

| Commercial Sales | | | | | | | | | |
|-------------------------|-------------------|--------------------|---------------------------------|----------------------------------|-------------------|------------------|-------------------------|----------------------|--|
| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments |
| 3-3-3 | 2/4/2021 | \$285,000 | \$267,500 | 453 Robinson Ave | 1951 | 0.3 | 864 | 431 | Sold non MLS |
| 11-5-8 | 1/19/2021 | \$175,000 | \$70,300 | 315 Liberty St | 1920 | 0.09 | 2370 | 481 | MLS #6079185, in poor condition needs total renovation |
| 13-3-45 + 44 | 1/14/2021 | \$525,000 | \$709,800 | 276 Dupont Ave & 276 Dupont Rear | 1948 | 1.15 | 20752 | 449 | Sold non MLS |
| 35-2-4 | 1/14/2021 | \$525,000 | \$195,900 | 255 Broadway | 1905 | 0.05 | 3480 | 481 | MLS #5004740 |
| 46-2-1 | 12/31/2020 | \$1,650,000 | \$489,300 | 24 Johnes St | 1880 | 0.91 | 25005 | 710 | Listed for sale on Loopnet |
| 2-13-1.2 | 12/15/2020 | \$325,000 | \$368,600 | 540 Gidney Ave | 1980 | 0.54 | 3455 | 464 | Sold non MLS |
| 43-1-4 | 12/3/2020 | \$475,000 | \$288,000 | 2 Commercial Pl | 1970 | 2.3 | 12800 | 424 | MLS #6044225 |
| 30-5-30 + 31 + 32 | 11/30/2020 | \$279,850 | \$150,000 | 20 Chambers St | 1930 | 0.17 | 3198 | 449 | Sold non MLS |
| 21-7-29 | 10/19/2020 | \$300,000 | \$180,900 | 354 First St | 1920 | 0.07 | 3534 | 482 | Sold non MLS |
| 34-1-3 | 7/14/2020 | \$580,000 | \$382,200 | 481 Broadway | 1900 | 0.11 | 5241 | 481 | Sold non MLS |
| 25-4-43 | 11/3/2020 | \$125,000 | \$153,100 | 754 Broadway | 1926 | 0.11 | 1356 | 464 | Sold Non MLS |
| 38-3-33 + 38-3-34 | 10/30/2020 | \$350,000 | \$329,400 | 64 William St | 1918 | 0.1 | 5724 | 481 | Sold Non MLS |

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|--------------|------------|-------------|--------------------------|--------------------|-------------|------------|------------------|---------------|---------------------|--|
| 2-20-2.1 | 9/1/2020 | \$685,000 | \$664,100 | 400 Gidney Ave | 1975 | 0.65 | 6141 | 465 | MLS #4910613 | |
| 40-6-7 | 7/31/2020 | \$90,000 | \$92,100 | 43 Johnes St | 1950 | 0.06 | 880 | 433 | Sold Non MLS | |
| 32-2-7.4 | 7/20/2020 | \$525,000 | \$248,300 | 575 Broadway | 1970 | 0.41 | 1856 | 484 | Sold non MLS | |
| 18-1-1 | 6/16/2020 | \$185,500 | \$119,800 | 172 Dubois St | 1930 + 1856 | 0.11 | 3098 | 482 | Sold non MLS | |
| 33-2-16.1 | 5/11/2020 | \$5,850,000 | \$2,181,000 | 35 Cerone Pl | 1997 | 2.70 acres | 51641 | 411 | Sold non MLS | |
| 41-2-13.1 | 4/24/2020 | \$325,000 | \$380,300 | 3 Corwin Ct | 1989 | 1 acre | 5232 | 642 | MLS #4923635 | |
| 43-3-10.1 | 4/16/2020 | \$565,000 | \$394,500 | 20 Deyo Pl | 1950 | 1 acre | 9520 | 449 | Sold non MLS | |
| 39-3-18 | 4/16/2020 | \$465,000 | \$170,000 | 89 Liberty St | 1900 | 0.06 | 4312 | 481 | MLS #5123119 | |
| 18-7-14 | 3/19/2020 | \$240,000 | \$166,100 | 236 Liberty St | 1860 | 0.05 | 4032 | 481 | MLS #6007965 | |
| 39-3-19 | 3/12/2020 | \$415,000 | \$164,200 | 87 Liberty St | 1900 | 0.06 | 3675 | 481 | Sold non MLS | |
| 28-3-21 & 22 | 3/5/2020 | \$300,000 | \$264,800 | 364 & 366 Broadway | 1950 | 0.11 total | 4120 total | 481 | Sold non MLS | |
| 28-3-6.2 | 1/30/2020 | \$400,000 | \$223,500 | 179 Van Ness St | 1947 | 0.31 | 6420 | 449 | MLS #4903968 | |

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|------------------|------------|-------------|--------------------------|--|-------------|------------|------------------|---------------|---------------------|--|
| 45-6-14 | 1/23/2020 | \$300,000 | \$121,300 | 5 Liberty St WH | 1865 | 0.08 | 3660 | 482 | Sold non MLS | |
| 30-5-35 | 1/23/2020 | \$210,000 | \$88,400 | 32 Chambers St | 1870 | 0.07 | 5673 | 449 | Sold non MLS | |
| 43-1-25.1 + 25.2 | 1/22/2020 | \$825,000 | \$612,300 | 190 S Robinson Ave | 1950 + 1970 | 1.74 total | 11229 + 2100 | 485 + 433 | Sold non MLS | |
| 34-4-8 | 1/14/2020 | \$275,000 | \$226,500 | 75 Lake St | 1935 | 0.15 | 5112 | 433 | Sold non MLS | |
| 35-3-18 | 12/13/2019 | \$235,000 | \$233,100 | 194 Washington St | 1965 | 0.36 | 4285 | 433 | HGMLS #4905432 | |
| 3-3-2 | 12/12/2019 | \$800,000 | \$410,000 | 431 Robinson Ave | 1969 | 0.33 | 1131 | 486 | Sold non MLS | |
| 43-1-19 + 20 | 12/3/2019 | \$800,000 | \$624,800 | 146 + 160 S Robinson Ave | 1958 + 1957 | 1.15 | 11902 | 449 + 434 | HGMLS #4900488 | |
| 30-5-1 & 30-5-2 | 11/26/2019 | \$220,000 | \$120,700 | 56 Chambers St & 129 First St | 1850 | 0.08 | 3967 | 482 & 330 | HGMLS #4938273 | |
| 26-1-73 | 11/7/2019 | \$100,000 | \$62,100 | 118 Wisner Ave | 1985 | 0.17 | 300 | 431 | MLS #4904026 | |
| 2-20-2.2 | 10/28/2019 | \$942,500 | \$850,000 | 337-347 Fullerton Ave & 410 Gidney Ave | 1951 + 1981 | 1.6 | 9596 total | 465 | Sold non MLS | |
| 23-7-19 + 18 | 10/22/2019 | \$285,000 | \$118,400 | 166 First St | 1900 | 0.16 total | 3368 | 482 | HGMLS #4826201 | |
| 29-9-10 | 9/27/2019 | \$600,000 | \$183,600 | 224 Broadway | 1890 | 0.12 | 7090 | 482 | HGMLS #4985099 | |

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|----------------|------------|-------------|--------------------------|----------------------------------|----------------|------------|------------------|---------------|---------------------|--|
| 29-9-11 | 9/27/2019 | \$225,000 | \$103,800 | 228 Broadway | 1900 | 0.06 | 3124 | 482 | HGMLS #5003543 | |
| 35-1-16 | 9/17/2019 | \$151,000 | \$195,800 | 280-282 Ann St | 1960 | 0.09 | 4000 | 482 | HGMLS #4953941 | |
| 36-2-5.1 | 9/5/2019 | \$895,000 | \$172,800 | 163-165 Broadway & 164 Ann St | 1886 + 1950 | 0.22 | 13,834 | 481 | HGMLS #4967606 | |
| 13-1-1.1 + 1.2 | 8/13/2019 | \$260,000 | \$167,600 | 811 + 819 South St | 1947 + 1955 | 0.33 total | 1974 total | 433 + 423 | HGMLS #4900197 | |
| 30-1-33 | 8/12/2019 | \$328,750 | \$135,600 | 184 Broadway | 1910 | 0.05 | 2840 | 482 | Sold non MLS | |
| 27-1-54 | 07/31/209 | \$125,000 | \$163,200 | 26 West St | 1850 | 0.17 | 2668 | 464 | Sold Non MLS | |
| 45-5-15 | 6/28/2019 | \$330,000 | \$131,600 | 15 Liberty St | 1910 | 0.06 | 3334 | 481 | HGMLS #4843635 | |
| 36-2-10 | 6/6/2019 | \$450,000 | \$185,000 | 151 Broadway | 1921 | 0.08 | 3608 | 481 | Sold non MLS | |
| 35-2-3 | 6/4/2019 | \$312,500 | \$195,900 | 257 Broadway | 1900 | 0.05 | 4253 | 481 | HGMLS #4850028 | |
| 10-1-23 | 5/31/2019 | \$325,000 | \$120,000 | 362 Liberty St | 1860 | 0.09 | 3892 | 482 | HGMLS #4841592 | |
| 33-2-16.1 | 5/31/2019 | \$4,650,000 | \$2,181,000 | 35 Cerone Pl | 1997 | 2.7 | 51641 | 411 | Sold non MLS | |
| 22-3-9 | 5/16/2019 | \$175,000 | \$116,600 | 91 Dubois St | 1930 | 0.06 | 2106 | 464 | Sold non MLS | |

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| 38-4-35 | 5/15/2019 | \$215,000 | \$89,600 | 82 William St | 1917 | | 1680 | 482 | Sold non MLS, was in fair condition, interior renovated and now in good condition | |
| 29-7-3 & 29-7-4 & 29-7-5 | 5/6/2019 | \$1,050,000 | \$557,000 | 188, 192 & 194 Broadway | 1880/1900 | 0.21 | 20353 | 481 | Sold non MLS | |
| 11-5-12 | 5/6/2019 | \$100,000 | \$124,400 | 305 Liberty St | 1860 | 0.05 | 2976 | 481 | Sold non MLS | |
| 26-1-74 | 4/12/2019 | \$80,000 | \$66,500 | 124 Wisner Ave | 1910 | 0.08 | 1200 | 484 | Sold non MLS | |
| 11-3-22 | 4/4/2019 | \$165,000 | \$60,500 | 189 Lander St | 1936 | 0.11 | 3960 | 433 | Sold non MLS | |
| 46-1-24 | 4/1/2019 | \$174,000 | \$112,000 | 14 Liberty St | 1900 | 0.06 | 2748 | 481 | Sold non MLS | |
| 23-4-5 | 3/21/2019 | \$240,000 | \$148,100 | 233 Liberty St | 1880 | 0.15 | 4438 | 464 | HGMLS #4838094 | |
| 30-5-28 | 3/19/2019 | \$250,000 | \$145,900 | 108 Broadway | 1886 | 0.05 | 4175 | 481 | Sold Non MLS | |
| 30-1-28.11 | 3/18/2019 | \$206,000 | \$134,400 | 176 Broadway | 1910 | 0.05 | 4900 | 481 | Sold non MLS | |
| 34-3-12 | 3/15/2019 | \$80,000 | \$137,700 | 349 Ann St | 1950 | 0.15 | 2040 | 431 | Sold Non MLS | |
| 44-2-13 | 3/14/2019 | \$130,000 | \$53,200 | 104-106 William St | 1900 | 0.12 | 6828 | 482 | HGMLS #4845690 | |
| 30-2-31 | 3/12/2019 | \$275,000 | \$101,100 | 166 Broadway | 1900 | 0.03 | 3372 | 481 | Sold Non MLS | |

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|-------------------------|------------|-------------|--------------------------|----------------------------|-------------|------------|------------------|---------------|--------------------------------|--|
| 29-9-12 | 3/12/2019 | \$230,000 | \$129,400 | 230 Broadway | 1890 | 0.08 | 3906 | 482 | Sold Non MLS | |
| 30-2-30 | 3/12/2019 | \$220,000 | \$160,400 | 164 Broadway | 1880 | 0.03 | 3333 | 481 | Sold non MLS | |
| 30-2-29 | 3/12/2019 | \$255,000 | \$166,800 | 162 Broadway | 1900 | 0.04 | 4872 | 481 | Sold non MLS | |
| 30-2-28 | 3/12/2019 | \$240,000 | \$126,800 | 160 Broadway | 1890 | 0.05 | 3594 | 481 | Sold Non MLS | |
| 30-2-27 | 3/12/2019 | \$240,000 | \$145,500 | 158 Broadway | 1900 | 0.04 | 3375 | 481 | Sold Non MLS | |
| 35-2-24.1 | 3/12/2019 | \$280,000 | \$90,000 | 195 Broadway | 1891 | 0.03 | 3000 | 481 | Sold non MLS | |
| 36-1-4.1 | 3/12/2019 | \$270,000 | \$56,000 | 181 Broadway | 1900 | 0.016 | 1848 | 481 | Sold non MLS | |
| 26-1-41.1 | 2/27/2019 | \$200,000 | \$289,900 | 568 Broadway | 1945 + 1960 | 0.16 | 7408 | 433 | Sold non MLS | |
| 45-5-19 | 2/22/2019 | \$134,000 | \$75,300 | 100 Renwick St | 1920 | 0.07 | 1760 | 482 | HGMLS #4832269 | |
| 6-5-4 | 2/20/2019 | \$210,000 | \$224,300 | 313 Fullerton Ave | 1975 | 0.22 | 1852 | 464 | Sold Non MLS | |
| 38-2-32 | 1/24/2019 | \$40,000 | \$53,700 | 38 William St | 1915 | 0.07 | 2721 | 482 | HGMLS #4855434, poor condition | |
| 35-3-12.2 + 35-3-16.211 | 1/16/2019 | \$500,000 | \$334,500 | 201 Ann St & 22 William St | 1948 | 0.54 total | 16359 | 449 | HGMLS #4821369 | |

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|---------------------|------------|---|--------------------------|--|-------------|---------------|------------------|---------------|--|--|
| 30-1-31 | 12/14/2018 | \$250,000 | \$149,800 | 180 Broadway & Rear | 1900 | 0.06 | 4166 | 482 | Sold Non MLS | |
| 35-2-24.2 + 35-2-25 | 12/20/2018 | \$1,125,000 | \$403,300 | 193 Broadway & 6-12 William St & 192Ann st | 1860 + 1891 | 0.17 total | 17668 combined | 481 | Sold non MLS | |
| 34-2-16 | 11/26/2018 | \$350,000 | \$257,000 | 327 Broadway | 1960 | 0.15 | 6480 | 485 | HGMLS #4806802 | |
| 22-5-35 | 10/31/2018 | \$160,000 | \$58,500 | 264 First St | 1920 | 0.05 | 2806 | 482 | | |
| 22-5-17 | 10/31/2018 | \$275,000 | \$119,000 | 226 First St | 1870 | 0.05 | 3040 | 482 | HGMLS #4609562 | |
| 29-7-8 | 10/25/2018 | \$70,000 | \$176,800 | 202 Broadway | 1890 | 0.06 | 5925 | 481 | Sold non MLS in fair to poor condition | |
| 38-2-35 | 10/22/2018 | \$270,000 | \$140,900 | 46 William St | 1948 | 0.15 | 6500 | 449 | Sold non MLS | |
| 43-2-17 + 43-2-18 | 10/18/2018 | \$300,000 | \$517,900 | 107 + 111 S Robinson Ave | 1928 + 1960 | 0.74 combined | 8172 combined | 480 + 484 | Sold non MLS | |
| 11-5-8 | 10/16/2018 | \$135,000 | \$43,000 | 315 Liberty St | 1920 | 0.09 | 2370 | 481 | Sold non MLS | |
| 24-6-6 | 10/4/2018 | \$2,000,000 sale price includes \$200,000 personal property | \$1,635,000 | 19 Front St | 1892 | 0.15 | 27251 | 482 | Sold non MLS | |
| 25-5-9 | 9/7/2018 | \$112,500 | \$147,700 | 725 Broadway | 1900 | 0.11 | 1700 | 483 | | |

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| 39-5-15.1 + 15.2 | 8/31/2018 | \$250,000 | \$142,700 | 65 Liberty St | 1900 | 0.05 | 2992 | 481 | Sold non MLS | |
| 32-1-16.11 | 8/17/2018 | \$170,000 | \$178,000 | 250 Little Britain Rd | 1909 | 0.36 | 2770 | 425 | Sold non MLS | |
| 32-2-7.1 | 8/17/2018 | \$585,000 | \$394,700 | 623 Broadway | 1880 | 0.89 | 14136 | 482 | HGMLS #4638592 | |
| 39-5-16 | 7/18/2018 | \$160,000 | \$125,500 | 63 Liberty St | 1900 Eff 2007 | 0.04 | 2520 | 681 | Sold non MLS | |
| 29-9-12 | 7/17/2018 | \$100,000 | \$129,400 | 230 Broadway | 1890 | 0.08 | 3906 | 482 | Sold Non MLS | |
| 25-8-4.1 | 7/16/2018 | \$120,000 | \$140,900 | 817 Broadway | 1900 | 0.16 | 1488 | 483 | HGMLS #4711170 | |
| 28-3-15 | 7/10/2018 | \$215,000 | \$165,900 | 350 Broadway | 1900 | 0.06 | 2540 | 482 | HGMLS #4723344 | |
| 46-1-30 | 7/10/2018 | \$600,000 | \$207,500 | 26 Liberty St | 1915 Eff 1955 | 0.29 | 11720 | 449 | Sold non MLS | |
| 28-2-17 + 18 | 6/28/2018 | \$36,000 | \$47,200 | 15 + 21 Robinson Ave | 1990 | 0.30 total | | 438 | Asphalt Parking Lot | |
| 34-3-12 | 6/26/2018 | \$40,000 | \$137,700 | 349 Ann St | 1950 | 0.15 | 2040 | 431 | Sold non MLS | |
| 46-1-33, 46-1-5 + 46-1-4 | 6/12/2018 | \$285,000 | \$199,900 | 40 Libery St | 1880, Eff 1957 | 0.11 | 5098 | 481 | HGMLS #4804675 | |
| 46-1-1 | 5/14/2018 | \$333,000 | \$168,900 | 42 Liberty St | 1880 | 0.05 | 4320 | 320 | Sold non MLS | |

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| 30-5-11 | 5/10/2018 | \$60,000 | \$52,800 | 173 Liberty St | 1880 | 0.06 | 1184 | 483 | Sold non MLS | |
| 36-2-12 | 5/8/2018 | \$175,000 | \$174,500 | 7 S Johnston St | 1900 | 0.03 | 4020 | 481 | Sol non MLS | |
| 47-1-12 | 4/25/2018 | \$100,000 | \$168,000 | 82 Bridge St | 1976 | 0.16 | 2540 | 433 | Sold non MLS | |
| 11-5-7 | 4/5/2018 | \$100,000 | \$64,800 | 317 Liberty St | 1860 | 0.02 | 1842 | 481 | | |
| 29-7-6 | 3/19/2018 | \$40,000 | \$56,200 | 196 Broadway | 1900 | 0.06 | 4700 | 481 | Sold non MLS | |
| 24-11-26 | 03/092018 | \$400,000 | \$202,200 | 98 Grand St | 1880 | 0.05 | 3280 | 481 | Sold non MLS | |
| 35-2-17 | 2/26/2018 | \$115,000 | \$157,500 | 207 Broadway | 1886 | 0.05 | 2640 | 482 | Sold non MLS | |
| 28-3-23 | 2/16/2018 | \$210,000 | \$187,500 | 368 Broadway | 1900 | 0.06 | 4782 | 481 | Sold non MLS | |
| 36-2-12 | 1/17/2018 | \$100,000 | \$174,500 | 7 S Johnston St | 1900 | 0.03 | 4020 | 481 | Sold non MLS | |
| 34-3-39 | 12/28/2017 | \$125,000 | \$93,700 | 364 Washington St | 1955 | 0.19 | 4320 | 449 | Sold non MLS | |
| 39-5-17 | 12/27/2017 | \$190,000 | \$118,700 | 61 Liberty St | 1880 | 0.05 | 2796 | 482 | Sold non MLS | |
| 34-2-2.12 + 34-3-2.1 | 12/23/2017 | \$810,000 | \$1,077,700 | 385 Broadway & 385 Ann St | 1958 | 0.88 total | 11648 | 461 | Sold non MLS | |

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| 38-4-35 | 12/13/2017 | \$100,000 | \$89,600 | 82 William St | 1917 | 0.06 | 1680 | 482 | Sold non MLS |
| 31-5-13.2 | 11/24/2017 | \$3,500,000 | \$4,566,000 | 29 S Water St | | 3.1 | | 438 | Sale also includes SBL #'s 31-5-14, 37-4-3, 37-4-2 |
| 6-5-2.21 | 10/11/2017 | \$340,000 | \$383,700 | 407 Gidney Ave | 1986 | 0.39 | 3324 | 465 | Was Listed for sale on Loopnet |
| 27-2-32 | 10/10/2017 | \$120,000 | \$176,900 | 476 Broadway | 1850 | 0.05 | 3096 | 481 | HGMLS #4702918 |
| 28-1-29.1 | 9/29/2017 | \$360,000 | \$285,300 | 29 Prospect St | 1900 | 0.39 | 8929 | 465 | Sold Non MLS |
| 45-5-19 | 9/27/2017 | \$75,000 | \$75,300 | 100 Renwick St | 1920 | 0.07 | 1760 | 482 | Sold Non MLS |
| 29-9-10 + 29-9-11 | 9/8/2017 | \$646,461 | \$287,400 combined | 224 + 228 Broadway | 1890 + 1900 | 0.18 combined | 10214 combined | 482 | Sold Non MLS |
| 36-2-5.1 | 9/8/2017 | \$560,345 | \$172,800 | 163-165 Broadway | 1886 | 0.22 | 10838 | 481 | Sold Non MLS |
| 46-5-9 | 8/31/2017 | \$1,600,000 | \$907,800 | 25 Renwick | 1955 | 5.2 | 38480 | 710 | Sold non MLS |
| 21-7-17 | 8/31/2017 | \$205,000 | \$148,500 | 320 First St | 1900 | 0.06 | 3495 | 482 | Sold Non MLS |
| 45-12-3 | 8/31/2017 | \$75,000 | \$68,000 | 147 Renwick St | 1965 | 0.09 | 800 | 433 | HGMLS #4717780 |
| 35-1-1 | 8/25/2017 | \$399,000 | \$437,800 | 303 Broadway | 1930 | 0.17 | 10640 | 482 | Was listed for sale on Loopnet |

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| 45-1-11 | 8/22/2017 | \$105,000 | \$133,200 | 107 William St | 1900 | 0.05 | 3894 | 481 | HGMLS #4445151 | |
| 7-2-58.1 + 7-2-1.1 | 7/27/2017 | \$400,000 | \$425,800 | 310 Robinson Ave | 1960 | 0.84 | 6494 | 421 | Sold Non MLS | |
| 49-1-25 | 7/26/2017 | \$250,000 | \$574,100 | 1 S Water St | 1974 | 0.92 | 8064 + 730 | 464 | Was listed for sale on Loopnet | |
| 11-5-19 | 7/12/2017 | \$65,000 | \$74,200 | 142 South St | 1860 + 1960 | 0.1 | 4095 + 1721 | 481 | HGMLS #4613462 | |
| 11-5-17 | 7/12/2017 | \$40,000 | \$61,900 | 138 South St | 1880 | 0.03 | 1904 | 481 | HGMLS #4613456 | |
| 11-5-16 | 7/12/2017 | \$55,000 | \$83,300 | 136 South St | 1860 | 0.08 | 4220 | 481 | HGMLS #4613482 | |
| 11-5-15 | 7/12/2017 | \$65,000 | \$111,900 | 134 South St | 1866 | 0.03 | 5128 | 481 | HGMLS #4613427 | |
| 11-5-14 | 7/12/2017 | \$25,000 | \$37,800 | 132 South St | 1880 | 0.02 | 792 | 481 | HGMLS #4612898 | |
| 11-5-18 | 7/12/2017 | \$50,000 | \$91,500 | 140 South St | 1870 | 0.04 | 3438 | 481 | HGMLS #4613457 | |
| 18-5-1 | 7/12/2017 | \$175,000 | \$133,100 | 301 Liberty St | 1880 | 0.06 | 4136 | 481 | HGMLS #4612896, sold as is in fair condition | |
| 11-5-8 | 6/15/2017 | \$90,000 | \$43,000 | 315 Liberty St | 1920 | 0.09 | 2370 | 481 | HGMLS #4619025, needs renovation | |
| 36-4-15 | 5/19/2017 | \$275,000 | \$195,700 | 101 Liberty St | 1900 | 0.06 | 3168 | 481 | Sold Non MLS | |

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| 38-4-55 | 4/27/2017 | \$215,000 | \$177,900 | 236 S William St | 1930 | 0.24 | 2284 + 5739 | 433 | HGMLS #4550825 | |
| 34-3-13 | 4/19/2017 | \$128,000 | \$108,000 | 345 Ann St | 1860 | 0.12 | 2608 | 483 | HGMLS #4617775 | |
| 31-1-1 | 4/10/2017 | \$145,000 | \$83,000 | 119 First St | 1900 | 0.03 | 1566 | 482 | Sold Non MLS | |
| 38-4-34 | 4/5/2017 | \$250,000 | \$196,200 | 78 William St | 1915 | 0.19 | 7300 | 482 | Sold Non MLS | |
| 25-1-72 +25-1-73 | 4/5/2017 | \$570,000 | \$498,800 | 780 + 784 Broadway | 1900 + 1950 | 0.45 | 9910 | 411 + 485 | Sold Non MLS | |
| 28-3-4.2 | 2/3/2017 | \$235,000 | \$276,800 | 382 Broadway | 1900 | 0.1 | 5060 | 481 | HGMLS #4702688 | |
| 25-5-10 | 1/6/2017 | \$170,000 | \$165,600 | 717 Broadway | 1973 | 0.23 | 1300 | 465 | Sold Non MLS | |
| 33-7-6.1 | 11/22/2016 | \$545,000 | \$446,300 | 41 Washington Ter | 1985 | 1.19 | 5000 | 544 | | |
| 7-12-13.1 | 10/31/2016 | \$799,000 | \$1,418,400 | 304-310 Fullerton Ave | 1974 | 1.6 | 18373 | 464 | Sale also included SBL #7-12-12.2 | |
| 45-8-14 | 10/12/2016 | \$240,000 | \$169,900 | 75 Carson Ave | 1925 | 0.13 | 7188 | 449 | | |
| 37-8-16 | 10/7/2016 | \$250,000 | \$129,100 | 110 Liberty St | 1900 | 0.05 | 1826 | 482 | HGMLS #4626911/Renovated/Updated | |
| 45-5-18 | 10/7/2016 | \$300,000 | \$67,200 | 1 Liberty St | 1930 | 0.31 | 23796 | 331 | Poor Condition | |

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| 29-6-5 | 9/21/2016 | \$65,000 | \$99,300 | 15 Dubois St | 1866 | 0.05 | 1785 | 411 | HGMLS #4515336 | |
| 34-3-5 | 9/15/2016 | \$80,000 | \$93,400 | 383 Ann St | 1900 | 0.2 | 1512 | 482 | | |
| 35-2-10 | 9/15/2016 | \$179,500 | \$200,000 | 235-237 Broadway | 1900 | 0.12 | 4080 | 481 | HGMLS #4534716 | |
| 43-1-7.1 | 9/14/2016 | \$750,000 | \$423,700 | 1 Commercial PI | 1960 | 1 | 22660 | 449 | | |
| 31-5-14 | 9/13/2016 | \$5,700,000 | \$3,420,700 | 2 Front St | 1920 | 2.7 | 1767 | 570 | Sale also includes parcel #'s 37-4-3, 37-4-2, and 31-5-13.2 | |
| 24-11-26 | 8/3/2016 | \$230,000 | \$184,300 | 98 Grand St | 1880 | 0.05 | 3280 | 481 | | |
| 22-3-9 | 8/1/2016 | \$41,000 | \$136,500 | 91 Dubois St | 1930 | 0.06 | 2106 | 464 | Office Bldg. | |
| 25-1-1 | 7/21/2016 | \$5,500,000 | \$4,975,900 | 840 Broadway | 1986 | 13.8 | 200000 | 710 | | |
| 39-2-6.1 | 6/10/2016 | \$300,000 | \$117,900 | 45 Clark St | 1930 | 0.35 | 6936 | 449 | Storage Building | |
| 3-3-3 | 6/3/2016 | \$200,000 | \$285,700 | 453 Robinson Ave | 1951 | 0.3 | 480 | 431 | Auto Dealer | |
| 34-1-23 | 5/31/2016 | \$525,000 | \$349,200 | 18-34 Lake St | 1948 | 0.34 | 9822 | 484 | | |
| 34-3-14 | 5/13/2016 | \$185,000 | \$137,900 | 343 Ann St | 1951 | 0.06 | 5312 | 433 | | |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments |
|-----------|------------|-------------|--------------------------|------------------|------------|-----------|------------------|---------------|---|
| 36-2-4 | 5/4/2016 | \$125,000 | \$98,500 | 167 Broadway | 1930 | 0.05 | 2168 | 481 | Sale also included SBL # 36-2-21 vacant lot in rear |
| 30-5-41 | 5/2/2016 | \$250,000 | \$104,200 | 46 Chambers St | 1880 | 0.06 | 7425 | 449 | Sold Non MLS |
| 18-7-11 | 5/2/2016 | \$70,000 | \$69,900 | 100 Third St | 1975 | 0.11 | 1863 | 464 | |
| ,4-12-4 | 4/25/2016 | \$2,206,500 | \$1,000,000 | 497 Liberty St | 2000 | 1.94 | 21672 | 411 | 35 Units, 30 Two bedroom units/5 Three bedroom units. On site laundry |
| 29-1-1.1 | 4/13/2016 | \$800,000 | \$939,000 | 311 First St | 1924 | 1.47 | 59071 | 710 | |
| 47-1-19 | 3/17/2016 | \$222,000 | \$264,400 | 169 Mill St | 1987 | 0.23 | 5320 | 433 | Sold Non MLS |
| 38-4-34 | 3/4/2016 | \$100,000 | \$208,500 | 78-80 William St | 1915 | 0.19 | 7300 | 482 | |
| 30-4-21 | 2/29/2016 | \$330,000 | \$42,200 | 13 Chambers St | 1880 | 0.06 | 5286 | 481 | Sold Non MLS |
| 34-3-32.1 | 2/26/2016 | \$248,258 | \$195,400 | 346A Washington | 1960 | 0.29 | 3852 | 484 | Property code was 484 at time of sale, now is 620. |
| 34-3-1 | 2/12/2016 | \$221,000 | \$429,800 | 395 Ann St | 1900 | 0.47 | 15290 | 482 | Det Row Bldg |
| 27-2-30 | 2/11/2016 | \$173,000 | \$248,600 | 472 Broadway | 1866 | 0.06 | 3931 | 481 | Att Row Bldg Non MLS sale |
| 39-3-18 | 1/7/2016 | \$170,000 | \$163,700 | 89 Liberty St | 1900 | 0.06 | 4312 | 481 | Att row bldg Non MLS Sale |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments | |
|------------|------------|-------------|--------------------------|-----------------------|------------|------------|------------------|---------------|--|---|
| 32-2-7.2 | 12/29/2015 | \$375,000 | \$363,500 | 605 Broadway | 1940 | 1.94 | 13176 | 482 | Det Row Bldg | |
| 36-4-12 | 12/21/2015 | \$215,000 | \$654,600 | 109-111 Liberty St | 1928 | 0.10 | 11260 | 481 | Att Row Bldg | |
| 45-6-14 | 12/8/2015 | \$50,000 | \$121,300 | 5 Liberty St WH | 1865 | 0.08 | 3660 | 482 | Det Row Bldg | |
| 32-1-16.11 | 11/30/2015 | \$75,000 | \$150,000 | 250 Little Britain Rd | 1909 | 0.36 | 2770 | 425 | Bar | |
| 43-1-6.1 | 11/23/2015 | \$678,055 | \$1,335,400 | 3 Commercial Pl | 1957 | 1.4 | 19456 | 642 | Health Bldg. | |
| 19-1-37 | 11/20/2015 | \$107,000 | \$178,600 | 178 Grand St | 1890 | 0.12 | 2500 | 483 | Non MLS Sale | |
| 31-1-23 | 11/20/2015 | \$40,000 | \$176,500 | 184 Liberty St | 1920 | 0.10 | 4,200 | 481 | Att Row Bldg | |
| 24-5-6 | 11/18/2015 | \$532,500 | \$500,000 | 12 Front St | 1865 | 0.04 | 7,250 | 481 | Att Row Bldg | |
| 39-2-8 | 11/10/2015 | \$287,000 | \$80,000 | 159-167 Washington | 1890 | 0.25 | 14,685 | 411 | 15 Units | |
| 11-5-5.1 | 11/3/2015 | \$170,000 | \$135,500 | 321 Liberty St | 1890 | 0.06 | 4,236 | 481 | Att Row Bldg Apts. & Commercial Space | 3 |
| 18-5-5 | 10/23/2015 | \$165,000 | \$83,300 | 291 Liberty St | 1890 | 0.27 | 7,448 | 482 | Det Row Bldg | |
| 40-2-1.11 | 10/20/2015 | \$1,080,000 | \$630,100 | 108 S Water St | 1900 | 1.14 acres | 65,896 | 710 | Additional Gross Floor Areas of 90,738 and 14,080 | |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments | |
|-----------|------------|-------------|--------------------------|-------------------|------------|------------|------------------|---------------|--|------|
| 13-1-1.2 | 10/9/2015 | \$150,000 | \$88,800 | 819 South | 1955 | 0.20 | 756 | 423 | Sale Also Included Parcel 13-1-1.1 | |
| 13-1-1.1 | 10/9/2015 | \$150,000 | \$94,400 | 811 South St | 1947 | 0.13 | 1,218 | 433 | Sale Also Included Parcel 13-1-1.2 | |
| 43-3-10.1 | 10/8/2015 | \$400,000 | \$303,500 | 20 Deyo Place | 1950 | 1 acre | 9,520 | 449 | Other Storage/Wharehouse | |
| 5-1-5 | 9/30/2015 | \$1,700,000 | \$1,766,200 | 106 Pierces Rd | 1960 | 5.20 acres | 57,596 | 710 | Manufacturing/Wharehouse | |
| 29-9-17.1 | 9/24/2015 | \$110,000 | \$166,000 | 240 Broadway | 1875 | 0.07 | 6,440 | 481 | Att Row Bldg Sold Non MLS | |
| 36-2-7 | 9/23/2015 | \$200,000 | \$231,000 | 159 Broadway | 1920 | 0.07 | 5,984 | 481 | Att Row Bldg Also included 158 Ann St | Sale |
| 38-4-35 | 9/17/2015 | \$43,000 | \$89,600 | 82 William St | 1917 | 0.06 | 1,680 | 482 | Det Row bldg | |
| 31-1-10 | 9/16/2015 | \$343,000 | \$276,900 | 49 Grand St | 1890 | 0.08 | 6,247 | 481 | Att. Row Bldg. | |
| 36-4-9 | 9/16/2015 | \$125,000 | \$106,800 | 117 Liberty St | 1965 | 0.06 | 1,590 | 481 | Att. Row Bldg. | |
| 35-4-7 | 8/27/2015 | \$100,000 | \$144,700 | 30 Mill | 1910 | 0.05 acre | 3,273 | 482 | Det Row bldg | |
| 28-3-16 | 8/21/2015 | \$125,000 | \$141,500 | 352 Broadway | 1945 | 0.06 | 1,628 | 481 | row retail plus 1 apt | |
| 33-3-10.1 | 8/18/2015 | \$30,000 | \$73,400 | 38 Little Britain | 1945 | 1.1 ac | 540 | 484 | | |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments |
|-----------------------|------------|-------------|--------------------------|-----------------------------------|-----------------------|-----------------------|------------------|---------------|---|
| 30-5-34 & 30-5-33 | 7/14/2015 | \$90,000 | \$34,600 | 30 Chambers St | 1880 | 0.18 | 4,725 | 482 | price & site size includes adjacent parcel. |
| 36-4-8 | 7/7/2015 | \$260,000 | \$174,500 | 119 Liberty St | 1920 | .05 acre | 4,740 | 481 | restaurant plus 2 apts |
| 37-8-1 | 7/15/2015 | \$237,500 | \$221,900 | 87 Ann St | 1860 | .04 acre | 4,680 | 482 | retail plus 2 apts |
| 47-2-1 | 7/14/2015 | \$1,000,000 | \$566,100 | 175 Overlook St | 1946 | 1.5 acre | 21,646 | 449 | distribution warehouse |
| 36-1-7.1 | 6/11/2015 | \$28,000 | \$61,100 | 4 Clark St | 1957 | .08 acre | 6,512 | 449 | |
| 17-8-18 | 5/8/2015 | \$250,000 | \$85,500 | 179 Dubois St | 1948 | 0.10 acre | 7,140 | 482 | |
| 34-1-6 & 34-1-34.1 | 4/13/2015 | \$883,495 | 906,800 & 89,400 | 467 Broadway 62 Washington Ter | 1960 | .23 acre .43 acre | 20,016 | 464 & 438 | |
| 13-3-1.26 & 13-3-1.25 | 4/8/2015 | \$3,750,000 | 656,400 1021800 | 735 South St 765 South St | 1960 1960 | 2.2 acres .85 acre | 25,958 40,888 | 442 442 | |
| 6-5-5 | 3/27/2015 | \$235,000 | \$255,900 | 297 Fullerton Ave | 1998 | 1 acre | 1,612 | 464 | |
| 3-8-1 | 3/25/2015 | \$305,000 | \$259,100 | 430 Robinson Ave | 1937 Renov 1990 | 18400sf | 1924 | 465 | |
| 29-9-12 | 3/10/2015 | \$100,000 | \$140,300 | 230 Broadway | 1890 | 3410sf | 3906 | 482 | 2 Apartments; 1st floor retail space |
| 33-2-16.1 | 3/3/2015 | \$2,200,000 | \$1,957,200 | 35 Cerone Pl | 1997 | 2.7 acres | 51641 | 411 | 60 units |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments | |
|----------------------------------|------------|-------------|----------------------------|--|----------------------|-------------------------------------|------------------------|-------------------|---|--|
| 25-1-83.1 | 2/17/2015 | \$760,000 | \$820,000 | 828 Broadway | 1972 | .69 acre | 2387 | 486 | | |
| 29-10-2 | 1/30/2015 | \$140,000 | \$123,500 | 242 Broadway | 1910 | .06 acre | 5625 | 481 | 3 Apartments; Retail Space; Light Manufacturing; Some fire damage | |
| 24-5-6 | 1/29/2015 | \$545,000 | \$404,400 | 12 Front St | 1865 | .04 acre | 7250 | 481 | 2 Apartments; Retail Space; Office Space | |
| 5-2-2 | 1/8/2015 | \$530,000 | \$294,200 | 79 Pierces Rd | 1961 | 3.4 acres | 10724 | 449 | | |
| 34-2-2.11 34-3-6.1 | 12/30/2014 | \$450,000 | 546000 9100 | 377 Broadway & 375 Ann St | 1950 | 19,124sf + 4,194sf | 10306 | 485 & 331 | | |
| 45-6-14 | 12/23/2014 | \$397,521 | \$121,300 | 5 Liberty St WH | 1865 | .08 acre | 3660 | 482 | 2 Apartments; Retail Space | |
| 11-5-12 | 12/18/2014 | \$120,000 | \$108,200 | 305 Liberty St | 1860 | .05 acre | 2976 | 481 | 2 Apartments; Retail Space | |
| 36-4-10 | 10/14/2014 | \$160,000 | \$142,100 | 115 Liberty St | 1900 | 2075 sf | 2625 | 481 | | |
| 35-1-10 | 9/30/2014 | \$200,000 | \$265,200 | 2 Mill St | 1900 | 1012 sf | 5040 | 481 | 4 Apartments + 1 Retail | |
| 27-2-37 | 7/15/2014 | \$275,000 | \$272,500 | 488 Broadway | 1900 | 0.06 | 4375 | 481 | Retail; 2 Apartments (2 Bdrm & 3 Bdrm) | |
| 2-8-6 | 6/10/2014 | \$190,000 | \$200,000 | 3 Pierces Rd | 1974 | .17 acres | 2312 | 283 | Not listed in the MLS; Residence with commercial use | |
| 13-3-1.231 13-5-1.1 13-6-1 | 5/12/2014 | \$1,504,000 | 983200 444000 168300 | 240 Dupont Ave 237 Dupont Ave 247 Dupont Ave | 1980 1970 1956 | 1.7 acres 3.8 acres 1.1 acres | 21384 40208 1980 | 449 449 433 | | |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments |
|---------------------------------|------------|-------------|--------------------------|--|-------------------------------|----------------------------------|----------------------|-------------------|---|
| 6-6-42.2 | 4/23/2014 | \$4,400,000 | \$3,088,000 | 223 West St | 1996 | 13.8 acres | 69748 | 411 | 62 1-bedroom units; 20 2-bedroom units |
| 24-11-24.1 | 4/23/2014 | \$2,430,000 | \$1,894,400 | 90 Grand St | 1929 | .42 acre | 46324 | 411 | 65 units |
| 35-2-21.1 35-2-23 35-2-26 | 4/8/2014 | \$172,500 | 284800 65000 24800 | 199-201 Broadway 200 Ann St 197 Broadway 196 Ann St | 1906/ 1950 1910 1900 | .20 acre .05 acre .05 acre | 8550 1812 1428 | 482 482 210 | Some buildings in poor condition |
| 46-2-11 | 3/12/2014 | \$100,000 | \$53,100 | 1 Edward St | 1920 | 4000sf | 8508 | 449 | On Vacant Building Registry at time of sale |
| 47-2-1 | 3/7/2014 | \$530,000 | \$710,900 | 175 Overlook Pl | 1946 | 1.50 acre | 21646 | 449 | |
| 31-2-19 | 2/26/2014 | \$735,000 | \$499,600 | 62 Grand St | 1960 | 9000sf | 4652 | 464 | Office Building (Former American Legion Hall) Purchased by County of Orange |
| 31-2-18 | 2/26/2014 | \$1,500,000 | \$976,600 | 48 Grand St | 1914 | 15000sf | 23916 | 681 | Cultural Facility (Former Masonic Temple) Purchased by County of Orange |
| 31-2-13.2 | 2/26/2014 | \$1,400,000 | \$1,987,100 | 54 Grand St | 1915 | 1.2 a | 30706 | 464 | Office Building (Former YMCA Building) Purchased by County of Orange |
| 29-9-12 | 2/19/2014 | \$105,000 | \$163,800 | 230 Broadway | 1890 | 3465sf | 3906 | 482 | Retail & 2 Apartments |
| 27-2-37 | 2/15/2014 | \$275,000 | \$273,500 | 488 Broadway | 1900 | .06 acre | 4375 | 481 | Retail & 2 Apartments |
| 31-5-8.1 | 1/31/2014 | \$1,095,000 | \$680,600 | 27 S Water St | 1920 | 4342sf | 9148 | 421 | Converted Rail Station Restaurant/Auditorium |
| 39-3-19 | 1/22/2014 | \$150,000 | \$180,100 | 87 Liberty St | 1900 | 2500sf | 3675 | 481 | Store & 2 Apartments |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments | |
|---|------------|-------------|---|--|--------------------------------|--|--------------------------------|---------------------------------|---|--|
| 30-2-28 | 12/23/2013 | \$70,000 | \$133,000 | 160 Broadway | 1890 | 2070sf | 3594 | 481 | Store & 2 Apartments | |
| 30-2-27 | 12/23/2013 | \$140,000 | \$154,000 | 158 Broadway | 1900 | 1811sf | 3375 | 481 | Office/Store & 2 Apartments | |
| 40-2-5 & 40-2-1.13 | 12/20/2013 | \$860,000 | 689100 376100 | 150 S. Water St 140 S. Water St | 1960 1850 | 1 acre 23900sf | 27025sf 14750sf | 449 710 | Sale Between Related Companies | |
| 25-4-39 | 11/27/2013 | \$182,500 | \$223,500 | 744 Broadway | 1900 | 20250sf | 2388 | 484 | Sale Between Related Companies; Office building with large parking area | |
| 45-12-3 | 11/1/2013 | \$68,000 | \$74,200 | 147 Renwick | 1965 | 3700sf | 800 | 433 | | |
| 2-19-5 | 10/3/2013 | \$225,000 | \$192,200 | 292 North St | 1885 | 2880sf | 2450 | 483 | Renovated into offices and an apartment in 2010 | |
| 45-4-6 | 9/19/2013 | \$300,000 | \$442,800 | 21 Liberty St | 1858 | 37066sf | 55972 | 449 | | |
| 35-2-11.1 35-2-12 35-2-13 35-2-34 35-2-36.1 | 8/15/2013 | \$200,000 | 16200 187600 78000 24100 139600 | 225 Broadway 223 Broadway 221 Broadway 218 Ann St 220 Ann St | 0 1960 1900 0 1975 | 4475sf 4475sf 2250sf 2430sf 4500sf | 0 4304 2376 0 4250 | 438 482 482 331 449 | | |
| 28-3-15 | 8/12/2013 | \$150,000 | \$171,900 | 350 Broadway | 1900 | 0.06 | 2540 | 482 | Per MLS - 2nd Floor (1180sf) unfinished at time of sale; included in GFA | |
| 33-1-19 33-1-18 33-1-20 | 8/7/2013 | \$250,000 | 125700 58800 89800 | 31 Temple Ave 43 Temple Ave 27 Temple Ave | 1956 1900 1955 | 24584 9624 15237 | 6171 698 988 | 433 210 210 | Auto body shop Single Family (Fair condition) Single Family (Fair condition) | |
| 34-1-14 | 8/5/2013 | \$145,000 | \$209,600 | 443 Broadway | 1930 | 7325sf | 1680 | 484 | First floor area needs work. 2nd floor is finished with 1/2 bath, kitchen & finished room but lacks a CO. | |
| 28-3-35 | 5/29/2013 | \$100,000 | \$104,100 | 14 Fullerton Av | 1952 | 0.1 | 1750 | 485 | Listed in the Vacant Building Registry at time of sale. | |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments |
|----------------------------------|------------|-------------|--------------------------|---|------------|--------------------|------------------|---------------|--|
| 38-1-1, 38-1-2, 38-1-21, 38-1-22 | 5/24/2013 | \$500,000 | \$362,800 | 33 S Robinson | 1929 | 0.44 | 8972 | 710 | Also includes 206 W Parmenter, 210 W Parmenter & 297 Washington St; 2 garages and parking area; Sf includes 972sf office |
| 29-7-8 | 5/26/2013 | \$120,000 | \$205,000 | 202 Broadway | 1890 | 2614sf | 5925 | 481 | Restaurant on 1st floor; 3 apts above |
| 13-2-20.1 | 5/17/2013 | \$200,000 | \$318,900 | 300 Dupont Av | 1960 | 169 x 109 | 4233 | 421 | Per MLS - includes business, equipment & fixtures |
| 43-3-10.1 | 5/1/2013 | \$300,000 | \$312,600 | 20 Deyo Pl | 1950 | 1 acre | 9520 | 449 | Warehouse; Non-MLS Sale |
| 5-1-14.1 | 4/10/2013 | \$140,000 | \$71,900 | 38 South Dix Ave | 1960 | 158 x 88.5 | 2340 | 710 | Sold with a parcel (72-6-2.1) located in the T/O Newburgh; Non-MLS Sale |
| 39-5-8 | 3/18/2013 | \$29,000 | \$69,500 | 17 Spring St | 1975 | 25 x 100 | 800 | 433 | Auto body shop |
| 30-5-15 | 2/21/2013 | \$80,000 | \$125,900 | 165 Liberty St | 1900 | 2614sf | 2903 | 483 | Two 2-bedroom Apartments plus one office on first floor. |
| 34-3-6.1 & 34-2-2.11 | 2/21/2013 | \$550,000 | 429900 (6800 + 423100) | 377 Broadway & 375 Ann St | 1950 | 19,124sf + 4,194sf | 10306 | 485 & 331 | |
| 6-5-2.22 | 2/15/2013 | \$350,000 | 720600 (Before Split) | 407B Gidney Ave (formerly part of 407 Gidney Ave) | 1988 | .58 ac+/- | 3152 | 465 | Private sale; Not listed on the open market |
| 30-5-30 | 2/12/2013 | \$35,000 | \$57,800 | 20 Chambers St | 1930 | 0.08 | 3198 | 449 | Two other adjacent land parcels (30-5-31 & 32) purchased at the same time but on separate deeds. |
| 40-6-5.1 | 2/1/2013 | \$90,000 | \$52,900 | 49 Johnes Street | 1960 | 93 x 100 | 4600 | 449 | Private sale; Not listed on the open market |
| 35-2-25 | 1/8/2013 | \$50,000 | \$60,000 | 6-12 William St & 192 Ann St | 1860 | 50 x 89.2 | 8775 | 481 | Poor condition |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments |
|----------------------------|------------|-------------|--------------------------|---|--------------|--------------------------------|------------------|-------------------|--|
| 34-3-37 | 10/5/2012 | \$125,000 | \$194,800 | 356 Washington St | 1920 | 75 x 166 | 1800 | 425 | Private sale; Not listed on the open market |
| 43-1-38 43-1-36.12 | 7/27/2012 | \$1,881,355 | 716700 831300 | 225 Lake St 203 Lake St | 1988 1988 | 405 x 141 1.4 acres | 12400 14383 | 449 446 | Sold with two other parcels in the T/O New Windsor : 9-1-44.11 + 9-1-105 |
| 23-4-5 | 5/24/2012 | \$160,000 | \$190,000 | 233 Liberty St | 1880 | 57.5 x 113 | 5405 | 464 | Offices |
| 39-5-28.1 39-5-12 39-4-21 | 4/30/2012 | \$375,000 | 501200 500 1600 | 102 S William St 7 Spring St 10 Spring St | 1920 | 1 acre 20.3 x 50 38 x 80 | 55020 | 449 330 311 | Warehouse. 55020 Total Rental SqFt: 36680GFA + 18340 Bsmt |
| 46-1-18 | 4/30/2012 | \$34,400 | \$37,400 | 2 Liberty St | 1890 | 25 x 100 | 2550 | 482 | Poor condition |
| 32-1-9.12 | 4/24/2012 | \$1,500,000 | \$595,500 | 39 Wisner Ave | Unkn | 2 ac | 30220 | 449 | Warehouse |
| 32-4-3 32-3-1 32-3-11.1 | 4/5/2012 | \$550,000 | 714100 5,000 | 131 Little Britain Rd | 1960 | 119 x 184 96.7 x 140.5 | 14120 | 449 340 | Office Space (4620sf); Warehouse (9500sf) |
| 29-5-37 | 3/30/2012 | \$50,000 | \$79,900 | 42 City Terr | 1880 | 88 x 100 | 1520 | 710 | |
| 20-3-1 | 3/16/2012 | \$157,500 | \$136,900 | 97 Fullerton | 1949 | 70 x 183 | 2160 | 482 | Aka 95 Fullerton Avenue; 1 Apartment (1080sf); Retail (1080sf); Det Garages (4740sf) |
| 18-2-39 18-2-40 | 3/9/2012 | \$100,000 | 161500 1800 | 197 South St 195 South St | 1880 | 25 x 116.5 25.3 x 113 | 3456 | 482 311 | 2 Apartments (2160sf); Retail (1296sf) |
| 34-3-51 | 12/22/2011 | \$170,000 | 123600 | 406 Washington St | 1960 | 177 x 108 x 22.5 x 120.9 | 1344 | 433 | Auto Repair Shop |
| 30-5-41 | 11/9/2011 | \$75,000 | \$134,200 | 46 Chambers St | 1880 | 25 x 100 | 7425 | 449 | 2 Apartments (4950sf); Auto Service (2475 sf) |
| 22-3-9 | 11/3/2011 | \$129,600 | \$129,600 | 92 Dubois St | 1930 | 26 x 105 | 2106 | 464 | |
| 39-5-17 | 10/6/2011 | \$135,000 | \$127,800 | 61 Liberty St | 1880 | 21,5 x 100 | 2796 | 482 | |
| 32-3-11.33 | 10/4/2011 | \$400,000 | \$392,900 | 191 Little Britain Rd | 1988 | 2.1 acres | 6000 | 449 | |
| 28-3-19 | 9/19/2011 | \$360,000 | \$255,300 | 362 Broadway | 1900 | 25 x 100 | 3575 | 421 | |
| 25-8-2 | 8/25/2011 | \$230,000 | \$205,200 | 825 Broadway | 1880 | 100 x 170 | 1620 | 483 | |
| 30-3-36 | 7/11/2011 | \$35,000 | \$35,000 | 14 Johnston St | 1900 | 25 x 104 | 2057 | 482 | |

| S-B-L | Sales Date | Sales Price | Total AV at Time of Sale | Address | Year Built | Site Size | Gross Floor Area | Property Code | Additional Comments | |
|--|------------|-------------|--------------------------|-------------------|------------|--------------|------------------|---------------|----------------------|--|
| 36-6-5 | 6/13/2011 | \$115,000 | \$103,100 | 186 Washington St | 1930 | 50 x 80 | 4800 | 482 | | |
| 2-13-1.1 | 3/22/2011 | \$345,000 | \$264,400 | 526 Gidney Ave | 1984 | 82.3 x 129.7 | 1920 | 465 | Professional Offices | |
| 47-1-10 | 3/3/2011 | \$125,000 | \$116,500 | 78 Bridge St | 1951 | 50 x 100 | 1194 | 464 | | |
| 38-4-19.1 | 2/24/2011 | \$85,000 | \$87,400 | 29 Hasbrouck St | 1920 | 75 x 140 | 4837 | 449 | | |
| 40-2-1.12 | 1/28/2011 | \$540,000 | \$283,500 | 88 S Colden St | 1850 | 233 x 61 | 19152 | 710 | | |
| 27-2-21 | 1/16/2011 | \$200,000 | \$200,000 | 448 Broadway | 1910 | 29 x 105 | 2596 | 482 | | |
| 28-2-20.1 | 1/13/2011 | \$1,251,000 | \$714,000 | 310 Broadway | 1969 | 114.4 x 100 | 2040 | 432 | | |
| | | | | | | | | | | |
| Property Codes Used: 311- Residential Vacant Land; 330 - Vacant Land Located in Commercial Areas; 331 - Commercial Vacant with Improvements; 340 - Vacant Land Located in Industrial Areas; 421 - Restaurant; 425 - Bar; 432 Gas Station; 433 - Auto Body, Tire Shops, Other Related Auto Sales; 438 - Parking Lot; 446 - Cold Storage; 449 - Other Storage, Warehouse and Distribution Facilities; 464 - Office Building; 465- Prof. Bldg; 481 - Downtown Row (with common wall); 482 - Multiple Use or Multi-Purpose Downtown Row Type (detached); 483 - Converted Residence; 485 - One Story Small Structure: Multi-Occupant; 486 - Mini-mart; 681 - Cultural Facilities; 710 - Manufacturing | | | | | | | | | | |