

Extract: CONDO SALES 1-1-21+
 Database: LIVE
 Filter: StateClass = 1020
 SaleDate >= 01/01/2021
 SaleType NOT IN A,F,H,J,L,G
 Sort: SaleDate ASC

Report #14: One Liner Condo Report
 Fiscal Year 2024

WELLFLEET MA

Key	Parcel ID	Location	State Class	Sale Date	Sale Price	Sale Type	Complex	Cmplx Fac	Style Cd	View Fac	Net Adj Fac	Room Rm	Count Bd	Bldg Ba	Bldg Qual	Year Built	Eff Year	Total Depr	NLA	Building Value	Proposed Value	\$/NLA	Ratio	Prior Value	Pct Chg		
7743	29-127-G	2032 STATE HWY RTE 6	1020	1/4/2021	240,000	QS	STARFISH	160	100	100	100	100	4	2	2	A	1950	1960	20	612	297,500	297,500	608	1.24	247,900	20.0	
9039	29-317-B	20 BAKER RD	1020	1/6/2021	340,000	QS	FOX ISLAND	195	100	100	100	100	4	2	1	A	1940	1975	15	580	375,900	377,400	762	1.11	314,600	20.0	
9362	42-87-4B	25 SARETT LANE	1020	3/2/2021	252,000	QS	BLACKFISH CRK	225	100	100	100	100	3	2	1	A	1945	1990	10	352	307,800	309,600	972	1.23	258,200	19.9	
229	8-66-G	34 ERICS WAY	1020	3/12/2021	214,999	QS	HERRING CREEK	90	100	100	100	100	2	2	1	A	1977	1980	13	920	247,800	247,800	310	1.15	206,500	20.0	
9107	14-177-A	313 MAIN ST	1020	3/12/2021	1,300,000	V	313 MAIN ST	105	100	100	100	100	3	1	1	A	1880	2015	2	490	197,300	197,300	411		164,400	20.0	
9108	14-177-B	313 MAIN ST	1020	3/12/2021	1,300,000	V	313 MAIN ST	105	100	100	100	100	3	1	1	A	1880	2015	2	504	201,400	201,400	408		167,800	20.0	
1114	14-82-A	210 CHEQUESSETT NECK RD	1020	3/22/2021	510,000	QS	CATLET	225	100	100	100	100	5	3	1	A	1960	2010	4	722	592,500	592,500	855	1.16	498,900	18.8	
3100	29-251-F	215 PILGRIM SPRING RD	1020	4/12/2021	300,000	U	PILGRIM ACRES	225	100	100	100	100	4	2	1	A	1940	1975	15	504	379,500	379,500	886		316,200	20.0	
7742	29-127-F	2032 STATE HWY RTE 6	1020	5/18/2021	279,000	QS	STARFISH	160	100	100	100	100	4	2	1	A	1950	1995	9	528	302,200	302,200	629	1.08	254,600	18.7	
2802	28-223-B	30 FOX ISLAND RD	1020	8/2/2021	325,000	U	BROWN'S LANDING	210	100	100	100	100	3	2	1	A	1965	1989	10	648	468,200	468,200	803		390,200	20.0	
3101	29-251-G	215 PILGRIM SPRING RD	1020	9/17/2021	329,000	QS	PILGRIM ACRES	225	100	100	100	100	4	2	1	A	1940	1980	13	425	341,200	341,200	923	1.04	284,400	20.0	
2136	21-116-G	205 COMMERCIAL ST	1020	9/30/2021	750,000	QS	WELLFLEET HARBO	390	100	100	100	100	5	3	1	A	1955	1975	15	760	901,600	901,600	1,396	1.20	751,300	20.0	
3514	30-132-A	140 LONG AVENUE	1020	11/5/2021	652,000	QS	CANNON HILL	225	100	100	100	100	4	3	2	A	1975	1980	13	1192	786,700	787,900	759	1.21	656,800	20.0	
921	13-123-B	45 WAY #035	1020	11/19/2021	502,000	QS	WINWARD	270	100	100	100	100	4	2	1	A	1950	1995	9	484	482,000	482,000	1,094	0.96	427,900	12.6	
2826	29-1-A6	106 COTTONTAIL RD	1020	11/30/2021	340,000	QS	DECK II	178	100	100	100	100	4	2	1	A	1973	1980	13	648	375,800	375,800	667	1.11	273,600	37.4	
9363	42-87-4C	25 SARETT LANE	1020	12/2/2021	310,000	V	BLACKFISH CRK	225	100	100	100	100	1	1	1	A	1945	1975	15	336	281,800	281,800	987		221,000	27.5	
9364	42-87-4D	25 SARETT LANE	1020	12/2/2021	310,000	V	BLACKFISH CRK	225	100	100	100	100	1	1	1	A	1945	1960	20	336	264,200	264,200	983		220,100	20.0	
1790	19-120-N	575 CHEQUESSETT NECK RD	1020	12/15/2021	475,000	U	SEA SHELL	400	100	100	125	125	3	2	1	A	1948	1975	15	440	774,500	774,500	2,071		645,500	20.0	
2837	29-1-C4	1780 STATE HWY RTE 6	1020	1/20/2022	315,000	QS	DECK II	178	100	100	100	100	4	2	1	A	1973	1980	13	570	337,100	337,100	680	1.07	245,100	37.5	
9102	15-118-B	135 MAIN ST	1020	2/1/2022	553,500	QS	KO CONDOMINIUM	150	100	100	100	100	3	1	1	A	1896	2000	7	938	466,700	466,700	535	0.84	326,600	42.9	
8263	42-72-F	633 STATE HWY RTE 6	1020	2/24/2022	290,000	QS	GREEN HAVEN	160	100	100	100	100	4	1	2	A	1952	1975	15	553	290,500	290,500	618	1.00	242,100	20.0	
7516	36-190-B	935 STATE HWY RTE 6	1020	3/25/2022	395,000	U	OCEAN PINES	220	100	100	100	100	3	1	1	A	1954	1975	15	732	500,700	502,900	805		363,700	38.3	
8567	14-34-D	100 WEST MAIN ST	1020	4/6/2022	229,000	U	WILLOW TREE	110	100	100	100	100	90	4	1	1	A	1870	1985	12	832	253,300	253,300	346		213,500	18.6
7658	29-269-C	1937 STATE HWY RTE 6	1020	4/29/2022	378,000	QS	BROWNIES	195	100	100	100	100	3	1	1	A	1945	1975	15	558	351,500	351,500	741	0.93	255,500	37.6	
4019	36-182-D	25 WIXOM AVENUE	1020	5/2/2022	330,000	U	CAPEWOOD	190	100	100	100	100	3	2	1	A	1960	1975	15	576	368,200	369,400	752		308,000	19.9	
9783	20-30-E	260 KENDRICK AVE	1020	6/7/2022	615,000	QS	SUMMER WINDS	310	100	100	0	0	6	3	1	A	1966	1970	17	592	572,200	572,200	1,165	0.93		--	
2754	28-181-B	100 HIAWATHA RD	1020	6/10/2022	835,000	QS	HIAWATHA	350	100	100	110	110	4	2	1	A	1960	1975	15	624	786,300	786,300	1,482	0.94	727,000	8.2	
9779	20-30-A	260 KENDRICK AVE	1020	7/7/2022	850,000	QS	SUMMER WINDS	310	100	100	0	0	6	3	1	A	0	1970	17	820	752,000	752,000	1,105	0.89		--	
922	13-123-C	45 WAY #035	1020	7/8/2022	525,000	QS	WINWARD	270	100	100	100	100	4	2	1	A	1950	1975	15	572	513,400	515,400	1,056	0.98	452,600	13.9	
2224	23-7-H	60 DESIGNERS RD	1020	7/29/2022	350,000	QS	SALT BOX	160	100	100	100	100	2	1	1	A	1950	1975	15	560	307,900	309,200	647	0.88	235,300	31.4	
8438	21-70-C	70 COMMERCIAL ST	1020	8/9/2022	399,000	QS	LEWIS COLLINS	260	100	100	100	100	3	1	1	A	1850	1975	15	417	380,600	380,600	1,074	0.95	371,500	2.5	
7517	36-190-C	935 STATE HWY RTE 6	1020	9/8/2022	410,000	QS	OCEAN PINES	220	100	100	100	100	3	1	1	A	1954	1995	9	447	368,900	374,600	907	0.91	275,000	36.2	
1787	19-120-K	575 CHEQUESSETT NECK RD	1020	9/26/2022	700,000	QS	SEA SHELL	400	100	100	100	100	4	2	1	A	1948	1975	15	441	612,400	612,400	1,634	0.88	510,400	20.0	
3459	30-90-F	1631 STATE HWY RTE 6	1020	10/5/2022	282,500	QS	DRUMMER COVE	210	100	100	100	100	3	1	1	A	1950	1975	15	364	276,500	276,500	894	0.98	241,400	14.5	
2218	23-7-A	60 DESIGNERS RD	1020	10/24/2022	350,000	QS	SALT BOX	160	100	100	100	100	3	2	1	A	1950	1987	11	600	337,700	337,700	632	0.97	252,500	33.7	
9780	20-30-B	260 KENDRICK AVE	1020	10/25/2022	700,000	QS	SUMMER WINDS	310	100	100	0	0	6	3	1	A	0	1970	17	680	645,100	645,100	1,143	0.92		--	
2831	29-1-B3	1780 STATE HWY RTE 6	1020	11/15/2022	392,500	QS	DECK II	178	100	100	100	100	4	2	1	A	1973	1980	13	570	340,900	340,900	687	0.87	248,300	37.3	
2835	29-1-C2	1780 STATE HWY RTE 6	1020	11/28/2022	389,000	QS	DECK II	178	100	100	100	100	4	2	1	A	1973	1980	13	600	359,100	359,100	688	0.92	262,000	37.1	
2753	28-181-A	100 HIAWATHA RD	1020	1/17/2023	821,500	QS	HIAWATHA	350	100	100	110	110	4	2	1	A	1960	1975	15	624	786,300	786,300	1,482	0.96	727,000	8.2	
223	8-66-A	34 ERICS WAY	1020	4/18/2023	299,000	QS	HERRING CREEK	90	100	100	100	100	2	1	1	A	1977	1980	13	698	197,300	197,300	325	0.66	164,400	20.0	
8437	21-70-B	70 COMMERCIAL ST	1020	5/15/2023	420,000	QS	LEWIS COLLINS	260	100	100	100	100	90	4	2	2	A	1850	1975	15	790	446,300	446,300	665	1.06	544,900	-18.1
9781	20-30-C	260 KENDRICK AVE	1020	7/7/2023	735,000	QS	SUMMER WINDS	310	100	100	0	0	6	3	1	A	0	1970	17	704	662,500	662,500	1,134	0.90		--	
7479	15-18-A	220 MAIN ST	1020	8/28/2023	375,000	U	220 TRUST	150	100	100	100	100	115	2	1	1	A	1880	2000	7	497	310,600	310,600	672		258,800	20.0

Total Number of Accounts: 43

Total Proposed Value: 18,818,800