

**2025 Sales Analysis  
Town of Darien**

<b>Parcel #</b>	<b>Address</b>	<b>Date</b>	<b>\$</b>	<b>%</b>	<b>ST</b>	<b>YR</b>	<b>SFLA</b>	<b>FBLA</b>	<b>BD</b>	<b>FB</b>	<b>HB</b>	<b>GR</b>	<b>CDU</b>	<b>NE</b>	<b>Lot</b>	<b>25 L \$</b>	<b>24 Total \$</b>	<b>24 Imp \$</b>	<b>\$/Sq</b>	<b>Notes</b>
<b><u>01-Ranch</u></b>																				
B D 100002B	N4781 Cty Tk Rd P	10/18/2024	\$460,000	87.60%	01	1961	1,897	0	3	2	0	C	V Gd	NE 01	103,237	\$51,600	\$245,200	\$193,600	\$215.29	
B D 900020	W8631 Hwy 11	6/28/2024	\$375,000	53.88%	01	1985	2,045	0	3	2	0	C+	Avg	NE 01	62,029	\$42,500	\$243,700	\$201,200	\$162.59	
<b><u>10-Farmhouse</u></b>																				
BA127300001	W9528 Christie Rd	12/17/2024	\$200,000	79.86%	10	1900	1,185	0	5	1	0	D	Pr	NE 01	174,240	\$67,200	\$111,200	\$44,000	\$112.07	
B D 2400022	N3461 Elm Ridge Rd	7/8/2024	\$177,500	-13.25%	10	1900	1,750	0	3	2	0	C-	V Gd	NE 01	64,469	\$43,000	\$204,600	\$161,600	\$76.86	
BA406800001	N2974 North Rd	3/22/2024	\$396,000	136.14%	10	1920	2,287	0	4	3	0	C	Avg	NE 01	179,903	\$68,400	\$167,700	\$99,300	\$143.24	
<b><u>12-Colonial</u></b>																				
BA515900002	N3725 Old Hwy 89	7/31/2024	\$575,000	#DIV/0!	12	1989	2,669	0	3	2	1	C	Gd	NE 01	221,546	\$77,600	\$0	\$0	\$186.36	Split Parcel
<b><u>13-Contemporary</u></b>																				
B D 2500005	N3143 Elm Ridge Rd	4/19/2024	\$350,000	66.67%	13	1959	1,382	0	2	1	1	C+	Avg	NE 01	174,240	\$67,200	\$210,000	\$142,800	\$204.63	
B D 1500011	N3698 Oak Hill St	12/27/2024	\$625,000	51.88%	13	1996	2,751	844	5	4	0	C	Avg	NE 01	203,861	\$73,700	\$411,500	\$337,800	\$200.40	