER AVE	11/11/2024	401	03-ARM'S LENG	R-7	397,500	156,270	1952	39.31	\$384.06
04-25-18-304-007	2446 CUMMINGS AVE	11/06/2024	401	03-ARM'S LENG	R-7	225,000	129,470	1942	57.54	\$277.44
04-25-18-306-031	2011 THOMAS AVE	10/29/2024	401	03-ARM'S LENG	R-7	260,000	129,640	1949	49.86	\$253.66
04-25-18-376-004	1944 BACON AVE	10/21/2024	401	03-ARM'S LENG	R-7	392,000	186,120	1942	47.48	\$298.55
04-25-18-302-024	2445 THOMAS AVE	09/27/2024	401	03-ARM'S LENG	R-7	287,500	138,290	1946	48.10	\$346.39
04-25-18-453-023	1863 GRIFFITH AVE	09/26/2024	401	03-ARM'S LENG	R-7	300,000	118,780	1952	39.59	\$323.62
04-25-18-332-003	2246 ROYAL AVE	09/12/2024	401	03-ARM'S LENG	R-7	305,000	178,300	1985	58.46	\$246.17
04-25-18-331-001	2280 OAKSHIRE AVE	09/11/2024	401	03-ARM'S LENG	R-7	480,000	250,270	1939	52.14	\$283.52
04-25-18-454-022	1821 ROBINA AVE	09/11/2024	401	03-ARM'S LENG	R-7	655,000	304,370	1948	46.47	\$265.61
04-25-18-307-013	2060 THOMAS AVE	09/05/2024	401	03-ARM'S LENG	R-7	485,000	178,690	1948	36.84	\$295.01
04-25-18-327-022	2463 OAKSHIRE AVE	06/28/2024	401	03-ARM'S LENG	R-7	350,000	174,770	1939	49.93	\$225.81
04-25-18-302-020	2539 THOMAS AVE	06/20/2024	401	03-ARM'S LENG	R-7	285,000	128,280	1945	45.01	\$340.91
04-25-18-353-005	1928 THOMAS AVE	06/11/2024	401	03-ARM'S LENG	R-7	368,000	161,860	1948	43.98	\$360.78
04-25-18-402-049	2025 ROBINA AVE	05/22/2024	401	03-ARM'S LENG	R-7	350,000	133,050	1934	38.01	\$345.51
04-25-18-478-003	1862 ROBINA AVE	05/20/2024	401	03-ARM'S LENG	R-7	450,000	249,600	1926	55.47	\$270.43
04-25-18-308-025	2127 BACON AVE	05/10/2024	401	03-ARM'S LENG	R-7	420,000	208,820	1949	49.72	\$246.33
04-25-18-326-007	2446 BACON AVE	05/09/2024	401	03-ARM'S LENG	R-7	250,000	142,650	1948	57.06	\$226.86
04-25-18-404-031	2071 GARDNER AVE	05/08/2024	401	03-ARM'S LENG	R-7	287,500	142,710	1954	49.64	\$257.85
04-25-18-402-044	2115 ROBINA AVE	04/30/2024	401	03-ARM'S LENG	R-7	250,000	123,270	1947	49.31	\$309.02
04-25-18-377-013	1780 PHILLIPS AVE	04/19/2024	401	03-ARM'S LENG	R-7	300,000	145,440	1941	48.48	\$364.08
04-25-18-305-019	2127 ELLWOOD AVE	04/08/2024	401	03-ARM'S LENG	R-7	310,000	149,860	1947	48.34	\$357.55
04-25-18-376-007	1882 BACON AVE	02/08/2024	401	03-ARM'S LENG	R-7	299,000	148,150	1941	49.55	\$308.57
04-25-18-308-020	2219 BACON AVE	01/30/2024	401	03-ARM'S LENG	R-7	280,000	162,890	1950	58.18	\$200.86
04-25-18-377-017	1951 OAKSHIRE AVE	01/17/2024	401	03-ARM'S LENG	R-7	318,000	149,970	1941	47.16	\$309.04
04-25-18-476-012	2909 HARVARD RD	01/16/2024	401	03-ARM'S LENG	R-7	375,000	205,120	1954	54.70	\$341.22

## SALES BY ECF BY STYLE

04 City of Berkley

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-18-329-019	2328 ROYAL AVE	12/20/2023	401	03-ARM'S LENG	R-7	300,000	174,100	1941	58.03	\$244.30
04-25-18-403-001	2280 BUCKINGHAM AVE	12/01/2023	401	03-ARM'S LENG	R-7	316,000	154,530	1950	48.90	\$307.69
04-25-18-354-021	1881 BACON AVE	10/31/2023	401	03-ARM'S LENG	R-7	367,000	201,780	1948	54.98	\$218.19
04-25-18-330-019	2159 OAKSHIRE AVE	10/19/2023	401	03-ARM'S LENG	R-7	715,000	381,240	2013	53.32	\$272.28
04-25-18-353-010	1828 THOMAS AVE	10/12/2023	401	03-ARM'S LENG	R-7	265,000	137,520	1948	51.89	\$259.80
04-25-18-326-019	2563 PHILLIPS AVE	10/02/2023	401	03-ARM'S LENG	R-7	385,000	161,320	1940	41.90	\$283.30
04-25-18-454-013	1800 GRIFFITH AVE	09/25/2023	401	03-ARM'S LENG	R-7	355,000	153,950	1952	43.37	\$286.52
04-25-18-307-029	2059 CUMMINGS AVE	09/15/2023	401	03-ARM'S LENG	R-7	298,000	138,680	1948	46.54	\$322.51
04-25-18-377-005	1928 PHILLIPS AVE	09/13/2023	401	03-ARM'S LENG	R-7	280,000	148,060	1942	52.88	\$274.51
04-25-18-477-004	2735 HARVARD RD	08/25/2023	401	03-ARM'S LENG	R-7	231,000	103,770	1917	44.92	\$345.29
04-25-18-303-027	2409 CUMMINGS AVE	08/23/2023	401	03-ARM'S LENG	R-7	260,000	139,120	1950	53.51	\$281.08
04-25-18-430-037	2203 KIPLING AVE	08/21/2023	401	03-ARM'S LENG	R-7	689,000	360,620	2017	52.34	\$314.47
04-25-18-327-019	2539 OAKSHIRE AVE	08/04/2023	401	03-ARM'S LENG	R-7	370,000	171,900	1957	46.46	\$284.62
04-25-18-377-013	1780 PHILLIPS AVE	08/02/2023	401	03-ARM'S LENG	R-7	175,000	145,440	1941	83.11	\$212.38
04-25-18-305-016	2175 ELLWOOD AVE	07/10/2023	401	03-ARM'S LENG	R-7	273,000	137,390	1949	50.33	\$324.61
04-25-18-302-009	2428 ELLWOOD AVE	07/06/2023	401	03-ARM'S LENG	R-7	480,000	277,930	1947	57.90	\$263.88
04-25-18-451-001	1992 BUCKINGHAM AVE	06/30/2023	401	03-ARM'S LENG	R-7	392,000	176,400	1949	45.00	\$328.31
04-25-18-326-033	2327 PHILLIPS AVE	06/27/2023	401	03-ARM'S LENG	R-7	325,000	170,580	1986	52.49	\$287.10
04-25-18-379-010	1828 ROYAL AVE	06/22/2023	401	03-ARM'S LENG	R-7	345,000	156,030	1952	45.23	\$321.23
04-25-18-302-014	2360 ELLWOOD AVE	06/06/2023	401	03-ARM'S LENG	R-7	235,000	137,890	1947	58.68	\$293.38
04-25-18-306-008	2144 ELLWOOD AVE	06/02/2023	401	03-ARM'S LENG	R-7	295,000	152,400	1948	51.66	\$349.94
04-25-18-353-005	1928 THOMAS AVE	06/01/2023	401	03-ARM'S LENG	R-7	343,200	161,860	1948	47.16	\$336.47
04-25-18-303-024	2463 CUMMINGS AVE	05/31/2023	401	03-ARM'S LENG	R-7	325,000	171,600	1941	52.80	\$266.18
04-25-18-377-011	1810 PHILLIPS AVE	05/18/2023	401	03-ARM'S LENG	R-7	270,000	144,620	1941	53.56	\$326.88
04-25-18-404-023	2215 GARDNER AVE	05/16/2023	401	03-ARM'S LENG	R-7	325,000	139,170	1953	42.82	\$323.71
04-25-18-430-013	2954 HARVARD RD	05/11/2023	401	03-ARM'S LENG	R-7	272,000	139,050	1974	51.12	\$196.96
04-25-18-479-005	2715 COLUMBIA RD	05/03/2023	401	03-ARM'S LENG	R-7	301,500	160,680	1954	53.29	\$284.70
04-25-18-304-025	2409 BACON AVE	04/26/2023	401	03-ARM'S LENG	R-7	248,000	132,640	1941	53.48	\$273.13
04-25-18-402-019	2324 TYLER AVE	04/20/2023	401	03-ARM'S LENG	R-7	307,900	145,770	1951	47.34	\$314.50

## SALES BY ECF BY STYLE

**04 City of Berkley**

Parcel Number	Address	Sale Date	Use	Sale Type	Nghbd	Sale Price	ProjectedAssd Val	Yr Blt	Ratio	Sale per Sq F
04-25-18-353-033	1760 THOMAS AVE	04/18/2023	401	03-ARM'S LENG	R-7	410,500	234,890	2005	57.22	\$289.08
04-25-18-332-001	2280 ROYAL AVE	04/14/2023	401	03-ARM'S LENG	R-7	245,000	129,890	1941	53.02	\$300.98
04-25-18-402-049	2025 ROBINA AVE	04/12/2023	401	03-ARM'S LENG	R-7	325,000	133,050	1934	40.94	\$320.83
04-25-18-326-021	2519 PHILLIPS AVE	04/05/2023	401	03-ARM'S LENG	R-7	351,000	236,810	1940	67.47	\$183.96
<b>R-7</b>	<b>73</b>					<b>24,822,022</b>	12,319,890		<b>2.26</b>	<b>\$295.10</b>
04-25-07-351-009	3846 GREENFIELD RD	09/12/2024	401	03-ARM'S LENG	RGF	182,500	82,740	1951	45.34	\$233.38
04-25-18-305-007	2076 GREENFIELD RD	09/04/2024	401	03-ARM'S LENG	RGF	215,000	104,300	1952	48.51	\$207.13
04-25-18-151-020	2630 GREENFIELD RD	07/12/2024	401	03-ARM'S LENG	RGF	250,000	95,170	1951	38.07	\$241.55
04-25-07-301-011	4130 GREENFIELD RD	07/10/2024	401	03-ARM'S LENG	RGF	127,000	96,380	1951	75.89	\$160.15
04-25-07-301-017	4014 GREENFIELD RD	07/01/2024	401	03-ARM'S LENG	RGF	299,999	121,740	1958	40.58	\$307.38
04-25-07-351-014	3754 GREENFIELD RD	05/28/2024	401	03-ARM'S LENG	RGF	163,000	82,220	1951	50.44	\$207.12
04-25-07-301-002	4288 GREENFIELD RD	01/12/2024	401	03-ARM'S LENG	RGF	227,000	112,130	1957	49.40	\$207.88
04-25-18-151-007	2800 GREENFIELD RD	12/29/2023	401	03-ARM'S LENG	RGF	169,000	83,670	1955	49.51	\$186.74
04-25-07-301-010	4146 GREENFIELD RD	11/27/2023	401	03-ARM'S LENG	RGF	140,000	76,750	1951	54.82	\$176.77
04-25-07-355-009	3560 GREENFIELD RD	11/17/2023	401	03-ARM'S LENG	RGF	160,000	86,130	1951	53.83	\$202.28
04-25-07-301-006	4212 GREENFIELD RD	11/06/2023	401	03-ARM'S LENG	RGF	214,900	98,080	1956	45.64	\$195.72
04-25-18-151-014	2696 GREENFIELD RD	09/26/2023	401	03-ARM'S LENG	RGF	190,000	105,840	1957	55.71	\$191.15
04-25-18-301-007	2464 GREENFIELD RD	06/08/2023	401	03-ARM'S LENG	RGF	178,000	93,050	1956	52.28	\$194.96
04-25-18-105-002	3170 GREENFIELD RD	04/14/2023	401	03-ARM'S LENG	RGF	173,000	81,290	1955	46.99	\$188.45
<b>RGF</b>	<b>14</b>					<b>2,689,399</b>	1,319,490		<b>2.23</b>	<b>\$207.19</b>
<b>Grand Total</b>	<b>537</b>					179,809,053	90,249,990		<b>50.19</b>	<b>\$282.90</b>