

2025 Sales Analysis City of Boscobel

Parcel #	Address	Date	\$	%	ST	YR	SFLA	FBLA	BD	FB	HB	GR	CDU	NE	Lot	25 L \$	24 Total \$	24 Imp \$	\$/Sq	Notes
01-Ranch																				
206-00956-0000	513 E Oak St	10/28/2024	\$155,000	10.16%	01	1940	816	0	2	1	0	C	Avg	NE 01	7,449	\$24,200	\$140,700	\$116,500	\$160.29	
206-00769-0000	800 Cedar Rd	4/30/2024	\$150,000	-12.33%	01	1973	1,152	0	3	1	0	C	Avg	NE 01	8,059	\$26,200	\$171,100	\$144,900	\$107.47	
206-00497-0000	206 Adams St	7/26/2024	\$135,000	42.11%	01	1957	984	0	2	2	0	C	Avg	NE 03	7,449	\$22,300	\$95,000	\$72,700	\$114.53	Remodeled
206-00725-0000	1104 Dellwood St	9/18/2024	\$302,000	13.28%	01	1993	1,692	0	3	2	1	C+	Avg	NE 03	13,112	\$32,300	\$266,600	\$234,300	\$159.40	
206-00424-0000	114 Circle Dr	9/27/2024	\$200,000	-0.45%	01	1973	1,064	0	3	2	0	C	Gd	NE 04	21,301	\$38,500	\$200,900	\$162,400	\$151.79	
206-00801-0000	127 Vista Pl	11/1/2024	\$245,000	22.19%	01	1978	1,312	0	3	2	0	C	Avg	NE 04	17,598	\$35,700	\$200,500	\$164,800	\$159.53	
206-00809-0000	111 Vista Pl	4/5/2024	\$230,000	-8.95%	01	1984	3,220	440	9	3	0	C	Avg	NE 04	20,735	\$38,100	\$252,600	\$214,500	\$59.60	3-Parcel Sale
02-Bi Lvl																				
206-01278-0080	700 E Bluff St	10/10/2024	\$320,000	-14.60%	02	2008	3,744	1,872	5	4	0	C+	Avg	NE 03	18,557	\$36,400	\$374,700	\$338,300	\$75.75	
03-Split Lvl																				
206-01014-0020	111 Wildwood Ct	12/16/2024	\$260,000	8.97%	03	1996	1,508	0	3	2	0	C+	Avg	NE 02	18,861	\$41,400	\$238,600	\$197,200	\$144.96	
04-Cape Cod																				
206-00705-0040	106 Doc Mac Dr	3/5/2024	\$273,000	-11.51%	04	2000	1,886	0	3	2	1	C+	Gd	NE 01	31,755	\$76,800	\$308,500	\$231,700	\$104.03	2-Parcel Sale
206-01282-0000	1101 East Ave	12/19/2024	\$55,000	-57.72%	04	1935	1,331	0	3	2	0	C-	Avg	NE 03	12,763	\$32,100	\$130,100	\$98,000	\$17.21	
09-BSS																				
206-00957-0000	515 E Oak St	9/24/2024	\$82,500	-34.37%	09	1900	982	0	2	1	0	D+	Avg	NE 01	11,979	\$34,500	\$125,700	\$91,200	\$48.88	
206-00072-0000	108 E Prairie St	5/31/2024	\$92,000	8.36%	09	1890	1,026	0	2	1	0	C-	Fr	NE 01	14,898	\$37,400	\$84,900	\$47,500	\$53.22	
206-00110-0000	203 W Kansas St	7/19/2024	\$60,000	3.99%	09	1900	480	0	1	1	0	D-	Avg	NE 02	7,449	\$24,200	\$57,700	\$33,500	\$74.58	
206-00194-0000	110 W Legrand St	4/17/2024	\$40,000	-56.28%	09	1913	742	0	2	1	0	D+	Avg	NE 02	7,449	\$24,200	\$91,500	\$67,300	\$21.29	
206-00102-0000	204 W Dubay St	9/6/2024	\$225,000	-7.90%	09	1955	1,524	0	3	2	0	C	Avg	NE 02	7,449	\$24,200	\$244,300	\$220,100	\$131.76	
206-00505-0000	210 Fremont St	7/31/2024	\$147,000	44.26%	09	1900	1,032	0	2	1	0	C	Avg	NE 03	7,449	\$22,300	\$101,900	\$79,600	\$120.83	
206-00474-0000	306 Fremont St	7/1/2024	\$146,500	5.02%	09	1976	1,196	0	3	1	0	C	Avg	NE 03	7,449	\$22,300	\$139,500	\$117,200	\$103.85	
206-01260-0000	1522 Wisconsin Ave	9/27/2024	\$149,999	1.08%	09	1945	840	0	2	1	0	C-	Avg	NE 04	7,187	\$21,600	\$148,400	\$126,800	\$152.86	
10-Farmhouse																				
206-00757-0000	407 Superior St	4/5/2024	\$73,500	1.10%	10	1880	812	0	2	1	0	D-	Avg	NE 01	11,151	\$33,700	\$72,700	\$39,000	\$49.01	
206-00764-0000	503 Superior St	3/22/2024	\$164,500	-9.02%	10	1951	1,244	0	3	2	0	D+	Avg	NE 01	14,898	\$37,400	\$180,800	\$143,400	\$102.17	
206-00770-0000	608 E Legrand St	7/24/2024	\$52,100	0.00%	10	1930	1,248	0	3	1	1	C-	Avg	NE 01	7,449	\$24,200	\$52,100	\$27,900	\$22.36	
206-00405-0000	1000 Chestnut St	2/29/2024	\$171,500	0.76%	10	1919	2,050	0	3	2	1	C-	Avg	NE 01	11,674	\$34,200	\$170,200	\$136,000	\$66.98	
206-00070-0000	105 W Dubay St	11/8/2024	\$179,000	15.56%	10	1900	1,056	0	3	1	0	C	Avg	NE 02	11,151	\$33,700	\$154,900	\$121,200	\$137.59	
206-00058-0000	207 W Dubay St	5/17/2024	\$120,000	-20.63%	10	1900	1,198	0	3	1	0	C	Avg	NE 02	14,898	\$37,400	\$151,200	\$113,800	\$68.95	
206-00142-0000	104 W Kansas St	9/6/2024	\$184,750	17.08%	10	1860	1,432	0	3	2	0	C	Gd	NE 02	8,451	\$27,500	\$157,800	\$130,300	\$109.81	
206-00108-0000	205 W Kansas St	11/15/2024	\$239,000	12.21%	10	1940	1,500	0	3	2	0	C	Avg	NE 02	7,449	\$24,200	\$213,000	\$188,800	\$143.20	
206-00913-0000	1400 Mound St	2/12/2024	\$95,000	-41.18%	10	1900	1,712	0	3	1	1	C-	Avg	NE 04	14,898	\$33,700	\$161,500	\$127,800	\$35.81	
206-00899-0000	311 Pearl St	10/30/2024	\$122,100	-22.48%	10	1900	1,848	0	4	2	0	C-	Avg	NE 04	7,449	\$22,300	\$157,500	\$135,200	\$54.00	
206-00835-0000	105 Parker St	3/22/2024	\$158,000	2.33%	10	1900	2,716	0	4	1	1	D+	Fr	NE 04	14,898	\$33,700	\$154,400	\$120,700	\$45.77	