

Land Residual Analysis

The land residual analysis is calculated by subtracting the total improvement value by the sale price leaving an indicated land value. This analysis is a ratio study between the appraised land and the indicated land.

-Overall Analysis-

Median 98% COD 10.09%

<i>Land Residual</i>															
<i>PORTSMOUTH, NH</i>															
Intrnl ID	MBLU	Location	Land Nhbhd	Assng Nhbhd	SI	Use Code	Area (SF)	Sale Date	Sale Price	Appraised Land	Bldg RCNLD	Ind. Land	Appraised Val	Ratio	OTN%
28993	0212/0120/0004/	537 KEARSARGE WAY	130	130	1	1010	980	4/29/2016	203,000	120,100	93,600	109,400	213,700	1.0978	0.22
29005	0212/0025/0003/	594 KEARSARGE WAY	130	130	1	1010	980	10/27/2016	212,000	120,100	93,400	118,600	213,500	1.0126	0.22
34195	0138/0039/0000/	64 MCDONOUGH ST	105	105	1	1010	1,205	10/24/2016	419,900	199,400	220,100	199,800	419,500	0.9980	0.29
34040	0135/0031/0000/	274 AUSTIN ST	105	105	1	1010	1,270	6/20/2016	292,500	180,000	120,000	172,500	300,000	1.0435	0.30
34071	0135/0063/0000/	246 AUSTIN ST	105	105	1	1040	1,300	3/24/2017	315,000	180,200	132,600	182,400	312,800	0.9879	0.30
28861	0212/0029/0000/	593 KEARSARGE WAY	130	130	1	1010	1,742	8/10/2016	234,500	124,700	104,800	129,700	229,500	0.9614	0.23
38703	0212/0073/0001/	246 CONCORD WAY	130	130	1	1010	1,898	12/19/2016	235,000	125,500	105,500	129,500	231,000	0.9691	0.23
28929	0212/0099/0000/	192 RALEIGH WAY	130	130	1	1010	1,982	9/27/2016	235,000	125,900	108,000	127,000	233,900	0.9913	0.23
28856	0212/0020/0000/	50 RALEIGH WAY	130	130	1	1010	2,100	6/1/2016	222,000	126,600	105,700	116,300	232,300	1.0886	0.23
34119	0136/0042/0000/	25 CABOT ST	105	105	1	1010	2,130	6/27/2016	515,000	207,400	319,500	195,500	526,900	1.0609	0.31
28897	0212/0066/0000/	97 PORPOISE WAY	130	130	1	1010	2,203	5/31/2016	202,500	127,100	99,500	103,000	226,600	1.2340	0.23
33024	0103/0076/0000/	74 GATES ST	102	102	1	1010	2,275	5/27/2016	680,000	289,700	318,500	361,500	608,200	0.8014	0.31
32970	0103/0014/0000/	17 GARDNER ST	101	101	1	1010	2,312	10/5/2016	730,000	290,200	398,700	331,300	688,900	0.8759	0.31
33259	0111/0024/0000/	291 SOUTH ST	103B	103B	1	1010	2,390	11/7/2016	593,900	262,000	264,400	329,500	526,400	0.7951	0.29
28878	0212/0047/0000/	95 SARATOGA WAY	130	130	1	1010	2,550	6/27/2016	225,000	128,900	94,900	130,100	223,800	0.9908	0.24
28989	0212/0110/0001/	261 RALEIGH WAY	130	130	1	1010	2,700	5/20/2016	225,000	129,700	95,000	130,000	224,700	0.9977	0.24
32946	0102/0076/0000/	294 MARCY ST	101	101	1	1010	2,800	7/22/2016	680,000	296,000	386,000	294,000	682,000	1.0068	0.32
33687	0127/0021/0000/	606 STATE ST	105	105	1	1050	2,840	9/16/2016	508,000	213,500	281,400	226,600	494,900	0.9422	0.31
34388	0145/0020/0000/	21 UNION ST	105	105	1	1040	3,280	8/2/2016	521,800	217,200	321,500	200,300	538,700	1.0844	0.32
33320	0112/0044/0000/	126 ELWYN AVE	103A	103A	1	1010	3,472	12/2/2016	655,000	352,700	276,700	378,300	629,400	0.9323	0.23
32864	0101/0074/0000/	478 MARCY ST	101	101	1	1010	3,516	2/17/2017	633,800	304,500	276,700	357,100	581,200	0.8527	0.33
33268	0111/0033/0000/	15 MT VERNON ST	103B	103B	1	1010	3,895	6/16/2016	675,000	309,100	323,100	351,900	632,200	0.8784	0.31
28941	0212/0111/0000/	283 CRESCENT WAY	130	130	1	1300	3,900	11/29/2016	130,000	136,000	0	130,000	136,000	1.0462	11.48
34870	0156/0031/0000/	56 CASS ST	105	105	1	1050	4,032	8/11/2016	650,000	223,700	445,200	204,800	668,900	1.0923	0.33
28866	0212/0034/0000/	139 RALEIGH WAY	130	130	1	1090	4,250	9/12/2016	327,900	234,300	144,200	183,700	378,500	1.2754	0.26
32989	0103/0036/0000/	17 HUNKING ST	101	101	1	1010	4,439	11/4/2016	900,000	315,600	601,100	298,900	916,700	1.0559	0.34
34351	0144/0028/0000/	178 MCDONOUGH ST	105	105	1	1010	4,512	10/12/2016	499,900	227,800	176,600	323,300	404,400	0.7046	0.33
34030	0135/0019/0000/	514 MIDDLE ST	103B	103B	1	1010	4,556	6/14/2016	499,000	285,300	227,800	271,200	513,100	1.0520	0.31
33302	0112/0026/0000/	214 ELWYN AVE	103A	103A	1	1010	4,637	3/27/2017	585,000	368,800	211,700	373,300	580,500	0.9879	0.24
32974	0103/0018/0000/	180 GATES ST	101	101	1	1010	4,687	6/30/2016	910,000	318,500	635,500	274,500	954,000	1.1603	0.34
34258	0141/0022/0000/	377 MAPLEWOOD AVE	131	131	1	1010	4,766	8/30/2016	400,000	206,400	188,500	211,500	394,900	0.9759	0.34
33767	0130/0017/0000/	217 BROAD ST	103B	103B	1	1010	5,000	6/27/2016	560,000	322,300	271,000	289,000	593,300	1.1152	0.32
33375	0113/0039/0000/	24 KENT ST	103A	103A	1	1010	5,000	8/26/2016	639,000	373,800	266,100	372,900	639,900	1.0024	0.24
33686	0127/0019/0000/	552 STATE ST	105	105	1	1010	5,005	8/17/2016	685,000	232,100	435,800	249,200	667,900	0.9314	0.34
32913	0102/0038/0000/	39 PRAY ST	101	101	1	1010	5,070	3/1/2017	650,000	322,900	347,100	302,900	670,000	1.0660	0.35
34312	0143/0013/0000/	276 DENNETT ST	131	131	1	1010	5,192	1/10/2017	490,000	220,300	280,100	209,900	500,400	1.0495	0.09
33958	0134/0003/0000/	343 UNION ST	103B	103B	1	1010	5,200	8/15/2016	650,000	324,000	252,900	397,100	576,900	0.8159	0.31
33943	0133/0050/0000/	175 WIBIRD ST	103B	103B	1	1010	5,260	2/22/2017	620,000	324,500	297,900	322,100	622,400	1.0075	0.31
33968	0134/0013/0000/	443 LINCOLN AVE	103B	103B	1	1010	5,370	8/30/2016	594,900	325,500	228,000	366,900	553,500	0.8872	0.31
30791	0243/0042/0000/	64 WOODWORTH AVE	125	125	1	1010	5,520	6/2/2016	259,000	143,800	105,200	153,800	249,000	0.9350	0.25

34956	0160/0010/0000//	120 THORNTON ST	131	131	1	1010	5,700	1/30/2017	520,000	223,300	259,600	260,400	482,900	0.8575	0.32
52269	0233/0107/0001//	6 VINE ST	123	123	1	1010	5,750	5/9/2016	175,000	171,000	265,000	-90,000	171,000	-1.9000	0.15
35028	0161/0044/0000//	507 DENNETT ST	131	131	1	1010	5,904	1/13/2017	464,600	224,500	215,800	248,800	440,300	0.9023	0.32
29533	0221/0025/0000//	133 SAGAMORE AVE	103B	103B	1	1010	5,910	9/23/2016	550,000	313,700	248,800	301,200	562,500	1.0415	0.29
52926	0168/0027/0001//	170 MIDDLE RD	104	304	1	1300	5,954	8/8/2016	245,000	244,700	0	245,000	244,700	0.9988	0.00
33937	0133/0043/0000//	492 UNION ST	103B	103B	1	1010	5,995	7/8/2016	685,000	331,000	300,000	385,000	631,000	0.8597	0.29
29551	0221/0043/0000//	479 BROAD ST	103B	103B	1	1010	6,000	9/19/2016	588,000	331,100	230,000	358,000	561,100	0.9249	0.29
33919	0133/0025/0000//	535 UNION ST	103B	103B	1	1010	6,040	8/31/2016	595,000	331,400	231,600	363,400	563,000	0.9119	0.29
34324	0143/0026/0000//	294 DENNETT ST	131	131	1	1010	6,550	7/18/2016	420,000	228,400	177,300	242,700	405,700	0.9411	0.30
31397	0260/0143/0000//	272 COLONIAL DR	121	121	1	1010	6,780	6/21/2016	193,000	114,900	85,200	107,800	200,100	1.0659	0.09
34661	0149/0059/0000//	44 MENDUM AVE	103B	103B	1	1010	6,887	9/28/2016	700,000	338,900	384,800	315,200	723,700	1.0752	0.26
31385	0260/0130/0000//	239 COLONIAL DR	121	121	1	1010	6,938	6/1/2016	222,000	128,900	105,400	116,600	234,300	1.1055	0.21
28775	0209/0052/0000//	242 LESLIE DR	128	128	1	1010	7,000	10/27/2016	302,000	163,100	124,200	177,800	287,300	0.9173	0.21
51194	0212/0182/0000//	505 KEARSARGE WAY	130	130	1	1010	7,029	7/7/2016	559,900	149,600	383,700	176,200	533,300	0.8490	0.21
30539	0234/0036/0000//	2 LARRY LN	129	129	1	1010	7,145	11/23/2016	326,000	163,700	140,200	185,800	303,900	0.8811	0.21
33730	0129/0035/0000//	118 RICHARDS AVE	103B	103B	1	1010	7,173	8/17/2016	695,000	324,300	412,500	282,500	736,800	1.1480	0.26
33822	0131/0015/0000//	239 BROAD ST	103B	103B	1	1010	7,454	1/13/2017	830,000	343,800	388,400	441,600	732,200	0.7785	0.25
29496	0220/0089/0000//	678 MAPLEWOOD AVE	129	129	1	1010	7,459	10/4/2016	315,200	132,100	190,300	124,900	322,400	1.0576	0.20
35167	0166/0034/0000//	84 THAXTER RD	104	104	1	1010	7,500	12/9/2016	480,000	254,700	187,100	292,900	441,800	0.8696	0.20
35029	0161/0045/0000//	493 DENNETT ST	131	131	1	1010	7,572	3/17/2017	399,000	234,600	175,500	223,500	410,100	1.0497	0.27
35049	0162/0020/0000//	14 PINE ST	131	131	1	1010	7,750	11/22/2016	421,000	235,800	175,100	245,900	410,900	0.9589	0.27
35171	0166/0038/0000//	954 ISLINGTON ST	104	104	1	1010	7,800	5/31/2016	483,500	231,200	254,400	229,100	485,600	1.0092	0.19
35015	0161/0029/0000//	660 DENNETT ST	131	131	1	1040	7,812	3/17/2017	499,000	236,200	190,600	308,400	426,800	0.7659	0.27
31336	0260/0081/0000//	618 COLONIAL DR	121	121	1	1010	7,845	11/7/2016	315,000	139,100	134,800	180,200	273,900	0.7719	0.19
31327	0260/0072/0000//	10 MASON AVE	121	121	1	1010	7,944	10/3/2016	290,000	139,400	140,100	149,900	279,500	0.9300	0.19
31306	0260/0051/0000//	6 VICTORY RD	121	121	1	1010	7,992	6/21/2016	305,000	125,700	157,400	147,600	283,100	0.8516	0.19
30400	0233/0033/0000//	16 HAMPSHIRE RD	123	123	1	1010	8,000	7/28/2016	345,000	163,400	136,800	208,200	300,200	0.7848	0.10
29578	0221/0070/0000//	35 PINEHURST RD	103A	103A	1	1010	8,100	3/7/2017	731,000	406,200	328,600	402,400	734,800	1.0094	0.17
28745	0209/0022/0000//	14 CENTRAL AVE	128	128	1	1010	8,210	6/17/2016	410,000	160,200	230,000	180,000	390,200	0.8900	0.18
31371	0260/0116/0000//	90 DECATUR RD	121	121	1	1010	8,211	10/21/2016	200,000	140,500	82,200	117,800	222,700	1.1927	0.18
31266	0260/0011/0000//	319 SHERBURNE RD	121	121	1	1010	8,400	5/31/2016	262,000	141,200	124,600	137,400	265,800	1.0277	0.18
32520	0292/0057/0000//	7 SIMONDS RD	118	118	1	1010	8,483	8/1/2016	280,000	141,600	165,300	114,700	306,900	1.2345	0.31
32568	0292/0106/0000//	10 WINCHESTER ST	118	118	1	1010	8,495	10/5/2016	338,000	141,600	159,200	178,800	300,800	0.7919	0.31
31365	0260/0110/0000//	166 DECATUR RD	121	121	1	1010	8,612	9/26/2016	320,000	142,100	173,000	147,000	315,100	0.9667	0.18
32548	0292/0085/0000//	8 SUZANNE DR	118	118	1	1010	8,674	4/1/2016	270,000	142,300	134,300	135,700	276,600	1.0486	0.31
30415	0233/0048/0000//	56 SHEFFIELD RD	123	123	1	1010	8,708	7/15/2016	390,000	185,200	203,500	186,500	388,700	0.9930	0.09
33757	0130/0007/0000//	259 MILLER AVE	103B	103B	1	1010	8,787	6/2/2016	995,000	356,900	600,700	394,300	957,600	0.9051	0.22
30100	0231/0012/0000//	235 HILLSIDE DR	125	125	1	1010	9,000	2/21/2017	316,000	142,100	169,900	146,100	312,000	0.9726	0.17
30560	0236/0002/0000//	586 WOODBURY AVE	127	127	1	1010	9,000	7/8/2016	390,000	142,100	248,900	141,100	391,000	1.0071	0.07
30991	0250/0062/0000//	11 DWIGHT AVE	114	114	1	1010	9,000	10/6/2016	400,000	172,300	211,100	188,900	383,400	0.9121	0.17
32550	0292/0087/0000//	12 SUZANNE DR	118	118	1	1010	9,029	10/24/2016	300,000	143,700	140,100	159,900	283,800	0.8987	0.30
33979	0134/0025/0000//	112 HIGHLAND ST	103B	103B	1	1010	9,062	7/14/2016	820,000	359,600	538,300	281,700	897,900	1.2765	0.22
31322	0260/0067/0000//	57 MASON AVE	121	121	1	1010	9,180	5/23/2016	300,000	144,300	122,500	177,500	266,800	0.8130	0.17
31150	0251/0104/0000//	12 EDGEWOOD RD	133	133	1	1010	9,887	7/22/2016	295,000	161,800	138,800	156,200	300,600	1.0359	0.10
31007	0250/0078/0000//	50 HARDING RD	114	114	1	1010	9,900	4/1/2016	359,000	176,500	169,600	189,400	346,100	0.9319	0.15
30825	0247/0010/0000//	14 HARDING RD	114	114	1	1010	10,000	5/16/2016	460,000	177,000	289,900	170,100	466,900	1.0406	0.15
28385	0202/0007/0000//	WALKER BUNGALOW RD	111	111	1	1320	10,000	4/26/2016	35,000	30,200	0	35,000	30,200	0.8629	0.24
30990	0250/0061/0000//	15 DWIGHT AVE	114	114	1	1010	10,296	8/4/2016	339,000	177,200	140,700	198,300	317,900	0.8936	0.15
31582	0268/0061/0000//	31 TAFT RD	114	114	1	1010	10,393	7/8/2016	370,000	177,300	169,700	200,300	347,000	0.8852	0.15
34804	0153/0007/0000//	36 BOSS AVE	104	104	1	1010	10,531	3/21/2017	610,000	273,500	289,400	320,600	562,900	0.8531	0.15
34546	0148/0011/0000//	65 MENDUM AVE	103B	103B	1	1010	10,695	4/15/2016	650,000	369,900	300,100	349,900	670,000	1.0572	0.20
30855	0247/0040/0000//	13 HARDING RD	114	114	1	1010	11,000	12/8/2016	375,000	177,800	188,400	186,600	366,200	0.9528	0.15
33819	0131/0010/0000//	250 BROAD ST	103B	103B	1	1010	11,000	9/13/2016	738,000	370,400	303,100	434,900	673,500	0.8517	0.20
31121	0251/0075/0000//	1681 LAFAYETTE RD	120	120	1	1010	11,248	8/18/2016	310,000	94,900	213,000	97,000	307,900	0.9784	0.15
29607	0222/0010/0000//	546 SAGAMORE AVE	112	112	1	1010	11,250	5/2/2016	599,000	211,300	384,100	214,900	595,400	0.9832	0.15
30663	0237/0033/0000//	67 HILLCREST DR	129	129	1	1010	11,250	6/15/2016	365,000	178,000	186,200	178,800	364,200	0.9955	0.15
35033	0162/0003/0000//	275 THORNTON ST	131	131	1	1010	11,325	6/2/2016	365,000	239,600	138,700	226,300	378,300	1.0588	0.22
30461	0233/0095/0000//	149 MELBOURNE ST	123	123	1	1010	11,400	11/14/2016	615,000	192,900	322,900	292,100	515,800	0.6604	0.07
31444	0261/0023/0000//	28 DORIS AVE	121	121	1	1010	11,550	10/20/2016	376,500	148,500	192,000	184,500	340,500	0.8049	0.15
29301	0219/0002/0000//	940 MAPLEWOOD AVE	129	129	1	1010	11,680	7/21/2016	420,500	178,300	201,800	218,700	380,100	0.8153	0.15
30817	0247/0001/0000//	608 ELWYN RD	133	133	1	1010	11,693	12/20/2016	340,000	147,100	159,000	181,000	306,100	0.8127	0.10
31563	0268/0042/0000//	5 HOOVER DR	114	114	1	1010	11,924	11/1/2016	457,500	178,500	284,900	172,600	463,400	1.0342	0.15
33676	0127/0006/0000//	199 MIDDLE ST	103B	103B	1	1010	11,975	5/26/2016	925,000	334,800	551,700	373,300	886,500	0.8969	0.20
32596	0292/0134/0000//	132 OCEAN RD	118	118	1	1010	12,540	9/13/2016	320,000	134,200	176,200	143,800	310,400	0.9332	0.27
52426	0219/0026/0001//	3 FAIRVIEW DR	129	129	1	1010	14,052	2/3/2017	609,000	180,200	396,100	212,900	576,300	0.8464	0.14
38132	0292/0240/0000//	90 NATHANIEL DR	119	119	1	1010	15,000	9/15/2016	555,000	150,800	382,600	172,400	533,400	0.8747	0.14
33300	0112/0024/0000//	520 SOUTH ST	103A	103A	1	1010	15,045	6/3/2016	779,000	393,500	416,700	362,300	810,200	1.0861	0.12
29323	0219/0026/0000//	1 FAIRVIEW DR	129	129	1	1010	15,388	7/18/2016	162,500	181,200	67,000	95,500	181,200	1.89	

31216	0258/0035/0000//	551 GREENLAND RD	121	121	1	1010	17,430	4/29/2016	428,000	137,100	267,100	160,900	404,200	0.8521	0.14
29508	0220/0098/0001//	236 MYRTLE AVE	129	129	1	1040	18,817	7/22/2016	407,000	183,900	220,700	186,300	404,600	0.9871	0.13
31234	0259/0002/0000//	858 GREENLAND RD	121	121	1	1010	19,980	6/2/2016	335,000	138,600	175,200	159,800	313,800	0.8673	0.13
29347	0219/0056/0000//	939 MAPLEWOOD AVE	129	129	1	1040	21,780	5/23/2016	405,000	185,900	222,000	183,000	407,900	1.0158	0.13
30074	0230/0005/0000//	70 SUMMIT AVE	103B	103B	1	1010	21,941	1/17/2017	617,500	387,400	231,900	385,600	619,300	1.0047	0.18
28681	0207/0026/0000//	33 PLEASANT POINT DR	109	109	1	1010	22,268	9/27/2016	1,450,000	387,800	933,600	516,400	1,321,400	0.7510	0.20
31235	0259/0003/0000//	888 GREENLAND RD	121	121	1	1010	22,710	2/28/2017	418,000	139,800	267,900	150,100	407,700	0.9314	0.13
31106	0251/0060/0000//	34 WILSON RD	114	114	1	1010	23,004	5/11/2016	385,000	186,600	204,200	180,800	390,800	1.0321	0.13
30018	0225/0023/0000//	1510 ELWYN RD	133	133	1	1010	24,600	10/3/2016	275,000	154,700	116,100	158,900	270,800	0.9736	0.08
35226	0170/0002/0000//	311 SPINNEY RD	123	123	1	1010	28,389	11/4/2016	487,000	185,100	277,800	209,200	462,900	0.8848	0.04
29825	0223/0012/0000//	140 WALKER BUNGALOW RD	111	111	1	1010	28,920	6/17/2016	825,000	324,800	462,800	362,200	787,600	0.8967	0.21
52274	0167/0014/0000//	40 SANDERSON DR	104	104	1	1010	29,511	10/27/2016	866,500	293,700	569,600	296,900	863,300	0.9892	0.87
31679	0270/0002/0000//	215 FW HARTFORD DR	115	115	1	1010	30,000	6/30/2016	625,000	190,800	426,700	198,300	617,500	0.9622	0.08
30856	0247/0041/0000//	9 HARDING RD	114	114	1	1010	30,595	9/16/2016	481,000	191,100	290,700	190,300	481,800	1.0042	0.12
32688	0293/0003/0000//	37 MARIETTE DR	118	118	1	1010	30,900	7/5/2016	380,000	159,400	189,800	190,200	349,200	0.8381	0.24
30199	0232/0051/0000//	782 MIDDLE RD	125	125	1	1010	31,220	5/31/2016	406,000	157,900	245,000	161,000	402,900	0.9807	0.12
32237	0288/0003/0020//	97 EASTWOOD DR	119	119	1	1010	34,779	2/2/2017	615,000	161,000	448,800	166,200	609,800	0.9687	0.11
32235	0288/0003/0019//	107 EASTWOOD DR	119	119	1	1010	38,224	5/11/2016	612,000	162,400	427,800	184,200	590,200	0.8817	0.11
29994	0224/0010/0025//	260 GOSPORT RD	113	113	1	1010	43,560	10/11/2016	1,400,000	395,200	995,300	404,700	1,390,500	0.9765	0.08
30032	0225/0039/0000//	892 ELWYN RD	133	133	1	1010	43,560	9/30/2016	312,400	163,000	188,300	124,100	351,300	1.3135	0.05
38099	0283/0019/0002//	500 OCEAN RD	119	119	1	1010	43,577	2/16/2017	560,000	140,000	421,600	138,400	561,600	1.0116	0.10
32148	0282/0006/0026//	55 BUCKMINSTER WAY	119	119	1	1010	43,996	4/15/2016	488,000	164,900	336,800	151,200	501,700	1.0906	0.10
32736	0293/0005/0001//	377 OCEAN RD	118	118	1	1010	54,450	7/5/2016	335,000	152,000	205,300	129,700	357,300	1.1719	0.22
30041	0225/0013/0003//	69 GOSPORT RD	113	113	1	1010	59,677	8/15/2016	1,095,000	408,500	714,800	380,200	1,123,300	1.0744	0.07
30746	0241/0012/0000//	1674 ISLINGTON ST	123	123	1	1010	86,249	8/23/2016	339,000	191,500	155,900	183,100	347,400	1.0459	0.02
35966	0289/0010/0000//	328 LANG RD	119	119	1	1010	134,165	5/23/2016	522,000	167,800	358,900	163,100	526,700	1.0288	0.10
32161	0283/0004/0000//	100 PATRICIA DR	118	118	1	1010	213,444	10/28/2016	377,500	209,700	161,100	216,400	370,800	0.9690	0.19
Count	138													Median	0.9795
														Mean	0.9547
														COD	10.36%
33148	0107/0025/0000//	28 CHAPEL ST	102	102	3	1010	1,261	11/8/2016	620,000	312,300	290,900	329,100	603,200	0.9490	0.63
38368	0117/0054/0000//	18 PORTER ST	102	102	3	1010	1,447	4/11/2016	875,000	349,800	539,900	335,100	889,700	1.0439	0.63
33059	0105/0011/0000//	46 STATE ST	108	108	3	1012	2,733	5/23/2016	2,100,000	597,800	1,370,300	729,700	1,968,100	0.8192	1.44
33034	0103/0087/0000//	7 HANCOCK ST	108	108	3	1010	10,291	9/21/2016	795,000	498,500	303,900	491,100	802,400	1.0151	0.50
Count	4													Median	0.9820
														Mean	0.9568
														COD	7.40%
34228	0140/0013/0000//	56 DENNETT ST	131	131	D	1013	8,996	3/30/2017	975,000	353,900	619,600	355,400	973,500	0.9958	0.44
Count	1													Median	0.9958
														Mean	0.9958
														COD	0.00%
35427	0224/0010/0010//	239 GOSPORT RD	113	113	I	1013	50,094	8/30/2016	1,550,000	677,200	880,300	669,700	1,557,500	1.0112	0.02
Count	1													Median	1.0112
														Mean	1.0112
														COD	0.00%
29025	0212/0055/0001//	11 PORPOISE WAY	130	130	V	1012	3,150	12/16/2016	299,900	138,700	164,100	135,800	302,800	1.0214	0.25
Count	1													Median	1.0213
														Mean	1.0214
														COD	0.00%
Count	145													Median	0.9832
														Mean	0.9559
														COD	10.09%