

2025 Sales Analysis Town of Fox Lake

Parcel #	Address	Date	\$	%	ST	YR	SFLA	FBLA	BC	FE	HE	GR	CDU	NE	Lot	25 L \$	24 Total \$	24 Imp \$	\$/Sq	Notes
01-Ranch																				
018-1313-0311-001	N12065 Parish Rd	1/31/2024	\$265,000	15.72%	01	1966	1,264	0	3	1	0	C+	Avg	NE 01	82,764	\$33,700	\$229,000	\$195,300	\$182.99	
018-1313-2922-001	W11630 Canada Island Rd	9/20/2024	\$360,000	35.90%	01	1985	1,344	0	3	1	1	C	Gd	NE 01	33,106	\$23,800	\$264,900	\$241,100	\$250.15	
018-1313-0512-016	W11498 Mich Rd	10/31/2024	\$390,000	27.20%	01	1997	1,554	0	3	1	0	C+	Gd	NE 01	56,889	\$35,800	\$306,600	\$270,800	\$227.93	
018-1313-1144-002	W10172 Cty Rd F	5/21/2024	\$360,000	39.05%	01	1963	1,779	0	3	2	0	C	Avg	NE 01	48,787	\$28,000	\$258,900	\$230,900	\$186.62	
018-1313-2244-008	N10560 Chief Kuno Tr	5/6/2024	\$475,000	9.67%	01	1979	1,532	0	3	2	1	C	Avg	NE 02	37,462	\$215,700	\$433,100	\$217,400	\$169.26	
018-1313-1514-005	W10537 Blackhawk Tr	7/12/2024	\$635,000	43.57%	01	1996	1,860	644	4	2	0	C+	Avg	NE 02	26,354	\$196,000	\$442,300	\$246,300	\$236.02	
018-1313-1424-005	W10343 Del Bern Ln	6/24/2024	\$250,000	35.43%	01	1975	1,152	0	3	2	0	C-	Gd	NE 03	20,865	\$39,300	\$184,600	\$145,300	\$182.90	
018-1213-0244-002	W10171 Hickory Bay Rd	5/22/2024	\$220,000	27.02%	01	1960	576	0	1	1	0	C-	Avg	NE 04	9,583	\$69,400	\$173,200	\$103,800	\$261.46	
018-1313-0512-009	W11435 County Road AW	6/12/2024	\$303,000	-1.69%	01	1974	1,398	603	2	2	1	C	Avg	NE 05	63,728	\$168,400	\$308,200	\$139,800	\$96.28	2-Parcel Sale
03-Split Lvl																				
018-1313-1144-003	W10168 County Road F	10/16/2024	\$340,000	10.46%	03	1963	2,023	0	4	1	1	C	Avg	NE 01	68,389	\$33,000	\$307,800	\$274,800	\$151.75	
06-Cottage																				
018-1313-1423-005	W10413 Blackhawk Tr	7/31/2024	\$439,000	23.42%	06	1964	572	0	1	1	0	D	Avg	NE 02	13,373	\$152,300	\$355,700	\$203,400	\$501.22	2 Dwellings
018-1313-2222-014	W10883 Blackhawk Tr	9/26/2024	\$457,000	33.78%	06	1946	960	0	3	2	1	C-	Avg	NE 02	11,761	\$181,300	\$341,600	\$160,300	\$287.19	
018-1313-1423-004	W10409 Blackhawk Tr	11/1/2024	\$465,000	62.19%	06	1894	1,200	0	3	2	0	C-	Gd	NE 02	13,721	\$152,300	\$286,700	\$134,400	\$260.58	
018-1313-1542-013	W10663 Blackhawk Tr	8/29/2024	\$257,000	62.15%	06	1888	1,221	0	2	1	0	C-	Fr	NE 02	33,193	\$72,500	\$158,500	\$86,000	\$151.11	
09-BSS																				
018-1313-1531-015	W10723 Blackhawk Tr #14	10/10/2024	\$92,500	161.30%	09	1930	608	0	2	1	0	D-	Fr	NE 07	6,882	\$35,100	\$35,400	\$300	\$94.41	
10-Farmhouse																				
018-1313-1413-024	W10259 Del Bern Acres	4/17/2024	\$500,000	38.66%	10	1964	1,396	0	3	2	0	C-	Avg	NE 02	9,714	\$170,000	\$360,600	\$190,600	\$236.39	Remodeled
018-1313-2243-005	N10517 Chief Kuno Tr	8/9/2024	\$665,000	71.70%	10	1936	1,712	0	2	2	0	C-	Gd	NE 02	12,023	\$152,300	\$387,300	\$235,000	\$299.47	
12-Colonial																				
018-1313-1423-005	W10413 Blackhawk Tr	7/31/2024	\$439,000	23.42%	12	1900	840	0	1	2	0	C	Avg	NE 02	13,373	\$152,300	\$355,700	\$203,400	\$341.31	2 Dwellings
13-Contemporary																				
018-1313-2141-008	N10624 Howard Dr	8/15/2024	\$700,000	62.49%	13	1987	1,680	0	4	2	0	C	Gd	NE 02	8,320	\$136,500	\$430,800	\$294,300	\$335.42	
018-1313-0544-001	W11404 Lake Dr	8/30/2024	\$1,000,000	87.02%	13	1967	3,302	894	3	3	1	B	Avg	NE 05	664,726	\$164,300	\$534,700	\$370,400	\$253.09	Remodeled, Mixed Classes, 2-Parcel Sale
15-MMS																				
018-1213-1241-006	N9110 Breezy Point Rd	9/27/2024	\$840,000	30.21%	15	2018	3,024	0	3	3	1	C	Avg	NE 01	163,742	\$72,500	\$645,100	\$572,600	\$253.80	
018-1313-2221-022	N10816 Maple Point	12/12/2024	\$775,000	61.59%	15	2006	2,480	0	3	2	0	C+	Avg	NE 02	12,327	\$191,000	\$479,600	\$288,600	\$235.48	
17-Condo																				
018-1313-2111-012	W10993 Blackhawk Tr	5/3/2024	\$270,000	-14.50%	17	1950	772	0	3	1	0	D	Avg	NE 09	0	\$189,000	\$315,800	\$126,800	\$104.92	
018-1313-2723-031	N10350 Howard Dr #2	6/7/2024	\$265,000	45.60%	17	1989	1,152	0	2	1	1	C-	Avg	NE 10	0	\$45,500	\$182,000	\$136,500	\$190.54	
018-1313-2723-033	N10350 Howard Dr #4	1/22/2024	\$267,000	46.70%	17	1989	1,152	0	2	1	1	C	Avg	NE 10	0	\$45,500	\$182,000	\$136,500	\$192.27	
22-Other																				
018-1313-1423-006	W10421 Blackhawk Tr	2/5/2024	\$225,000	-6.09%	22	1987	1,225	0	1	0	1	D	Avg	NE 02	14,288	\$152,300	\$239,600	\$87,300	\$59.35	