

Neighborhoods Used: 3RIP.3RIP.WARD 3 RIPPON'S 1ST & 2ND ADDITIONS

4 RIPPON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
006-227-254-23 10/11/2024 3RIP 401 130,000 57,348
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family >1 STY < 3 BED 50 72,652 111,302 0.653



18 RIPPON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
006-227-254-18 07/11/2024 3RIP 401 186,500 68,077
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family >1 STY => 3 BED 45 118,423 97,199 1.218



31 RIPPON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
006-227-254-10 07/09/2024 3RIP 401 188,000 52,129
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family >1 STY => 3 BED 68 135,871 128,742 1.055



73 W BACON ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
006-227-254-10 06/30/2024 3RIP 401 152,000 67,133
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family >1 STY => 3 BED 61 84,867 117,279 0.724



96 WESTWOOD ST
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
006-227-254-01 10/06/2023 3RIP 401 151,000 67,117
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family 1 STY < 3 BED 47 83,883 93,313 0.899



15 RIPPON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
006-227-255-15 08/21/2023 3RIP 401 142,000 61,988
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family >1 STY < 3 BED 55 80,012 98,471 0.813



69 RIPPON AVE
Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
006-227-252-15 08/09/2023 3RIP 401 150,000 67,391
Occupancy Style %Good ResidualValue CostByManual E.C.F.
Single Family >1 STY => 3 BED 50 82,609 136,790 0.604



