	1					1		
				ur townhomes	sold and close	ed in the		
Calendar Ye	ar 2022, co	mpared with	the previou	s year.				
Model	2021	2021	Avg Price	Avg %	2022	2022	Avg Price	Avg %
#	Sold	Prices	for Model	+/-	Sold	Prices	for Model	+/-
101	1	334,000	334,000	n/a				
102	3	319,555	358,185	4.05%	4	402,000	345,500	-3.54%
		400,000	-			405,000		
		355,000				225,000		
						350,000		
201	2	384,900 360,000	372,450	18.87%	2	325,000 320,000	322,500	-13.41%
202	3	343,000	333,633	19.58%	2	343,000	335,000	0.41%
		347,900				327,000		
		310,000						
203	2	374,900 310,000		-6.18%	2	346,000 378,000		5.71%
Total Sales	11	349,023		6.93%	10	342,100		-1.98%
/avg price								
Model 101	Original Offi	ico Madal Da	n ch	1290 of				
Model 101 Original Office Model - Ranch Model 102 Ranch				1389 sf 1679 sf				
Model 201 2-Story/Bay Window						+		
Model 201 2-Story/Bay Window Model 202 2-Story/Front Living Room				1623 sf				
Model 203 2-Story/Front Living Room Model 203 2-Story/Front Kitchen				1782 sf 1824 sf		Contrac	Prepared from API Sales Contract Data E. Sepke	

<u>heaton Oal</u>	<u>ks Townhomes -</u>	Property Valua	tion History		
	Model				
Year	101	102	201	202	2
<u>rear</u>	101	102	201	202	<u> </u>
1989		\$173,333	\$141,300	\$149,833	
1990		\$171,625	\$140,133	\$150,250	\$138,2
1991		\$169,000	\$147,500	\$148,967	\$139,0
1992		\$176,250	\$152,750	\$136,500	\$152,5
1993		\$190,200		\$167,333	\$165,0
1994		\$200,000	\$165,500	\$144,950	\$162,7
1995	\$210,900	\$190,238		\$170,000	
1996		\$197,250		\$192,000	\$179,0
1997	\$185,000	\$209,300	\$183,000	\$187,500	\$179,9
1998		\$220,000	\$183,500	\$195,000	\$200,0
1999		\$220,500	\$188,000		\$207,0
2000		\$216,175	\$187,000	\$179,500	\$181,2
2001		\$239,000	\$203,500		\$246,5
2002		\$268,280	\$214,000	\$174,700	\$241,3
2003	\$265,000	\$285,875	\$210,675	\$227,000	
2004		\$309,271		\$335,000	\$280,0
2005		\$395,333	\$303,000		\$278,0
2006		\$407,500	\$288,000	\$330,000	\$284,0
2007		\$372,500			\$295,0
2008			\$320,000		\$279,9
2009		\$279,000			\$246,0
2010		\$241,500	\$238,000	\$245,000	\$222,0
2011	\$213,000	\$226,750			
2012		\$233,866	\$170,000	\$158,000	
2013		\$268,500	\$200,325	\$220,000	\$202,5
2014	\$230,000	\$272,500	\$190,000	\$212,000	\$207,5
2015		\$283,610	\$209,500		\$295,0
2016		\$338,333		\$242,333	\$284,0
2017		\$291,333	\$215,000	\$235,000	\$267,0
2018	\$329,250	\$336,400	\$339,900		\$235,0
2019		\$363,000	\$261,667	\$330,000	
2020		\$344,238	\$313,333	\$279,000	\$365,0
2021	\$334,000	\$358,185	\$372,450	\$333,633	\$342,4
2022		\$345,500	\$322,500	\$335,000	\$362,0
ndel 101 - Orig	inal Office Model - Ra	nch			
odel 101 - Ong odel 102 Ranch					
	ry/Bay Window				
	ry/Front Living Room				
	ry/Front Kitchen				