

City of Kalamazoo Commercial Industrial Sales Listing for 2026 Assessments

Assessments based on sales between April 1, 2023 through March 31, 2025

This listing contains sales through January 2026 for reference purposes.

Sale List #	Neigh.	Parcel Number	Property Address			Sale Date	Sale Price	Deed Type	SEV When Sold	Net Acres	Current Property Class	Other Parcels In Sale, May be more than 1	<<< Residential Building Summary >>>					<<< Commercial/Industrial Building Summary >>>							
			Num	Dir	Street								Class	Story Height Style	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area	
1	23	06-27-369-148	202		FAIRFAX	6/22/2023	\$ 167,250	WD	\$ -	0.45	201	06-27-364-170								1	Day Care Centers	D,Frame	1	0	1,769
2	23	06-27-364-170	201		WHITCOMB	6/22/2023	\$ 167,250	WD	\$ -	0.15	201	06-27-369-148								0	Apartment	A	0	0	0
3	34	06-23-113-002	610		MILLS	12/23/2024	\$ 95,000	PTA	\$ 38,200	0.063	201									1	Clubhouses	D,Frame	1	1920	1,525
4	BNK	06-34-373-002	320	W	KILGORE	7/11/2025	\$ 285,000	PTA	\$ 130,900	0.678	201	06-34-373-001								1	Banks - Mini (Walk-Up and Drive Through)	C	1	1979	0
5	BNK	06-18-196-002	4300	W	MAIN	8/8/2024	\$ 1,300,000	PTA	\$ 257,000	0.879	201									1	Banks - Branch	D,Frame	1	1985	2,700
6	BNK	06-35-410-162	4109		PORTAGE	10/30/2025	\$ 850,000	PTA	\$ 246,500	0.62	201									1	Banks - Branch	C	1	1951	2,875
7	BTR	06-31-210-001	4481		CAMPUS	9/30/2024	\$ 13,824,684	PTA	\$ 5,160,800	15.09	307									1	Industrial - Engineering	C	1	2001	115,455
8	CBD	06-15-355-140	472		ACADEMY	11/18/2024	\$ 372,000	PTA	\$ 139,900	0.075	201									1	Office Buildings	D,Frame	2	0	2,762
9	CBD	06-16-487-006	606		ACADEMY	10/2/2025	\$ 5,750,000	PTA	\$ 1,654,700	1.719	201	06-16-483-002 06-16-483-003 06-16-484-001 06-16-484-010 06-16-								3	Automotive Centers	C	1	1968	28,343
10	CBD	06-22-126-001	404	S	BURDICK	9/29/2025	\$ 1,000,000	PTA	\$ 611,500	0.45	201									2	Theaters - Live Stage	C	1	1900	25,710
11	CBD	06-22-126-002	416	S	BURDICK	9/29/2025	\$ 525,000	PTA	\$ 217,400	0.15	201									1	Restaurants	D,Frame	2	1885	5,006
12	CBD	06-15-386-230	202	S	KALAMAZOO	12/19/2024	\$ 490,000	PTA	\$ 291,100	0.155	201									1	Stores - Retail	C	1	1963	5,808
13	CBD	06-16-484-010	507	W	MICHIGAN	10/2/2025	\$ 5,750,000	PTA	\$ 1,654,700	1.719	201	06-16-483-002 06-16-483-003 06-16-484-001 06-16-484-010 06-16-								3	Automotive Centers	C	1	1968	28,343
14	CBD	06-16-484-001	521	W	MICHIGAN	10/2/2025	\$ 5,750,000	PTA	\$ 1,654,700	1.719	201	06-16-483-002 06-16-483-003 06-16-484-001 06-16-484-010 06-16-								3	Automotive Centers	C	1	1968	28,343
15	CBD	06-16-483-003	543	W	MICHIGAN	10/2/2025	\$ 5,750,000	PTA	\$ 1,654,700	1.719	201	06-16-483-001 06-16-484-001 06-16-484-010 06-16-								3	Automotive Centers	C	1	1968	28,343
16	CBD	06-16-483-002	553	W	MICHIGAN	10/2/2025	\$ 5,750,000	PTA	\$ 1,654,700	1.719	201	06-16-483-001 06-16-484-001 06-16-484-010 06-16-								3	Automotive Centers	C	1	1968	28,343
17	CBD	06-16-483-001	611	W	MICHIGAN	1/22/2024	\$ 1,125,000	PTA	\$ 957,900	1.317	201	06-16-483-002 06-16-483-003 06-16-487-006								4	Automotive Centers	C	1	1976	31,711
18	CBD	06-16-483-001	611	W	MICHIGAN	10/2/2025	\$ 5,750,000	PTA	\$ 1,654,700	1.719	201	06-16-483-002 06-16-483-003 06-16-484-001 06-16-484-010 06-16-								3	Automotive Centers	C	1	1968	28,343
19	CBD	06-16-481-003	653	W	MICHIGAN	1/3/2025	\$ 450,000	PTA	\$ 219,300	0.318	201	06-16-486-013								1	Sheds - Equipment 4 Wall Building	C	0	0	0
20	CBD	06-16-481-100	711	W	MICHIGAN	1/3/2025	\$ 1,850,000	PTA	\$ 788,400	0.908	201									1	Restaurants	D,Frame	1	1984	8,923
21	CBD	06-15-360-001	203	S	WESTNEDGE	3/29/2024	\$ 400,000	PTA	\$ 218,700	0.217	201			C	1 3/4 - 2 sty	1911	4341	2111		0	Apartment	A	0	0	0
22	CBDMX	06-15-387-001	145		FARMERS	10/21/2025	\$ 2,210,000	PTA	\$ 2,486,800	0.808	201	06-15-382-103								9	Restaurants	C	2	1978	127,156
23	CBDMX	06-15-382-103	125	S	KALAMAZOO	10/21/2025	\$ 2,210,000	PTA	\$ 2,486,800	0.808	201	06-15-387-001								9	Restaurants	C	2	1978	127,156
24	CBDMX	06-15-377-005	131	E	MICHIGAN	8/11/2025	\$ 350,000	WD	\$ 148,600	0.029	201									1	Stores - Retail	C	3	0	3,762

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			Num	Dir	Street								Class	Story Height	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area
25	CBDMX	06-15-378-198	232	E	MICHIGAN	7/16/2024	\$ 670,000	MLC	\$ 227,500	0.039	201								1	Restaurants	C	2	0	3,240
26	CBDMX	06-15-378-298	234	E	MICHIGAN	9/25/2023	\$ 395,000	WD	\$ 237,200	0.073	201	06-15-378-101							2	Stores - Retail	C	2	1955	5,292
27	CBDMX	06-15-353-001	302	W	MICHIGAN	7/15/2025	\$ 500,000	WD	\$ 309,900	0.07	201	06-15-353-002							2	Shopping Centers - Mixed w/Residential Units	C	2	1850	6,160
28	CBDMX	06-15-353-002	308	W	MICHIGAN	7/15/2025	\$ 500,000	WD	\$ 309,900	0.07	201	06-15-353-001							2	Shopping Centers - Mixed w/Residential Units	C	2	1850	6,160
29	CBDMX	06-15-321-700	137	N	PARK	5/31/2024	\$ 525,000	PTA	\$ 337,000	0.205	201								2	Office Buildings	C	3	1972	7,035
30	CBDOF	06-15-377-100	141	E	MICHIGAN	12/20/2024	\$ 2,956,000	PTA	\$ 1,563,500	0.132	201								1	Office Buildings	A	6	1988	40,600
31	CBDOF	06-15-356-004	405	W	MICHIGAN	5/1/2023	\$ 300,000	PTA	\$ 95,700	1.222	207	06-15-356-001							1	Office Buildings	C	1	1920	2,859
32	CBDOF	06-15-356-001	405	W	MICHIGAN	5/1/2023	\$ 300,000	PTA	\$ 164,600	1.222	207	06-15-356-004							1	Office Buildings	C	1	1920	2,859
33	CBDOF	06-15-351-025	444	W	MICHIGAN	2/28/2025	\$ 2,200,000	PTA	\$ 844,500	0.724	201								2	Office Buildings	C	2	1981	22,128
34	CBDOF	06-15-370-045	471	W	SOUTH	12/27/2023	\$ 90,000	MLC	\$ 43,400	0.015	207								1	Office Buildings	C	1	0	617
35	EXMT	06-09-487-004	619		BOSKER	10/29/2025	\$ 550,000	PTA	\$ -	0.3	201	06-09-495-009 06-09-491-002							0	Apartment	A	0	0	0
36	EXMT	06-15-353-012	135	N	CHURCH	6/30/2025	\$ 500,000	WD	\$ -	0.187	201								1	Office Buildings	C	2	1973	8,512
37	EXMT	06-09-491-002	1340		COBB	10/29/2025	\$ 550,000	PTA	\$ -	0.3	201	06-09-495-009 06-09-487-004							0	Apartment	A	0	0	0
38	EXMT	06-21-487-004	550	W	CROSSTOWN	7/30/2025	\$ 20,500,000	PTA	\$ -	7.114	201								1	Apartment	C	0	0	0
39	EXMT	06-01-394-001	3057		GULL	9/3/2024	\$ 7,150,000	CD	\$ -	9.65	201								0	Apartment	A	0	0	0
40	EXMT	06-22-112-005	505	S	PARK	12/14/2023	\$ 475,000	WD	\$ -	0.167	201								1	Office Buildings	C	1	1965	4,043
41	EXMT	06-09-495-009	716	W	PATERSON	10/29/2025	\$ 550,000	PTA	\$ -	0.3	201	06-09-491-002 06-09-487-004							0	Apartment	A	0	0	0
42	EXMT	06-33-448-001	4214	S	WESTNEDGE	12/4/2024	\$ 2,350,000	LC	\$ -	2.573	201	06-33-447-003 06-33-478-003					384		3	Hospitals - Convalescent (Nursing Homes)	D,Frame	1	1989	42,633
43	EXMT	06-91-033-498	4222	S	WESTNEDGE	12/4/2024	\$ 2,350,000	LC	\$ -	2.573	201	06-33-447-003 06-33-478-003					384		3	Hospitals - Convalescent (Nursing Homes)	D,Frame	1	1989	42,633
44	GAR	06-16-489-020	516		ACADEMY	10/2/2025	\$ 5,750,000	PTA	\$ 1,156,800	1.176	201	06-16-488-011 06-16-488-012 06-16-488-013 06-16-488-010 06-16-489-020 06-16-488-011 06-16-488-010 06-16-488-013							4	Sheds - Equipment 4 Wall Building	D,Pole	1	1477	29,223
45	GAR	06-16-488-013	524		ACADEMY	10/2/2025	\$ 5,750,000	PTA	\$ 1,156,800	1.176	201	06-16-488-011 06-16-488-012 06-16-488-013 06-16-489-020 06-16-488-011 06-16-488-010 06-16-488-013							4	Sheds - Equipment 4 Wall Building	D,Pole	1	1477	29,223
46	GAR	06-16-488-012	530		ACADEMY	10/2/2025	\$ 5,750,000	PTA	\$ 1,156,800	1.176	201	06-16-489-020 06-16-488-011 06-16-488-012 06-16-488-013 06-16-489-020 06-16-488-011 06-16-488-010 06-16-488-013							4	Sheds - Equipment 4 Wall Building	D,Pole	1	1477	29,223
47	GAR	06-16-488-011	536		ACADEMY	10/2/2025	\$ 5,750,000	PTA	\$ 1,156,800	1.176	201	06-16-488-011 06-16-488-012 06-16-488-013 06-16-489-020 06-16-488-011 06-16-488-010 06-16-488-013							4	Sheds - Equipment 4 Wall Building	D,Pole	1	1477	29,223
48	GAR	06-16-488-010	604		ACADEMY	10/2/2025	\$ 5,750,000	PTA	\$ 1,156,800	1.176	201	06-16-488-011 06-16-488-012 06-16-488-013 06-16-489-020 06-16-488-011 06-16-488-010 06-16-488-013							4	Sheds - Equipment 4 Wall Building	D,Pole	1	1477	29,223

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			Num	Dir	Street								Class	Story Height	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area	
49	GAR	06-16-486-013	630		ACADEMY	1/3/2025	\$ 450,000	PTA	\$ 65,300	0.134	201	06-16-481-003 06-27-220-001								1	Garages - Service/Fleet Facilities Repair	D,Pole	1	1985	1,280
50	GAR	06-27-149-005	201	E	ALCOTT	5/7/2025	\$ 175,000	PTA	\$ 183,000	0.552	201	06-27-220-003 06-27-149-006								1	Garages - Service/Fleet Facilities Repair	C	1	1929	5,997
51	GAR	06-25-443-006	3801		ALVAN	1/17/2025	\$ 228,000	PTA	\$ 112,900	0.445	201									1	Garages - Service/Fleet Facilities Repair	D,Pole	1	2008	2,400
52	GAR	06-36-409-002	3601		COVINGTON	4/26/2023	\$ 880,120	PTA	\$ 78,300	2.223	201									1	Shed - Utility Light Commercial Building	C	1	0	80
53	GAR	06-35-415-003	1617		DORCHESTER	4/17/2023	\$ 269,777	WD	\$ 182,200	0.453	201									1	Garages - Service/Repair Shed	C	1	1966	0
54	GAR	06-35-415-003	1617		DORCHESTER	8/7/2025	\$ 365,000	LC	\$ 215,200	0.453	201									1	Garages - Service/Repair Shed	C	1	1966	0
55	GAR	06-25-370-001	3113		EMERALD	8/26/2024	\$ 160,000	MLC	\$ 96,200	0.389	201	06-25-366-001								2	Garages - Service/Fleet Facilities Repair	C	1	1969	5,507
56	GAR	06-23-270-002	1615		LAKE	9/10/2025	\$ 200,000	WD	\$ 108,100	1.947	201									1	Garages - Service/Fleet Facilities Repair	D,Pole	1	1993	960
57	GAR	06-14-194-008	1504	E	MAIN	11/20/2024	\$ 10,000	PTA	\$ 58,300	0.213	201									2	Garages - Service/Fleet Facilities Repair	C	1	1950	1,764
58	GAR	06-14-332-001	1325	E	MICHIGAN	4/14/2023	\$ 50,000	PTA	\$ 78,900	1.414	201	06-14-328-002								1	Garages - Service/Repair Shed	D,Pole	1	1978	2,048
59	GAR	06-16-477-025	702	W	MICHIGAN	12/21/2023	\$ 150,000	WD	\$ 73,900	0.162	201									1	Garages - Service/Fleet Facilities Repair	C	1	1930	1,832
60	GAR	06-26-320-004	2724		PORTAGE	11/5/2024	\$ 170,000	PTA	\$ 70,500	0.182	201									2	Garages - Service/Fleet Facilities Repair	D,Frame	1	1933	2,376
61	GAR	06-14-166-030	525		RIVERVIEW	2/28/2025	\$ 300,000	MLC	\$ 103,400	0.386	201	06-14-165-070								2	Garages - Service/Fleet Facilities Repair	C	1	1960	2,014
62	GAR	06-29-117-001	2951		STADIUM	11/10/2025	\$ 594,000	PTA	\$ 263,600	0.459	201									1	Garages - Service/Fleet Facilities Repair	C	1	1978	4,400
63	GAR	06-30-219-001	3616		STADIUM	1/22/2024	\$ 1,000,000	PTA	\$ 273,400	1.225	201									1	Automobile Showrooms	D,Pole	1	1999	3,520
64	GAR	06-30-222-001	3718		STADIUM	1/22/2024	\$ 2,025,000	PTA	\$ 569,600	1.625	201									1	Automotive Centers	S	1	1974	12,396
65	GAR	06-16-294-001	621	N	WESTNEDGE	4/24/2024	\$ 500,000	PTA	\$ 99,000	0.757	201	06-16-294-004 06-16-294-003 06-16-294-008								2	Garages - Service/Fleet Facilities Repair	S	1	1955	2,921
66	GAR	06-16-489-030	140	S	WESTNEDGE	10/2/2025	\$ 5,750,000	PTA	\$ 1,156,800	1.176	201	06-16-488-011 06-16-488-012 06-16-488-013 06-16-489-020 06-16-								4	Sheds - Equipment 4 Wall Building	D,Pole	1	1477	29,223
67	IN45S	06-23-110-001	850	E	CROSSTOWN	9/16/2025	\$ 225,000	PTA	\$ 115,900	0.871	301									1	Industrial - Light Manufacturing	C	1	1950	10,295
68	INDLG	06-23-135-014	1206	E	CROSSTOWN	10/13/2023	\$ 735,000	PTA	\$ 284,600	1.75	301									2	Industrial - Light Manufacturing	C	1	1962	24,424
69	INDLG	06-16-293-001	527	W	NORTH	5/4/2023	\$ 500,000	WD	\$ 333,300	0.978	301	06-16-293-009								1	Industrial - Light Manufacturing	C	1	1930	40,882
70	INDLG	06-34-268-001	306		PEEKSTOK	9/11/2024	\$ 6,100,000	PTA	\$ 702,000	5.4	301	06-34-264-001 06-34-258-001								1	Industrial - Light Manufacturing	S	1	1971	55,055
71	INDLG	06-15-222-001	817		WALBRIDGE	11/15/2024	\$ 2,000,000	PTA	\$ 704,200	2.803	301									1	Industrial - Light Manufacturing	S	1	2000	35,465
72	INDLG	06-15-171-101	436	W	WILLARD	1/12/2024	\$ 1,300,000	WD	\$ 305,100	3.056	301	06-15-170-002 06-15-170-200 06-15-170-100								1	Industrial - Heavy Manufacturing	C	1	1953	98,939

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			Num	Dir	Street								Class	Story Height	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built
73	INDSM	06-26-204-001	1801		FACTORY	7/12/2023	\$ 400,000	MLC	\$ 83,100	0.57	301							1	Industrial - Light Manufacturing	C	1	1983	8,280
74	INDSM	06-36-213-001	3607		GEMBRIT	6/16/2023	\$ 1,200,000	WD	\$ 251,200	0.726	201							2	Warehouses - Storage	C	1	1966	15,886
75	INDSM	06-16-298-001	603	W	RANSOM	5/4/2023	\$ 200,000	WD	\$ 46,900	0.707	301	06-16-298-01506-16-298-01406-16-299-00506-16-299-00406-						1	Sheds - Equipment 4 Wall Building	D,Pole	1	1977	9,216
76	INDSM	06-23-156-021	914	E	VINE	1/16/2025	\$ 425,000	PTA	\$ 203,100	0.833	201	06-23-156-001						2	Industrial - Light Manufacturing	S	1	1961	10,550
77	INDSM	06-23-156-001	920	E	VINE	1/16/2025	\$ 425,000	PTA	\$ 203,100	0.833	201	06-23-156-001						2	Industrial - Light Manufacturing	S	1	1961	10,550
78	MULT2	06-16-485-114	739	W	MICHIGAN	9/30/2025	\$ 4,075,000	PTA	\$ 1,653,400	0.868	201							1	Motels	D,Frame	3	2006	28,273
79	MULT2	06-36-299-001	3820	S	SPRINKLE	8/13/2025	\$ 2,300,000	PTA	\$ 1,117,500	1.147	201							1	Motels	D,Frame	3	1998	25,682
80	MULT3	06-21-235-434	809	W	CEDAR	4/7/2023	\$ 500,000	LC	\$ 82,400	0.2	201							2	Multiple Residences	D,Pole	2	1865	3,601
81	MULT3	06-21-224-025	613		DAVIS	5/2/2025	\$ 370,000	WD	\$ 132,300	0.221	201							2	Multiple Residences	D,Pole	2	1895	3,506
82	MULT3	06-22-176-002	101	W	DUTTON	3/20/2024	\$ 329,000	PTA	\$ 328,700	0.213	201	06-22-176-080	C	1 3/4 - 2 sty				1	Multiple Residences	D,Frame	3	1895	9,012
83	MULT3	06-22-176-002	101	W	DUTTON	12/8/2023	\$ 300,000	WD	\$ 633,600	0.282	201	06-22-176-002	C	1 3/4 - 2 sty				2	Multiple Residences	D,Frame	3	1895	18,024
84	MULT3	06-22-153-006	301	W	DUTTON	8/31/2023	\$ 590,000	WD	\$ 195,800	0.225	201							1	Multiple Residences	D,Frame	2	1914	6,786
85	MULT3	06-22-166-004	922	S	PARK	4/7/2023	\$ 220,000	WD	\$ 104,300	0.279	201	06-22-166-007	D	1 3/4 - 2 sty			280	1	Multiple Residences	D,Pole	2	1905	2,686
86	MULT3	06-22-166-012	922	S	PARK	4/7/2023	\$ 220,000	WD	\$ 104,300	0.279	201	06-22-166-007	D	1 3/4 - 2 sty			280	1	Multiple Residences	D,Pole	2	1905	2,686
87	MULT3	06-22-159-096	217	W	VINE	4/10/2023	\$ 465,000	PTA	\$ 168,400	0.224	201							1	Multiple Residences	D,Pole	2	1885	4,614
88	MULT3	06-21-219-019	814	W	WALNUT	11/19/2025	\$ 1,750,000	PTA	\$ 462,300	0.397	201	06-21-214-006 06-27-455-001						1	Multiple Residences	D,Frame	2	1965	11,410
89	MULT4	06-27-384-001	2826	S	BURDICK	11/26/2024	\$ 2,936,429	PTA	\$ 508,300	1.74	201	06-27-450-006 06-27-460-001						4	Multiple Residences	C	1	1961	14,372
90	MULT4	06-27-384-001	2826	S	BURDICK	12/19/2025	\$ 1,400,000	PTA	\$ 513,800	1.74	201							4	Multiple Residences	C	1	1961	14,372
91	MULT4	06-34-194-002	3840	S	BURDICK	7/14/2023	\$ 1,440,000	CD	\$ -	2.427	201	06-34-198-001						2	Multiple Residences	D,Pole	2	2004	24,810
92	MULT4	06-15-295-102	508		HARRISON	8/29/2024	\$ 220,000	CD	\$ -	7.42	201							5	Apartment	D,Pole	2	2025	200,794
93	MULT4	06-15-295-102	508		HARRISON	8/29/2024	\$ 1,300,000	WD	\$ -	7.42	201							5	Apartment	D,Pole	2	2025	200,794
94	MULT4	06-35-193-356	1433		LAKEWAY	3/7/2025	\$ 725,000	PTA	\$ 220,700	0.36	201							2	Multiple Residences	D,Frame	2	1963	5,394
95	MULT4	06-35-199-286	1450		LAKEWAY	10/20/2023	\$ 400,000	WD	\$ 158,300	0.254	201							1	Multiple Residences	D,Frame	2	1956	3,500
96	MULT4	06-23-118-003	708		MILLS	5/9/2025	\$ 320,000	PTA	\$ 139,700	0.233	201							2	Shed - Utility Light Commercial Building	C	1	1945	5,386

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			Num	Dir	Street								Class	Story Height Style	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area
97	MULT4	06-27-379-001	22		RIDGEWOOD	10/28/2025	\$ 570,000	PTA	\$ 212,900	1	201		C	1 sty				1704	3	Row Houses/Town Houses	C	1	1953	5,180
98	MULT4	06-27-379-001	22		RIDGEWOOD	11/26/2024	\$ 863,571	PTA	\$ 216,200	1	201	06-27-420-003 06-27-420-004	C	1 sty				1704	3	Row Houses/Town Houses	C	1	1953	5,180
99	MULT4	06-34-335-004	4031	S	ROSE	12/28/2023	\$ 1,665,000	PTA	\$ 516,500	1.063	201		C	1 sty				3	Multiple Residences	D,Pole	2	1973	12,854	
100	MULT4	06-28-492-002	628		WHITES	12/17/2024	\$ 980,000	PTA	\$ 566,200	0.779	201		D	1 sty				1	Multiple Residences	D,Frame	2	1983	12,200	
101	MULT4	06-35-224-001	1832		WINTON	3/3/2025	\$ 750,000	PTA	\$ 321,000	0.463	201		C	1 sty				1	Multiple Residences	D,Frame	2	1966	7,440	
102	MULT5	06-16-263-004	836	W	NORTH	1/31/2024	\$ 75,000	WD	\$ 61,000	0.23	201	06-16-263-003						1	Multiple Residences	D,Pole	2	1888	2,643	
103	MULT6	06-16-420-032	222		DOUGLAS	7/25/2025	\$ 250,000	PTA	\$ 122,800	0.238	201							1	Multiple Residences	D,Pole	2	1875	3,145	
104	MULT6	06-16-411-010	936	W	KALAMAZOO	10/30/2025	\$ 312,000	PTA	\$ 132,500	0.15	201		C	Extra Structure			250	1	Multiple Residences	D,Pole	2	1900	2,934	
105	MULT7	06-20-347-250	2541		REDWOOD	1/17/2024	\$ 1,330,000	WD	\$ 505,900	0.571	201		C	1 3/4 - 2 sty	2017	8228	2884	4987	0	Apartment	A	0	0	0
106	MULT7	06-20-346-050	2651		REDWOOD	5/21/2024	\$ 1,300,000	PTA	\$ 521,900	0.485	201		C	1 3/4 - 2 sty	2017	7975	2856	4777	0	Apartment	A	0	0	0
107	MULT8	06-20-383-003	1415		SUTHERLAND	12/30/2024	\$ 2,850,000	PTA	\$ 1,044,300	1.4	201		C	Walk out ranch	1961	1498	1162	529	2	Multiple Residences	D,Pole	2	2003	20,544
108	MULT9	06-35-330-001	1200		BANBURY	4/1/2023	\$ 14,000,000	PTA	\$ 8,293,000	14.115	201	06-35-331-001 06-35-327-001 06-35-332-001	C	1 sty				17	Multiple Residences	D,Pole	2	1965	226,744	
109	MULT9	06-22-443-001	710		COLLINS	12/9/2025	\$ 18,559,161	PTA	\$ 4,204,800	5.24	201		C	Extra Structure			900	1	Apartment	C	14	1984	183,820	
110	MULT9	06-30-112-002	4412		RIDGEWAY	2/25/2025	\$ 14,800,000	CD	\$ 4,384,100	12.65	201		D	Extra Structure				16	Multiple Residences	D,Pole	2	1982	124,845	
111	OFC	10-02-219-001	2825		AIRVIEW	10/31/2024	\$ 3,529,609	CD	\$ 6,200,200	6.13	201							1	Office Buildings	C	2	2006	80,064	
112	OFC	06-22-363-012	310		BALCH	7/24/2024	\$ 250,000	PTA	\$ 123,400	0.412	201	06-22-363-011						1	Office Buildings	C	1	1958	2,536	
113	OFC	06-31-114-020	4664		CAMPUS	10/30/2025	\$ 1,200,000	PTA	\$ 995,100	3.34	207							1	Office Buildings	S	1	2003	15,000	
114	OFC	06-25-481-001	3651	E	CORK	5/18/2023	\$ 815,000	PTA	\$ 277,600	1.406	201							2	Office Buildings	D,Frame	1	1980	6,048	
115	OFC	06-22-335-008	122	W	CROSTOWN	10/30/2023	\$ 245,000	PTA	\$ 71,200	0.416	201							2	Office Buildings	C	2	1955	3,418	
116	OFC	06-21-484-002	500	W	CROSTOWN	12/12/2025	\$ 252,500	PTA	\$ 181,400	0.332	201							1	Office Buildings	C	2	1966	6,705	
117	OFC	06-21-498-002	575	W	CROSTOWN	3/12/2025	\$ 400,000	PTA	\$ 260,500	0.992	201							1	Medical - Office Buildings	C	1	1960	5,110	
118	OFC	06-28-232-001	643	W	CROSTOWN	8/28/2024	\$ 1,300,000	WD	\$ 470,900	1.055	201	06-28-227-001						1	Office Buildings	C	1	1962	12,750	
119	OFC	06-18-370-003	317	S	DRAKE	10/30/2024	\$ 3,790,000	PTA	\$ 1,252,700	1.949	201							1	Office Buildings	C	1	2006	14,505	
120	OFC	06-36-213-026	3617		GEMBRIT	3/8/2024	\$ 250,000	WD	\$ 207,700	1.413	201							1	Office Buildings	C	2	1967	6,840	

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			Num	Dir	Street								Class	Story Height	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area	
121	OFC	06-14-108-009	1052		GULL	9/27/2024	\$ 900,000	PTA	\$ 233,100	0.675	201									1	Medical - Office Buildings	D,Frame	1	1988	5,129
122	OFC	06-25-407-001	3330		MILLER	4/10/2023	\$ 505,000	WD	\$ 204,800	2.043	201									1	Office Buildings	C	1	1968	5,538
123	OFC	06-22-317-005	1223	S	PARK	7/11/2024	\$ 58,000	PTA	\$ 51,600	0.126	201									1	Office Buildings	D,Frame	1	1927	1,642
124	OFC	06-14-156-015	717		RIVERVIEW	4/24/2025	\$ 70,000	PTA	\$ 49,700	0.4	201									1	Office Buildings	D,Frame	1	0	480
125	OFC	06-22-335-007	1141	S	ROSE	12/3/2024	\$ 65,000	PTA	\$ 26,000	0.809	207									1	Medical - Office Buildings	D,Frame	2	1965	1,344
126	OFC	06-18-304-002	401	N	SAGE	8/10/2023	\$ 700,000	PTA	\$ 253,300	0.261	201									1	Office Buildings	C	2	1955	5,869
127	OFC	06-25-444-004	2700	S	SPRINKLE	5/16/2024	\$ 370,000	MLC	\$ 144,800	0.939	201									1	Office Buildings	D,Frame	1	1994	1,960
128	OFC	06-33-444-002	4100	S	WESTNEDGE	6/27/2024	\$ 1,050,000	PTA	\$ 621,600	1.28	201									1	Mortuaries (Funeral Homes)	C	1	1997	9,004
129	OFC 2	06-22-377-003	1403	S	BURDICK	6/30/2025	\$ 70,000	WD	\$ 52,900	0.075	201			C	1 3/4 - 2 sty	1909	1762	881		0	Apartment	A	0	0	0
130	OFC 2	06-22-113-005	301	W	CEDAR	5/2/2025	\$ 450,000	PTA	\$ 210,100	0.3	201	06-22-113-009								1	Office Buildings	D,Frame	3	0	4,548
131	OFC 2	06-16-476-039	728	W	MICHIGAN	11/7/2024	\$ 500,000	PTA	\$ 166,800	0.339	201	06-16-476-036								1	Stores - Retail	D,Frame	2	1900	7,839
132	OFC 2	06-21-434-001	1122	S	WESTNEDGE	6/6/2024	\$ 160,000	MLC	\$ 72,300	0.25	201			C	1 3/4 - 2 sty		2695	1325		0	Apartment	A	0	0	0
133	OFC 2	06-34-350-002	4235	S	WESTNEDGE	12/23/2025	\$ 185,000	PTA	\$ 83,800	0.264	201									1	Stores - Retail	D,Frame	1	1900	1,189
134	RST	06-22-336-011	1156	S	BURDICK	6/27/2025	\$ 335,000	WD	\$ 133,600	0.307	201	06-22-341-006								1	Restaurants	C	1	1956	3,487
135	RST	06-25-479-002	3817	E	CORK	1/16/2026	\$ 1,623,001	PTA	\$ 395,900	0.933	201									1	Restaurants	C	1	1978	5,559
136	RST	06-16-260-057	712		DOUGLAS	2/1/2025	\$ 135,000	LC	\$ 93,100	0.275	201									1	Restaurants - Fast Food	C	1	1964	1,414
137	RST	06-19-356-003	4625	W	KL	3/29/2024	\$ 1,027,617	WD	\$ 392,300	1.201	201									1	Restaurants	C	1	2004	5,450
138	RST	06-18-301-001	4615	W	MAIN	1/15/2026	\$ 1,600,000	PTA	\$ 345,400	1.002	201									1	Restaurants	D,Frame	1	2001	3,492
139	RST	06-18-170-002	4748	W	MAIN	1/17/2024	\$ 3,300,000	CD	\$ 525,100	1.27	201									1	Restaurants - Fast Food	C	1	2020	4,754
140	RST	06-21-118-079	1528	W	MICHIGAN	8/18/2023	\$ 280,000	WD	\$ 145,600	0.159	201									1	Restaurants	C	1	1961	2,160
141	RST	06-26-367-003	3036		PORTAGE	4/1/2024	\$ 400,000	MLC	\$ 131,900	0.266	201									2	Restaurants - Fast Food	C	1	1956	2,617
142	RST	10-02-215-006	5135		PORTAGE	9/13/2024	\$ 1,000,000	PTA	\$ 500,600	1.827	201	10-02-215-005								1	Restaurants	C	1	1964	5,721
143	RST	10-02-215-007	5155		PORTAGE	9/13/2024	\$ 1,000,000	PTA	\$ 500,600	1.827	201	10-02-215-005								1	Restaurants	C	1	1964	5,721
144	RST	06-36-439-002	4104	S	SPRINKLE	10/11/2024	\$ 275,000	PTA	\$ 213,100	0.459	201									1	Restaurants - Cafeterias	D,Frame	1	1971	2,499

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			Num	Dir	Street								Class	Story Height	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area	
145	RST	06-30-241-011	3406		STADIUM	3/25/2024	\$ 3,075,000	CD	\$ 995,000	3.874	207									1	Restaurants	C	1	1948	13,543
146	RST	06-30-147-003	4206		STADIUM	9/25/2024	\$ 1,300,000	PTA	\$ 327,700	1.008	201									1	Restaurants - Fast Food	D,Frame	1	1988	2,600
147	RST	06-21-484-001	1502	S	WESTNEDGE	7/18/2025	\$ 170,000	LC	\$ 68,600	0.112	201									1	Restaurants - Fast Food	C	1	1961	648
148	RST	06-27-100-001	1801	S	WESTNEDGE	1/31/2025	\$ 249,995	MLC	\$ 70,400	0.3	201			A	1 sty					1	Restaurants - Fast Food	C	1	1982	594
149	RST	06-33-434-002	3942	S	WESTNEDGE	11/12/2024	\$ 298,000	PTA	\$ 174,300	0.403	201									1	Restaurants - Cafeterias	D,Frame	1	2004	1,430
150	RTL	06-22-181-002	802	S	BURDICK	9/5/2025	\$ 1,200,000	PTA	\$ 72,300	0.254	201	06-22-181-001								1	Markets - Convenience	D,Frame	1	1954	1,943
151	RTL	06-22-341-004	1222	S	BURDICK	10/17/2024	\$ 260,000	PTA	\$ 81,300	0.256	201	06-22-341-003 06-22-340-001 06-22-341-005								1	Stores - Retail	C	1	1956	2,275
152	RTL	06-22-377-007	1409	S	BURDICK	10/24/2025	\$ 47,000	PTA	\$ 80,000	0.224	201			C	1 sty	1926	1134	855		1	Office Buildings	C	1	1954	860
153	RTL	06-22-377-007	1409	S	BURDICK	10/16/2025	\$ 42,000	PTA	\$ 80,000	0.224	201			C	1 sty	1926	1134	855		2	Office Buildings	C	1	1954	2,300
154	RTL	06-25-365-001	3029		EMERALD	6/18/2025	\$ 99,750	QC	\$ 69,000	0.9	201									1	Stores - Retail	C	1	1900	1,666
155	RTL	06-35-411-164	1701		GOLFVIEW	5/24/2023	\$ 149,900	WD	\$ 50,700	0.242	201									1	Barber/Beauty Salons	D,Frame	1	1972	1,060
156	RTL	06-23-104-001	1212		KING	11/26/2024	\$ 1,962,162	WD	\$ 202,900	0.91	201	06-23-109-003 06-23-130-001 06-23-130-002								2	Warehouses - Storage	C	1	1960	17,000
157	RTL	06-19-358-001	4423	W	KL	6/20/2024	\$ 480,000	PTA	\$ 225,100	0.554	201									2	Stores - Retail	C	1	0	5,153
158	RTL	06-21-201-001	945	W	LOVELL	10/5/2023	\$ 282,839	PTA	\$ 98,700	0.292	201									1	Markets - Convenience	C	1	1959	2,190
159	RTL	06-14-265-009	1516	E	MAIN	12/18/2024	\$ 87,300	WD	\$ 53,900	0.155	201			C	1 3/4 - 2 sty	1909	1603	749		0	Apartment	A	0	0	0
160	RTL	06-16-459-010	760	W	MICHIGAN	12/19/2025	\$ 3,860,000	PTA	\$ 803,900	1.494	201									1	Stores - Retail	C	1	2013	14,550
161	RTL	06-11-177-004	2235		MT OLIVET	2/9/2024	\$ 45,000	WD	\$ 91,500	0.376	201			D	1 sty				850	1	Markets	C	1	1916	2,545
162	RTL	06-09-398-005	1126	W	PATERSON	8/13/2025	\$ 118,000	MLC	\$ 82,100	0.286	201									1	Laundromats	S	1	1969	3,274
163	RTL	06-22-427-002	1028		PORTAGE	10/12/2023	\$ 65,000	QC	\$ 40,800	0.169	201									1	Stores - Retail	D,Frame	1	0	1,498
164	RTL	06-23-315-002	1261		PORTAGE	12/16/2024	\$ 650,000	PTA	\$ 244,700	0.455	201	06-23-315-131 06-23-315-132								1	Stores - Retail	C	1	1937	9,913
165	RTL	06-26-367-002	3020		PORTAGE	4/1/2024	\$ 100,000	MLC	\$ 33,700	0.049	201									1	Stores - Retail	C	1	1953	1,210
166	RTL	06-09-323-003	1418		RAVINE	1/17/2024	\$ 519,000	WD	\$ 128,100	0.932	201									4	Sheds - Equipment 4 Wall Building	D,Pole	1	1983	8,880
167	RTL	06-14-171-010	433		RIVERVIEW	1/23/2024	\$ 170,000	PTA	\$ 56,900	0.297	201									1	Stores - Retail	D,Frame	1	1986	2,016
168	RTL	06-18-309-001	325	N	SAGE	7/24/2023	\$ 350,000	PTA	\$ 120,100	0.307	201									1	Stores - Retail	C	2	0	3,250

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			Num	Dir	Street								Class	Story Height	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area	
169	RTL	06-29-119-001	2815		STADIUM	9/9/2024	\$ 690,000	PTA	\$ 136,400	0.778	201									2	Garages - Service/Fleet Facilities Repair	C	1	1970	2,052
170	RTL	06-30-241-012	3406		STADIUM	3/25/2024	\$ 1,025,000	WD	\$ 379,700	1.536	207									1	Restaurants	C	1	1948	5,425
171	RTL	06-22-379-004	218	E	STOCKBRIDGE	9/15/2023	\$ 1,900,000	WD	\$ 181,100	0.956	201	06-22-384-002								1	Stores - Retail	C	1	2021	2,440
172	RTL	06-15-165-201	618	N	WESTNEDGE	8/1/2023	\$ 39,823	QC	\$ 40,500	0.188	201		D	1 3/4 - 2 sty	1885	1158	877			0	Apartment	A	0	0	0
173	RTL	06-21-434-004	1104	S	WESTNEDGE	12/5/2023	\$ 400,000	MLC	\$ 112,900	0.175	201									1	Office Buildings	C	2	1900	5,134
174	RTL	06-33-249-001	3514	S	WESTNEDGE	11/14/2024	\$ 234,300	PTA	\$ 212,000	0.37	201		C	1 3/4 - 2 sty	1956	2323	400	1490		1	Stores - Retail	C	2	1956	2,128
175	RTL	06-34-310-142	4037	S	WESTNEDGE	11/6/2024	\$ 1,075,000	PTA	\$ 185,900	0.375	201									1	Stores - Retail	C	1	1940	2,714
176	SHOP	06-20-326-050	2627	W	MICHIGAN	7/28/2025	\$ 625,000	WD	\$ 192,600	0.41	201									1	Shopping Centers - Neighborhood	D,Frame	1	1985	4,320
177	SHOP	06-26-172-003	1019		MILLER	7/26/2023	\$ 320,000	PTA	\$ 274,000	3.601	201									2	Stores - Retail	C	1	0	8,667
178	SHPRS	06-23-397-594	1320		HAYS PARK	7/30/2024	\$ 90,000	PTA	\$ 41,600	0.114	201									2	Markets - Convenience	D,Frame	2	1912	3,079
179	SHPRS	06-14-252-007	1727	E	MAIN	8/25/2023	\$ 230,000	WD	\$ 142,100	0.204	201	06-14-252-048								3	Shopping Centers - Mixed w/Residential Units	C	1	1915	7,124
180	SHPRS	06-14-252-050	1727	E	MAIN	8/25/2023	\$ 230,000	WD	\$ 142,100	0.204	201	06-14-252-048								3	Shopping Centers - Mixed w/Residential Units	C	1	1915	7,124
181	SHPRS	06-27-237-005	1936		PORTAGE	5/9/2025	\$ 187,500	PTA	\$ 76,800	0.169	201		D	1 3/4 - 2 sty		1718	859			1	Stores - Retail	C	1	0	774
182	SHPRS	06-27-238-002	1943		PORTAGE	9/27/2024	\$ 172,500	PTA	\$ 65,600	0.132	201									2	Stores - Retail	C	2	0	1,944
183	SHPRS	06-23-450-248	1601	E	STOCKBRIDGE	2/13/2025	\$ 90,000	MLC	\$ 66,500	0.127	201									1	Markets - Convenience	D,Frame	2	1906	3,560
184	SHPRS	06-21-241-004	701	W	WALNUT	6/13/2023	\$ 500,000	WD	\$ 86,400	0.059	201	06-21-242-010	C	4-5 units	1900	4291	1502			0	Apartment	A	0	0	0
185	SHPRS	06-22-320-001	1309	S	WESTNEDGE	12/4/2023	\$ 125,000	PTA	\$ 113,100	0.341	201	06-22-320-006	C	Extra Structure	2007					1	Shopping Centers - Mixed w/Residential Units	D,Frame	2	1904	2,216
186	WHSST	06-14-150-013	810		AMPERSEE	12/12/2025	\$ 100,000	PTA	\$ 57,200	0.4	201									1	Warehouses - Storage	C	1	1952	5,650
187	WHSST	06-22-364-024	213		BALCH	12/5/2024	\$ 215,000	MLC	\$ 94,500	0.325	201									1	Warehouses - Distribution	D,Pole	2	1989	3,690
188	WHSST	06-23-176-003	1313	S	BRANCH	8/21/2024	\$ 280,000	LC	\$ 56,400	0.332	201									1	Warehouses - Distribution	C	1	1951	5,954
189	WHSST	06-16-179-079	1135		CONANT	6/26/2023	\$ 9,900	QC	\$ 51,100	0.13	201									1	Warehouses - Storage	C	1	1905	5,356
190	WHSST	06-34-201-003	130	E	CORK	12/20/2023	\$ 418,500	WD	\$ 166,400	0.894	201	06-34-200-001 06-34-201-002								1	Stores - Retail	D,Pole	1	1971	4,536
191	WHSST	06-25-473-001	3505	E	CORK	12/5/2024	\$ 285,000	PTA	\$ 175,500	1.001	201									1	Warehouses - Storage	C	1	1969	15,255
192	WHSST	06-25-485-001	3649	E	CORK	6/4/2025	\$ 740,000	PTA	\$ 324,400	1.824	201									1	Warehouses - Storage	C	1	1978	18,140

NOTE: This is a listing of sales NOT the actual County Equalization Sales Study.

Sorted by neighborhood then address
Sales have not been verified

City of Kalamazoo Commercial Industrial Sales Listing for 2026 Assessments

Assessments based on sales between April 1, 2023 through March 31, 2025

This listing contains sales through January 2026 for reference purposes.

Sale List #	Neigh.	Parcel Number	Property Address			Sale Date	Sale Price	Deed Type	SEV When Sold	Net Acres	Current Property Class	Other Parcels In Sale, May be more than 1	<<< Residential Building Summary >>>					<<< Commercial/Industrial Building Summary >>>							
			Num	Dir	Street								Class	Story Height	Year Built	Floor Area	Bsmnt Area	Garage Area	# Bldgs	Occupancy	Class	Stories	Year Built	Floor Area	
193	WHSST	06-23-416-001	1300		FRANCIS	2/26/2025	\$ 50,000	PTA	\$ 43,400	0.63	201									3	Shed - Utility Light Commercial Building	D,Pole	1	0	4,782
194	WHSST	06-23-254-400	700		HATFIELD	3/20/2025	\$ 520,000	LC	\$ 167,400	1.531	201									5	Warehouses - Storage	C	1	1952	9,381
195	WHSST	06-36-473-001	3431	E	KILGORE	4/17/2024	\$ 285,000	WD	\$ 120,800	0.491	201									2	Garages - Service/Repair Shed	S	1	1974	4,275
196	WHSST	06-36-341-001	4124		MANCHESTER	12/22/2023	\$ 3,950,000	PTA	\$ 1,003,000	5.002	201									1	Warehouses - Distribution	C	1	1967	72,840
197	WHSST	06-15-413-002	536	E	MICHIGAN	1/6/2026	\$ 1,670,000	PTA	\$ 176,000	0.23	201									1	Warehouses - Storage	C	3	0	22,500
198	WHSST	06-25-303-001	2612		MILLER	12/10/2024	\$ 350,000	PTA	\$ 95,700	0.889	201									1	Warehouses - Storage	C	1	1971	7,136
199	WHSST	06-25-325-001	2734		MILLER	11/8/2023	\$ 330,000	PTA	\$ 105,900	0.543	201									1	Warehouses - Distribution	D,Pole	1	1985	5,952
200	WHSST	06-25-402-001	3408		MILLER	2/24/2025	\$ 341,400	PTA	\$ 144,500	0.758	201									1	Warehouses - Storage	S	1	1987	14,976
201	WHSST	06-15-264-401	518	E	NORTH	11/1/2024	\$ 650,000	PTA	\$ 352,400	0.745	207	06-15-264-405 06-15-264-404 06-15-264-405	C	1 3/4 - 2 sty						1	Industrial - Lofts	C	1	1939	4,128
202	WHSST	06-16-294-008	517	W	NORTH	4/24/2024	\$ 500,000	PTA	\$ 38,800	0.22	201	06-16-294-004 06-16-294-003 06-16-294-001								1	Warehouses - Storage	C	1	0	2,440
203	WHSST	06-34-262-001	219		PEEKSTOK	12/18/2025	\$ 219,000	PTA	\$ -	0.584	201									1	Kennels	D,Pole	1	1962	6,897
204	WHSST	06-16-296-078	715	W	RANSOM	1/15/2025	\$ 440,000	PTA	\$ 118,900	0.682	201									1	Warehouses - Storage	C	1	1963	5,760
205	WHSST	06-23-427-001	1019		SCHUSTER	3/20/2025	\$ 350,000	PTA	\$ 121,100	0.344	201	06-23-297-002								1	Warehouses - Storage	C	1	1957	7,426
206	WHSST	06-22-237-001	709		SECOND	12/20/2023	\$ 150,000	WD	\$ 70,900	0.191	201									1	Warehouses - Storage	C	1	0	2,800
207	WHSST	06-23-100-003	929		SECOND	12/23/2024	\$ 338,500	PTA	\$ 168,400	0.5	201	06-14-371-007 06-23-102-001								1	Warehouses - Storage	C	1	1962	13,624
208	WHSST	06-25-434-001	2504	S	SPRINKLE	12/17/2025	\$ 1,625,000	PTA	\$ 429,100	1.662	201									2	Stores - Retail	D,Frame	1	1984	15,792
209	WHSST	06-14-374-072	1119	E	WALNUT	11/7/2025	\$ 179,250	WD	\$ 95,000	0.458	201									1	Warehouses - Distribution	C	1	1960	4,641

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