

2024 COLFAX TWP COMMERCIAL LAND

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Land Residual	Dollars/FF	Dollars/Acre	Dollars/SqFt	Actual Front
2411-07-2203	10900 N M-37 HWY	04/06/21	\$425,000	WD	03-ARM'S LENGTH	\$425,000	\$232,215	\$929	\$50,702	\$1.16	250.01
2411-07-2303	10598 N M-37 HWY	09/01/21	\$260,000	WD	03-ARM'S LENGTH	\$260,000	\$153,825	\$733	\$76,913	\$1.77	210.00
2411B-VB-227	115 W WEXFORD AV	12/30/21	\$400,000	WD	19-MULTI PARCEL ARM'S L	\$400,000	\$113,692	\$383	\$166,704	\$3.83	297.00
MIN-RAL-R-22A	305 W MAIN ST	05/21/21	\$300,000	WD	19-MULTI PARCEL ARM'S L	\$280,000	\$26,983	\$146	\$54,955	\$1.26	185.00

Totals: \$1,385,000 \$1,365,000 \$526,715

Average
per SqFt=> \$1.56

Use 1.56 per sq ft