

# CITY OF BATAVIA

## COMMERCIAL INVENTORY AND VALID SALES

ASSESSMENTS ARE AT MARKET VALUE

COMMERCIAL SALES FROM JANUARY 1, 2023 TO DECEMBER 31, 2024

The information included in this report was printed as of April 3, 2025

The information in this publication includes valid commercial transactions entered  
in the Real Property System at the City of Batavia Assessor's Office.

SBL Number	=	Legal Identification of parcel, Section, Block, and Lot
Location	=	Street Number and Street Name for each parcel.
Prop Class	=	Property Class Code (see next page for descriptions).
Preliminary 2025 Assessment	=	The current total assessment on the parcel.
Sale Date	=	The transfer date of the parcel.
Sale Price	=	The selling price of the parcel.
Sq Foot	=	The square footage of the parcel.
Year Built	=	The year the parcel was built
Assessment Per Sqft	=	Tentative assessment divided by the square footage.
Acres	=	Lot size of the parcel.

# Property Class Code Description

- 410 = Living Accom
- 411 = Apartments
- 414 = Hotel
- 415 = Motel
- 416 = Mobile Home Parks
- 417 = Camps, Cottages, Bungalows
- 421 = Restaurants
- 422 = Diners and Luncheonettes
- 423 = Snack Bars, Drive-Ins
- 425 = Bar
- 426 = Fast Food Franchises
- 431 = Auto Dealers - Sales and Service
- 432 = Service and Gas Stations
- 433 = Auto Body, Tire Shops
- 434 = Automatic Car Wash
- 436 = Self-Service Car Wash
- 438 = Parking Lot
- 439 = Small Parking Garage
- 440 = Storage, Warehouse, and Distribution Facility
- 441 = Gas, Fuel, Oil, Storage Distribution
- 442 = Mini Warehouse (Self Service Storage)
- 444 = Lumber Yard, Sawmills
- 446 = Cold Storage Facility
- 447 = Trucking Terminals
- 449 = Other Storage, Warehouse\Distribution Facility
- 451 = Regional Shopping Center
- 452 = Area or Neighborhood Shopping Center
- 453 = Large Retail Outlet
- 454 = Large Retail Food Store
- 455 = Dealerships - Sales and Service other than Auto
- 461 = Standard Bank/Single Occupancy
- 462 = Drive-In Bank Branch
- 464 = Office Building
- 465 = Professional Building
- 471 = Funeral Homes
- 472 = Dog Kennels, Veterinary Clinics
- 474 = Billboards
- 475 = Junkyards
- 481 = Attached Row Building
- 482 = Downtown Row (detached)
- 483 = Converted Residence
- 484 = One Story Small Structure
- 485 = One Story Small Structure - Multi-occupancy
- 486 = Minimart
- 513 = Drive-In Theaters
- 534 = Racetracks
- 541 = Bowling Centers
- 542 = Ice or Roller Skating Rinks
- 544 = Health Spas
- 546 = Other Indoor Sports
- 550 = Outdoors Sports Activities
- 552 = Public Golf Courses
- 553 = Private Golf Country Clubs
- 555 = Riding Stables
- 557 = Other Outdoor Sports
- 582 = Camping Facilities
- 590 = Parks
- 591 = Playgrounds
- 592 = Athletic Fields
- 600 = Community Services
- 611 = Libraries
- 612 = Schools
- 614 = Special Schools and Institutions
- 615 = Other Educational Facilities
- 620 = Religious
- 632 = Benevolent and Moral Associations
- 633 = Homes for the Aged
- 642 = All Other Health Facilities
- 650 = Government
- 651 = Highway Garage
- 652 = Office Building (Government)
- 662 = Police and Fire Protection
- 681 = Cultural Facilities
- 682 = Recreational Facilities
- 692 = Roads, Streets, Highways, and Parkways
- 695 = Cemeteries
- 710 = Manufacturing and Processing
- 714 = Light Industrial Manufacturing and Processing
- 715 = Heavy Manufacturing and Processing
- 720 = Mining and Quarrying
- 721 = Sand and Gravel
- 730 = Wells
- 732 = Oil - Forced Flow (for Production)
- 742 = Water Pipelines
- 800 = Public Services
- 821 = Flood Control
- 822 = Water Supply
- 830 = Communication
- 831 = Telephone Facility
- 833 = Radio
- 834 = Television other than Community Antenna TV
- 836 = Telephone Outside Plant
- 837 = Cellular Telephone Towers
- 841 = Motor Vehicle
- 842 = Ceiling Railroad
- 843 = Nonceiling Railroad
- 845 = Water
- 852 = Landfills and Dumps
- 853 = Sewage Treatment and Water Pollution Control
- 860 = Special Franchise Property
- 861 = Electric and Gas
- 866 = Telephone
- 867 = Miscellaneous
- 869 = Television
- 871 = Electric and Gas Facilities
- 872 = Electric Substation
- 873 = Gas Measuring and Regulation Station
- 882 = Electric Transmission Improvement
- 883 = Gas Transmission Improvement
- 884 = Electric Distribution - Outside Plant Property
- 885 = Gas Distribution - Outside Plant Property
- 910 = Private Wild Lands and Forest Lands
- 962 = County Owned Public Parks and Recreation

<u>Sbl Number</u>	<u>Location</u>	<u>Property Class</u>	<u>Preliminary 2025 Assessment</u>	<u>Sale Date</u>	<u>Sale Price</u>	<u>Square Footage</u>	<u>Year Built</u>	<u>Assessment Per Sqft</u>
84.039-1-6.1	6-8 South Lyon St	400	\$ 385,000			5,500	1900	\$ 70.00
84.006-3-40	319-327 West Main St	400	\$ 1,000,000			53,971	1975	\$ 18.53
84.042-1-73	118 Bank St	410	\$ 140,000			3,600	1900	\$ 38.89
84.016-1-6	432 East Main St	410	\$ 130,000			4,560	1940	\$ 28.51
84.010-3-22	134 West Main St	410	\$ 151,000					
84.031-1-33	332 West Main St	410	\$ 104,000					
71.020-1-7	337-355 Bank St	411	\$ 2,580,000			80,128	1975	\$ 32.20
84.041-1-20	101 Bank St	411	\$ 80,000			4,392	1880	\$ 18.21
84.041-1-17	107 Bank St	411	\$ 120,000			3,740	1950	\$ 32.09
84.042-1-70	110 Bank St	411	\$ 150,000			5,308	1950	\$ 28.26
84.042-1-72	114 Bank St	411	\$ 120,000			3,592	1880	\$ 33.41
84.041-1-13	117 Bank St	411	\$ 120,000	6/8/23	\$127.500	4,056	1900	\$ 29.59
71.020-1-6.2	335 Bank St	411	\$ 745,900			71,100	1993	\$ 10.49
84.084-1-1	36-38 Buell St	411	\$ 105,000			3,240	1972	\$ 32.41
84.019-2-7.2	7-9 Chestnut St	411	\$ 210,000			7,646	1960	\$ 27.47
84.020-3-55.2	47 Clifton Ave	411	\$ 195,000	9/27/23	\$315.000	3,360	1970	\$ 58.04
84.043-1-28	28-30 Columbia Ave	411	\$ 123,000			3,008	1900	\$ 40.89
84.011-2-39	317-319 East Main St	411	\$ 120,000			3,424	1950	\$ 35.05
84.058-1-13.1	310 East Main St	411	\$ 181,000			7,125	1940	\$ 25.40

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84.058-1-17	318 East Main St	411	\$ 120,000			3,535	1900	\$ 33.95
84.016-1-1	400 East Main St	411	\$ 4,480,000			222,460	1971	\$ 20.14
84.051-1-38	415 East Main St	411	\$ 130,000			3,996	1890	\$ 32.53
84.059-2-11	518 East Main St	411	\$ 195,000			5,080	1890	\$ 38.39
84.012-3-73	541 East Main St	411	\$ 1,100,000			24,000	1967	\$ 45.83
84.060-1-19.1	554 East Main St	411	\$ 356,000			0	2021	\$ 0.00
84.012-3-51.1/P	555 East Main St	411	\$ 2,060,000			49,786	2010	\$ 41.38
85.013-1-10.1	627 East Main St	411	\$ 185,000			8,700	1998	\$ 21.26
85.013-1-24	679 East Main St	411	\$ 945,000			42,036	1960	\$ 22.48
84.020-1-25	13-19 Edward St	411	\$ 499,000			14,136	1971	\$ 35.30
84.010-3-32	22 Ellicott Ave	411	\$ 312,000					
84.011-3-7./B	45-47 Ellicott St	411	\$ 705,430			12,326	1950	\$ 57.23
84.015-1-2.12	56 Ellicott St	411	\$ 2,892,500			73,620	2023	\$ 39.29
84.042-2-5	10-10 1/2 Ellsworth Ave	411	\$ 98,000			2,898	1900	\$ 33.82
84.043-1-63	112 Ellsworth Ave	411	\$ 99,000			2,016	1900	\$ 49.11
84.066-2-39.1	19-21 Hutchins St	411	\$ 89,000			2,787	1900	\$ 31.93
84.019-3-20	102 Hutchins St	411	\$ 90,000			3,400	1900	\$ 26.47
84.019-3-32	142 Hutchins St	411	\$ 95,000			3,340	1900	\$ 28.44
84.049-1-24	14 Jackson Sq	411	\$ 205,000			5,940	1900	\$ 34.51

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84.065-2-1	123-125 Jackson St	411	\$ 110,000			5,270	1890	\$ 20.87
84.065-1-37	113 Jackson St	411	\$ 125,000			4,096	1890	\$ 30.52
84.033-2-32	2-10 Lewis Pl	411	\$ 180,000			8,284	1900	\$ 21.73
84.041-1-2.1	1-5 Lewis Pl	411	\$ 110,000			4,495	1900	\$ 24.47
84.073-2-19	232 Liberty St	411	\$ 120,000			3,128	1890	\$ 38.36
71.019-1-9	4 Mac Arthur Dr	411	\$ 531,000			12,112	1971	\$ 43.84
84.015-2-3	19 Maple St	411	\$ 80,000			2,676	1920	\$ 29.90
84.040-1-2	3 Mix Place	411	\$ 250,000			7,068	1973	\$ 35.37
84.008-1-50.1	219-235 North Spruce St	411	\$ 4,410,000			136,560	1973	\$ 32.29
84.008-2-1	214-242 North Spruce St	411	\$ 2,330,000			72,150	1969	\$ 32.29
84.024-1-70	71-73 Oak St	411	\$ 175,000			4,352	1972	\$ 40.21
84.006-2-7	105 Oak St	411	\$ 205,000			4,968	1969	\$ 41.26
71.014-2-34	203 Oak St	411	\$ 1,100,000			55,323	1996	\$ 19.88
71.013-3-1.12	145 Park Rd	411	\$ 1,040,000			30,144	1995	\$ 34.50
84.046-1-19	104 Pearl St	411	\$ 270,000			7,513	1994	\$ 35.94
84.013-1-28	117 Pearl St	411	\$ 300,000			8,328	1964	\$ 36.02
84.009-2-41	77-79 River St	411	\$ 4,000,000			240,448	1971	\$ 16.64
84.011-2-37	5-7 Ross St	411	\$ 185,000			2,768	1890	\$ 66.84
84.011-2-23	20 Ross St	411	\$ 145,000			4,047	1890	\$ 35.83

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84.034-3-22	145 Ross St	411	\$ 110,000			3,648	1919	\$ 30.15
84.005-2-40.2	172 1/2 South Main St	411	\$ 620,000			14,800	1993	\$ 41.89
84.009-2-4	193 South Main St	411	\$ 1,065,000			26,688	1971	\$ 39.91
84.041-1-65	116-118 State St	411	\$ 115,000			4,096	1890	\$ 28.08
84.011-1-52	1 State St	411	\$ 2,470,000	7/6/23	\$2,460,773	107,160	1980	\$ 23.05
84.041-1-45	111 State St	411	\$ 160,000			4,000	1890	\$ 40.00
84.033-2-39	142 State St	411	\$ 79,000			2,388	1900	\$ 33.08
84.025-1-37	200 State St	411	\$ 115,000			3,400	1874	\$ 33.82
71.019-1-6	269 State St	411	\$ 704,000			22,850	1967	\$ 30.81
84.042-1-17	107-109 Summit St	411	\$ 150,000			3,174	1900	\$ 47.26
71.014-2-5.111	200 Oak St	414	\$ 1,500,000			58,676	1968	\$ 25.56
97.008-1-15.1	665 Ellicott St	415	\$ 210,000			5,517	1950	\$ 38.06
97.008-1-17.1	667 Ellicott St	415	\$ 130,000			3,045	1955	\$ 42.69
71.014-2-5.12	202 Oak St	415	\$ 950,000	12/12/24	\$1,100,000	24,632	1968	\$ 38.57
71.014-2-2	301 Oak St	415	\$ 450,000			10,712	1961	\$ 42.01
84.010-4-9.22	18 1/2 Ellicott St	418	\$ 65,000					
84.025-1-50	216-218 State St	418	\$ 165,000	8/7/23	\$130,000	4,500	1900	\$ 36.67
84.049-1-29	20 Center St	421	\$ 322,000			10,944	1900	\$ 29.42
84.059-2-1	500-502 East Main St	421	\$ 235,000			4,892	1930	\$ 48.04

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84.059-2-13.1	522-526 East Main St	421	\$ 383,400			4,790	1970	\$ 80.04
84.010-4-5	12-16 Ellicott St	421	\$ 400,000			5,400	1976	\$ 74.07
84.015-1-9.2	21 Liberty St	421	\$ 200,000			2,032	1999	\$ 98.43
84.049-1-25	109-111 Main St	421	\$ 1,299,500			27,591	1900	\$ 47.10
84.011-3-4.1	59 Main St	421	\$ 410,000			5,000	1968	\$ 82.00
84.049-1-51	60 Main St	421	\$ 265,000			3,210	1978	\$ 82.55
84.049-1-32	5 School St	421	\$ 140,000	3/1/24	\$235,000	2,400	1997	\$ 58.33
84.005-1-29	364-368 West Main St	421	\$ 385,000			3,839	1974	\$ 100.29
84.005-2-2	421-423 West Main St	421	\$ 235,000			2,956	1968	\$ 79.50
84.005-2-26	349-353 West Main St	421	\$ 150,000			1,860	1965	\$ 80.65
84.005-2-27	345-347 West Main St	421	\$ 348,200			4,980	1981	\$ 69.92
84.060-1-24	566-568 East Main St	422	\$ 105,000			2,323	1930	\$ 45.20
85.013-1-10.2	623 East Main St	422	\$ 55,000			1,000	1920	\$ 55.00
84.015-1-29./2	233 Ellicott St	422	\$ 38,800			784	1950	\$ 49.49
84.067-1-16	103-105 Harvester Ave	425	\$ 99,000			3,073	1880	\$ 32.22
84.012-3-46./A	573 East Main St	426	\$ 990,000			4,005	2014	\$ 247.19
84.011-1-38.21	20 Main St	426	\$ 550,000			2,600	2002	\$ 211.54
84.049-1-72.1	44 Main St	426	\$ 490,000			3,132	1985	\$ 156.45
84.031-3-27	230-234 West Main St	426	\$ 690,000			3,051	1977	\$ 226.16

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84.039-2-24	212-216 West Main St	426	\$ 325,000			1,760	1969	\$ 184.66
84.039-2-24./P	212-216 West Main St	426	\$ 70,000			1,760	1969	\$ 39.77
84.010-3-23	136 West Main St	426	\$ 430,000			2,105	1970	\$ 204.28
84.039-1-4.1	303 West Main St	426	\$ 749,900			3,140	2025	\$ 238.82
84.005-2-7.11	405 West Main St	426	\$ 537,000			1,996	2017	\$ 269.04
84.005-2-66	527 West Main St	426	\$ 970,000			4,303	2006	\$ 225.42
84.020-2-12	10 Clifton Ave	431	\$ 8,500			2,100	1980	\$ 4.05
85.013-1-44	626 East Main St	431	\$ 165,000			7,388	1970	\$ 22.33
84.020-3-1	502-508 Ellicott St	431	\$ 100,000			2,088	1959	\$ 47.89
84.020-2-11	472 Ellicott St	431	\$ 75,000			2,516	1980	\$ 29.81
84.006-3-32.11	302-304 West Main St	431	\$ 875,000			19,685	1925	\$ 44.45
84.010-2-4	241-249 West Main St	431	\$ 1,500,000			43,905	1960	\$ 34.16
84.031-2-22	244-248 West Main St	431	\$ 340,000			6,248	1980	\$ 54.42
84.012-3-48	561 East Main St	432	\$ 190,000			2,153	1965	\$ 88.25
71.014-2-5.2	204 Oak St	432	\$ 1,265,000			3,720	1996	\$ 340.05
84.005-1-89.1	396 West Main St	432	\$ 265,000			120	2000	\$ 2,208.33
84.060-1-23	562-564 East Main St	433	\$ 300,000			11,156	1965	\$ 26.89
84.060-1-29	586-588 East Main St	433	\$ 165,000			3,264	1967	\$ 50.55
85.013-1-12.2	635 East Main St	433	\$ 680,000			7,891	1973	\$ 86.17

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84.020-3-14	600 Ellicott St	433	\$ 63,000	6/5/24	\$125,000	1,512	1955	\$ 41.67
97.008-1-11	659 Ellicott St	433	\$ 95,000			3,786	1980	\$ 25.09
84.015-1-39	101 Evans St	433	\$ 105,000			3,000	1989	\$ 35.00
84.082-1-22	149-153 Hutchins St	433	\$ 88,000			3,404	1950	\$ 25.85
97.008-1-1	101 Lehigh Ave	433	\$ 40,000			1,456	1950	\$ 27.47
84.058-1-33.2	4 Liberty St	433	\$ 107,000			1,600	1958	\$ 66.88
84.015-1-28.2	50 Liberty St	433	\$ 160,000			2,975	1982	\$ 53.78
84.013-1-14	149-151 Pearl St	433	\$ 170,000			2,408	1980	\$ 70.60
84.010-1-15	100 Pearl St	433	\$ 105,000			1,288	1960	\$ 81.52
84.013-1-4	185 Pearl St	433	\$ 160,000	4/14/23	\$200,000	4,100	1950	\$ 39.02
84.013-1-2	187 Pearl St	433	\$ 100,000			4,260	1966	\$ 23.47
84.014-2-25.1	129 Walnut St	433	\$ 106,000			4,000	1970	\$ 26.50
84.020-1-38.1	3 Webster Ave	433	\$ 70,000			3,000	1965	\$ 23.33
84.010-3-19	112-116 West Main St	433	\$ 100,000			1,500	1963	\$ 66.67
84.048-1-1	147-155 West Main St	433	\$ 500,000			4,167	1972	\$ 119.99
84.048-1-30	20 West Main St	433	\$ 80,000			1,232	1953	\$ 64.94
84.010-3-20	126 West Main St	433	\$ 110,000			2,400	1950	\$ 45.83
84.040-1-16	140 West Main St	433	\$ 305,000			3,569	1952	\$ 85.46
84.058-1-31	15 Liberty St	434	\$ 230,000			2,440	2003	\$ 94.26

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85.013-1-31	666-670 East Main St	435	\$ 300,000			10,708	1980	\$ 28.02
84.013-1-1.111	189 Pearl St	436	\$ 129,000			3,870	0	\$ 33.33
84.066-1-47	42 Central Ave	438	\$ 12,400					
84.055-1-27	4 Crossman Ave	438	\$ 15,000					
84.058-1-13.2	East Main St	438	\$ 38,000					
84.058-1-4.1	East Main St	438	\$ 30,000					
84.058-1-57.1	East Main St	438	\$ 4,000					
84.058-1-57.2	East Main St	438	\$ 6,000					
84.059-2-4	510-512 East Main St	438	\$ 32,100					
84.012-1-27	421 East Main St	438	\$ 22,000					
84.012-1-26	423 East Main St	438	\$ 43,500					
84.015-1-37.32	109 Ellicott St	438	\$ 18,100					
84.057-1-15	210 Ellicott St	438	\$ 15,600					
84.066-1-7	236 Ellicott St	438	\$ 47,700					
84.066-2-11.1	331 Ellicott St	438	\$ 7,500					
84.066-2-12	333 Ellicott St	438	\$ 4,000					
84.049-1-74.1	Genesee Country Mall	438	\$ 67,000					
84.059-2-55	7-9 Harvester Ave	438	\$ 6,800					
84.019-3-31	124-126 Hutchins St	438	\$ 35,200					

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84.019-2-59	49 Kibbe Ave	438	\$ 32,000					
84.058-1-33.1	8-14 Liberty St	438	\$ 70,600					
84.066-1-10	102-108 Liberty St	438	\$ 16,900					
84.058-1-8	2 Liberty St	438	\$ 27,000					
84.015-1-23.2	45 Liberty St	438	\$ 55,000					
84.015-1-20.1	47 Liberty St	438	\$ 67,800					
84.066-2-79	107 Liberty St	438	\$ 11,000					
84.066-1-11	110 Liberty St	438	\$ 38,300					
84.074-2-27	12-14 Otis St Rear	438	\$ 21,000					
84.074-2-28	10 Otis St Rear	438	\$ 21,000					
84.011-2-20	12-14 Ross St	438	\$ 16,000					
84.016-1-52	School St	438	\$ 5,800					
84.058-1-30	301-303 School St	438	\$ 10,200					
84.058-1-41	7-9 School St	438	\$ 14,000					
84.049-1-34	3 School St	438	\$ 1,000					
84.058-1-40	11 School St	438	\$ 8,000					
84.058-1-36	19 School St	438	\$ 5,400					
84.058-1-35	21 School St	438	\$ 4,500					
84.058-1-29	305 School St	438	\$ 8,300					

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84.058-1-28	307 School St	438	\$ 9,300					
84.015-3-24.1	69-71 Swan St	438	\$ 8,500					
84.015-3-24.2	Swan St	438	\$ 11,500					
84.074-1-16	136-138 Swan St	438	\$ 32,500					
84.015-3-25	67 Swan St	438	\$ 9,300					
84.074-2-36	125 Swan St	438	\$ 14,100					
84.011-1-11	208-214 Washington Ave	438	\$ 245,000					
84.005-2-5	415-417 West Main St	438	\$ 13,000					
84.031-2-23	250-252 West Main St	438	\$ 39,000					
84.039-1-1.1	West Main St	438	\$ 30,000					
84.039-2-17	213-219 West Main St	438	\$ 51,900					
84.039-2-21	203 West Main St	438	\$ 19,300					
84.039-2-20	205 West Main St	438	\$ 16,300					
84.039-2-19	207 West Main St	438	\$ 16,300					
84.039-1-1.2	309 West Main St	438	\$ 40,000					
84.006-3-36	316 West Main St	438	\$ 28,000					
84.006-3-44	318 West Main St	438	\$ 22,000					
84.010-2-2.1	251 West Main St Rear	438	\$ 40,000					
84.011-1-13	12-26 Wiard St	438	\$ 120,000					

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84.042-1-26	24 Wiard St	438	\$ 20,000					
84.042-1-28	28 Wiard St	438	\$ 17,800					
84.020-1-9	52 Cedar St	440	\$ 77,000			6,640	2025	\$ 11.60
84.020-1-9./P	52 Cedar St	440	\$ 210,000			6,000	2019	\$ 35.00
85.009-1-26	16 Clinton St	441	\$ 250,000			7,696	1983	\$ 32.48
97.008-1-5	655 Ellicott St	441	\$ 210,000			8,600	1960	\$ 24.42
85.013-1-14.211	643-645 East Main St	442	\$ 174,000			3,550	1940	\$ 49.01
84.015-1-19	56-58 Swan St	442	\$ 340,000			16,980	2000	\$ 20.02
84.014-2-44	76 Franklin St	444	\$ 365,000			27,337	1920	\$ 13.35
84.013-1-32	7 Apollo Dr	449	\$ 300,000			12,826	1970	\$ 23.39
84.013-1-10	8 Apollo Dr	449	\$ 210,000			11,500	1974	\$ 18.26
84.013-1-34	11 Apollo Dr	449	\$ 470,000			18,144	1984	\$ 25.90
71.019-1-12	301 Bank St	449	\$ 5,000			3,895	1995	\$ 1.28
84.016-1-22	26 Cedar St	449	\$ 165,000			7,625	1975	\$ 21.64
84.020-1-15	104 Cedar St	449	\$ 24,000			1,680	1966	\$ 14.29
85.013-1-48	109 Cedar St	449	\$ 290,500	9/18/23	\$475,000	8,300	1950	\$ 35.00
84.020-3-19	110 Cedar St	449	\$ 85,000			3,690	1930	\$ 23.04
97.008-1-16.1	128 Cedar St	449	\$ 175,000			8,614	1965	\$ 20.32
84.020-1-24	100 Cedar St Rear	449	\$ 1,800,000			90,000	2000	\$ 20.00

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84.058-1-48	39-41 Center St	449	\$ 95,000			11,896	1951	\$ 7.99
84.020-3-65	5-7-9 Clifton Ave	449	\$ 56,000			4,000	1930	\$ 14.00
85.013-1-32	662-664 East Main St	449	\$ 228,000			15,200	1967	\$ 15.00
85.013-1-9	606-622 East Main St	449	\$ 320,000			15,864	1940	\$ 20.17
85.013-1-40	644 East Main St	449	\$ 75,000			3,328	1970	\$ 22.54
85.013-1-76	645 East Main St	449	\$ 65,300			2,400	2000	\$ 27.21
84.015-3-6	9-11 Ellicott Pl	449	\$ 35,000			3,605	1939	\$ 9.71
84.057-1-14	204-206 Ellicott St	449	\$ 260,000			25,326	1950	\$ 10.27
84.057-1-12	198 Ellicott St	449	\$ 109,000			4,800	1945	\$ 22.71
84.051-2-68	18 Elm St	449	\$ 88,900			4,160	1890	\$ 21.37
84.064-1-5	102-104 Evans St	449	\$ 48,000			3,500	2005	\$ 13.71
84.015-1-33	29 Evans St	449	\$ 150,000			22,332	1845	\$ 6.72
84.014-2-15	100 Evans St	449	\$ 860,000			47,417	2021	\$ 18.14
84.014-2-15./P2	100 Evans St	449	\$ 660,000			27,081	2012	\$ 24.37
84.014-2-6.1	73 Franklin St	449	\$ 88,800			9,449	2018	\$ 9.40
84.014-2-6.1/P	73 Franklin St	449	\$ 283,500			9,449	2018	\$ 30.00
84.016-1-45	14 Hall St	449	\$ 295,000			24,057	1945	\$ 12.26
84.016-1-40.1/P	4-12 Howard St	449	\$ 540,000			15,100	2014	\$ 35.76
84.016-1-40.1/P2	4-12 Howard St	449	\$ 110,000			2,200	2022	\$ 50.00

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97.007-1-9	100-120 Lehigh Ave	449	\$ 570,000			54,653	1963	\$ 10.43
84.015-1-27	29-33 Liberty St	449	\$ 1,220,000			144,998	1950	\$ 8.41
84.015-1-27./P	29-33 Liberty St	449	\$ 474,000			15,822	2017	\$ 29.96
84.015-1-24	39 Liberty St	449	\$ 125,000			6,880	1910	\$ 18.17
84.015-1-29	60 Liberty St	449	\$ 310,000			16,726	1949	\$ 18.53
71.018-3-59.2	106 Oak St Rear	449	\$ 4,000			1,160	1935	\$ 3.45
84.009-4-16	150 Pearl St	449	\$ 136,000			5,800	1952	\$ 23.45
84.013-1-1.21	189 Pearl St Rear	449	\$ 110,000			6,256	2007	\$ 17.58
84.058-1-27	309 School St	449	\$ 60,000			4,340	1940	\$ 13.82
84.015-3-5	59 1/2 Swan St	449	\$ 140,000			5,640	1980	\$ 24.82
84.015-1-9.112	28 Swan St	449	\$ 250,000			9,480	1940	\$ 26.37
84.015-1-15.2	33 Swan St	449	\$ 18,400			9,284	1875	\$ 1.98
84.015-1-15.1	35 Swan St	449	\$ 105,000			62,400	1900	\$ 1.68
84.015-1-18	52 Swan St	449	\$ 60,000	12/16/24	\$110,000	2,662	1955	\$ 22.54
84.013-1-42.2	4G Treadeasy Ave	449	\$ 880,000			39,040	1989	\$ 22.54
84.013-1-35	1 Treadeasy Ave	449	\$ 450,000			30,475	1972	\$ 14.77
84.013-1-43	2 Treadeasy Ave	449	\$ 390,000			19,764	1973	\$ 19.73
84.014-2-9	64 Walnut St	449	\$ 500,000			25,326	1875	\$ 19.74
84.014-2-25.2	133 Walnut St	449	\$ 95,000			2,400	2000	\$ 39.58

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84.018-1-36	147 Walnut St	449	\$ 1,040,000			32,790	1973	\$ 31.72
84.020-1-5.12	1A Webster Ave	449	\$ 55,000			1,800	2011	\$ 30.56
84.049-1-10	\LL #2 Batavia City Centre	451	\$ 5,000			305	1978	\$ 16.39
84.049-1-14./B	9A Batavia City Centre	451	\$ 16,300			402	1978	\$ 40.55
84.049-1-15	\LL #1 Batavia City Centre	451	\$ 5,000			286	1978	\$ 17.48
84.049-1-58	17-20 Batavia City Centre	451	\$ 55,300			5,530	1978	\$ 10.00
84.049-1-59	\LL #3 Batavia City Centre	451	\$ 10,000			564	1978	\$ 17.73
84.049-1-52	2 Batavia City Centre	451	\$ 16,970			1,697	1978	\$ 10.00
84.049-1-19	4 Batavia City Centre	451	\$ 72,600			3,634	1978	\$ 19.98
84.049-1-18	5 Batavia City Centre	451	\$ 159,500			5,440	1978	\$ 29.32
84.049-1-17	6 Batavia City Centre	451	\$ 109,000			3,142	1978	\$ 34.69
84.049-1-16	7 Batavia City Centre	451	\$ 43,000			1,287	1978	\$ 33.41
84.049-1-13	8 Batavia City Centre	451	\$ 130,000			4,542	1978	\$ 28.62
84.049-1-14./A	9 Batavia City Centre	451	\$ 6,900			240	1978	\$ 28.75
84.049-1-14	10 Batavia City Centre	451	\$ 29,500			1,030	1978	\$ 28.64
84.049-1-12	11 Batavia City Centre	451	\$ 69,000			3,022	1978	\$ 22.83
84.049-1-11	12 Batavia City Centre	451	\$ 98,000			2,730	1978	\$ 35.90
84.049-1-7.1	27 Batavia City Centre	451	\$ 59,000			1,074	1978	\$ 54.93
84.049-1-7.2	28 Batavia City Centre	451	\$ 23,000			725	1978	\$ 31.72

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84.049-1-6	29 Batavia City Centre	451	\$ 15,000			635	1978	\$ 23.62
84.049-1-5	30 Batavia City Centre	451	\$ 55,000			1,405	1978	\$ 39.15
84.049-1-4	31 Batavia City Centre	451	\$ 21,300			727	1978	\$ 29.30
84.049-1-3	32 Batavia City Centre	451	\$ 26,000			1,199	1978	\$ 21.68
84.049-1-55.1	35 Batavia City Centre	451	\$ 438,660			8,659	1978	\$ 50.66
84.049-1-61.1	37 Batavia City Centre	451	\$ 384,500			4,780	1978	\$ 80.44
84.049-1-56	39 Batavia City Centre	451	\$ 6,970			697	1978	\$ 10.00
84.049-1-9	40 Batavia City Centre	451	\$ 400,000			38,524	1978	\$ 10.38
84.049-1-68	43 Batavia City Centre	451	\$ 188,000			3,691	1978	\$ 50.93
84.049-1-66	44 Batavia City Centre	451	\$ 31,000			1,123	1978	\$ 27.60
84.049-1-69.1	45 Batavia City Centre	451	\$ 150,000			7,880	1978	\$ 19.04
84.049-1-65	46 Batavia City Centre	451	\$ 42,000			1,813	1978	\$ 23.17
84.049-1-73	47 Batavia City Centre	451	\$ 259,000			6,317	1978	\$ 41.00
84.049-1-70	48 Batavia City Centre	451	\$ 195,000			7,321	1978	\$ 26.64
84.049-1-67	50 Batavia City Centre	451	\$ 148,700			4,267	1978	\$ 34.85
84.049-1-8	25,26 Batavia City Centre	451	\$ 29,500			1,440	1978	\$ 20.49
84.011-1-38.111	102-124 Main St Rear	451	\$ 1,670,000			46,462	1976	\$ 35.94
84.012-3-46	565-587 East Main St	452	\$ 2,500,000			101,548	1965	\$ 24.62
84.059-1-3.1	412-418 East Main St	452	\$ 1,200,000			26,396	1980	\$ 45.46

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84.012-3-47	563 East Main St Rear	452	\$ 395,000	3/14/23	\$525,000	12,662	1968	\$ 31.20
84.005-1-89.2	8351 Lewiston Rd	452	\$ 2,300,000			37,320	1995	\$ 61.63
84.005-2-1./1	425-525 West Main St	452	\$ 2,557,000			125,941	1972	\$ 20.30
84.005-2-4	419 West Main St	452	\$ 1,887,000			52,878	1996	\$ 35.69
84.015-1-32	96-98 Jackson St	453	\$ 350,000			18,580	1973	\$ 18.84
84.011-3-7./A	45-47 Ellicott St	454	\$ 872,000			48,121	1968	\$ 18.12
84.005-1-88	386 West Main St	454	\$ 2,912,500			73,920	1988	\$ 39.40
85.013-1-47	111 Cedar St	455	\$ 220,000			13,872	1971	\$ 15.86
84.015-1-28.1	45 Center St	455	\$ 850,000			21,820	1966	\$ 38.96
85.013-1-29	672 East Main St	455	\$ 190,000			6,406	1983	\$ 29.66
84.014-2-2	50 Franklin St	455	\$ 330,000			17,688	1925	\$ 18.66
85.009-1-23.1	601 East Main St	456	\$ 2,031,000			14,720	2004	\$ 137.98
84.010-2-13	259 West Main St	456	\$ 1,732,000			11,945	2007	\$ 145.00
85.009-1-18	617-619 East Main St	457	\$ 160,000			1,752	1986	\$ 91.32
84.011-1-35	21-25 Bank St	462	\$ 175,000			936	1975	\$ 186.97
84.011-1-22.1	217 East Main St	462	\$ 355,000			1,970	1979	\$ 180.20
84.059-1-1.1	410 East Main St	462	\$ 380,000			2,293	1975	\$ 165.72
84.011-3-2	39-45 Main St	462	\$ 411,000			3,952	1964	\$ 104.00
84.011-3-5	69-71 Main St	462	\$ 850,000			8,130	1968	\$ 104.55

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84.011-3-3	55 Main St	462	\$ 580,000			6,000	1971	\$ 96.67
84.011-1-37	100 Main St	462	\$ 520,000			3,159	1976	\$ 164.61
84.005-1-28	358-360 West Main St	462	\$ 290,000			1,304	2006	\$ 222.39
84.005-2-7.12	401 West Main St	462	\$ 305,000			2,600	1977	\$ 117.31
84.011-1-32.1	2-10 Bank St	464	\$ 750,000			21,504	1976	\$ 34.88
84.042-1-68	104 Bank St	464	\$ 230,000			4,837	1950	\$ 47.55
71.082-1-12	264 Bank St	464	\$ 880,000			7,119	1988	\$ 123.61
85.013-1-45.21	29-31 Cedar St	464	\$ 439,000			11,633	1940	\$ 37.74
84.011-1-23	215 East Main St	464	\$ 275,000			11,410	1956	\$ 24.10
84.012-1-20	439 East Main St	464	\$ 120,000			1,536	1969	\$ 78.13
84.060-1-18	550 East Main St	464	\$ 73,000			1,834	1870	\$ 39.80
84.060-1-25	570 East Main St	464	\$ 185,000			3,073	1930	\$ 60.20
84.011-2-15.2	413 East Main St Rear	464	\$ 175,000			2,056	1994	\$ 85.12
84.066-2-47	318-326 Ellicott St	464	\$ 350,000			14,664	1900	\$ 23.87
84.010-4-4	10 Ellicott St	464	\$ 320,000			4,866	1981	\$ 65.76
84.015-1-35	7 Evans St	464	\$ 201,000			2,827	1900	\$ 71.10
84.015-1-23.3	41-43 Liberty St	464	\$ 241,500			4,025	1988	\$ 60.00
84.011-1-38.12	90 Main St	464	\$ 1,850,000			18,000	2005	\$ 102.78
84.007-2-3	207-209 Summit St	464	\$ 430,000			4,095	1954	\$ 105.01

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84.007-1-27	39 Washington Ave	464	\$ 1,350,000			17,140	1990	\$ 78.76
84.011-1-6.1	150 Washington Ave	464	\$ 480,000			7,419	1989	\$ 64.70
84.011-1-41	156 Washington Ave	464	\$ 90,000			990	1978	\$ 90.91
84.011-1-45	166 Washington Ave	464	\$ 300,000			5,564	1981	\$ 53.92
84.011-1-39	178 Washington Ave	464	\$ 120,000			2,065	1992	\$ 58.11
84.011-1-5.1	5 Alva Place, West	465	\$ 185,000			2,125	1967	\$ 87.06
84.007-2-2./A	33 Chandler Ave	465	\$ 550,000			9,138	1995	\$ 60.19
84.011-2-15.1	413 East Main St	465	\$ 185,000			2,128	1969	\$ 86.94
84.012-3-54.2	535 East Main St	465	\$ 120,000			1,800	1975	\$ 66.67
84.015-1-1.11	32 Ellicott St	465	\$ 900,000			22,000	1990	\$ 40.91
84.011-1-1	Jefferson Sq	465	\$ 1,650,000			26,765	1994	\$ 61.65
84.015-1-9.111	25 Liberty St	465	\$ 350,000			10,500	1991	\$ 33.33
84.015-1-22	45 Liberty St Rear	465	\$ 390,000			19,360	1920	\$ 20.14
84.049-1-53.1	50 Main St	465	\$ 209,100			4,079	1978	\$ 51.26
84.007-2-2./B	127 North St	465	\$ 1,560,000			44,200	2010	\$ 35.29
84.011-1-5.21	2 State St	465	\$ 158,000			1,350	1998	\$ 117.04
84.011-1-5.22	4 State St	465	\$ 150,000			1,428	2001	\$ 105.04
84.007-2-1	217-219 Summit St	465	\$ 390,000			4,766	1978	\$ 81.83
84.026-1-32	203-205 Summit St	465	\$ 225,000			2,204	1991	\$ 102.09

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84.011-1-43	164 Washington Ave	465	\$ 205,000	10/9/24	\$130,000	1,982	1979	\$ 103.43
84.011-1-44	168 Washington Ave	465	\$ 135,000			1,200	1990	\$ 112.50
84.011-1-7	176 Washington Ave	465	\$ 130,000			1,200	1979	\$ 108.33
84.011-1-8	180 Washington Ave	465	\$ 185,000			1,936	1978	\$ 95.56
84.011-1-40	184 Washington Ave	465	\$ 165,000			1,716	1981	\$ 96.15
84.011-1-49	190 Washington Ave	465	\$ 145,000			1,448	1978	\$ 100.14
84.011-1-50	194 Washington Ave	465	\$ 100,000	5/25/23	\$140,000	1,031	1978	\$ 96.99
84.005-1-30	2 Bogue Ave	471	\$ 270,000			5,948	1971	\$ 45.39
84.058-1-12	308 East Main St	471	\$ 190,000			6,265	1900	\$ 30.33
84.011-2-18	403 East Main St	471	\$ 210,000			5,976	1960	\$ 35.14
84.006-3-42	329-333 West Main St	471	\$ 482,000	8/14/23	\$500,000	2,800	1973	\$ 172.14
84.058-1-1	200 East Main St	481	\$ 290,000			15,034	1918	\$ 19.29
84.058-1-2	206 East Main St	481	\$ 495,900			13,224	1925	\$ 37.50
84.058-1-5	216 East Main St	481	\$ 380,000			30,500	1920	\$ 12.46
84.058-1-6	218 East Main St	481	\$ 145,000			5,775	1930	\$ 25.11
84.066-1-8	238-240 Ellicott St	481	\$ 119,000			5,829	1920	\$ 20.42
84.066-1-6	234 Ellicott St	481	\$ 75,000			3,262	1900	\$ 22.99
84.066-1-9	242 Ellicott St	481	\$ 145,000			3,664	1880	\$ 39.57
84.066-2-80	300 Ellicott St	481	\$ 110,000			4,099	1959	\$ 26.84

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84.066-2-81	302 Ellicott St	481	\$ 28,000			902	1920	\$ 31.04
84.049-1-39	19-21 Jackson St	481	\$ 255,000			7,245	1900	\$ 35.20
84.049-1-45	5-7 Jackson St	481	\$ 223,000			11,760	1890	\$ 18.96
84.049-1-44.1	9 Jackson St	481	\$ 140,000			9,898	1890	\$ 14.14
84.049-1-42.1	13 Jackson St	481	\$ 225,000			6,469	1900	\$ 34.78
84.049-1-40	17 Jackson St	481	\$ 165,000			4,680	1900	\$ 35.26
84.049-1-38	23 Jackson St	481	\$ 235,000	12/7/23	\$300.000	10,494	1890	\$ 22.39
84.049-1-22	101-103 Main St	481	\$ 95,000			13,032	1900	\$ 7.29
84.049-1-23	105-107 Main St	481	\$ 75,000			10,264	1915	\$ 7.31
84.049-1-26	113-119 Main St	481	\$ 325,000			20,532	1953	\$ 15.83
84.049-1-26./P	113-119 Main St	481	\$ 200,000			20,532	1953	\$ 9.74
84.049-1-46	85-89 Main St	481	\$ 420,000			20,000	1974	\$ 21.00
84.049-1-48.1	73 Main St	481	\$ 380,000			12,800	1968	\$ 29.69
84.049-1-49	75 Main St	481	\$ 140,000			2,700	1968	\$ 51.85
84.049-1-47	83 Main St	481	\$ 195,000			6,000	1968	\$ 32.50
84.049-1-20	97 Main St	481	\$ 318,700			6,375	1915	\$ 49.99
84.049-1-21	99 Main St	481	\$ 145,000			6,375	1900	\$ 22.75
84.049-1-28	12-16 Center St	482	\$ 220,000			9,861	0	\$ 22.31
84.058-1-51	35-37 Center St	482	\$ 140,000			5,528	1940	\$ 25.33

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<u>Sbl Number</u>	<u>Location</u>	<u>Property Class</u>	<u>Preliminary 2025 Assessment</u>	<u>Sale Date</u>	<u>Sale Price</u>	<u>Square Footage</u>	<u>Year Built</u>	<u>Assessment Per Sqft</u>
84.049-1-27	8 Center St	482	\$ 92,000			4,166	1950	\$ 22.08
84.058-1-4.2	210-212 East Main St	482	\$ 890,000			22,900	1948	\$ 38.86
84.016-1-9	438 East Main St	482	\$ 180,500			5,400	1961	\$ 33.43
84.051-2-56	511 East Main St	482	\$ 115,000			4,020	1900	\$ 28.61
84.051-2-54	515 East Main St	482	\$ 145,000			4,142	1949	\$ 35.01
85.013-1-18	653 East Main St	482	\$ 170,000			6,574	1900	\$ 25.86
84.058-1-34	214 East Main St Rear	482	\$ 820,000			35,224	1915	\$ 23.28
84.066-2-15.1	339-341 Ellicott St	482	\$ 79,500			2,520	1905	\$ 31.55
84.066-2-5	315-317 Ellicott St	482	\$ 205,000			7,850	1954	\$ 26.11
84.074-2-14	440-442 Ellicott St	482	\$ 140,000			7,360	1920	\$ 19.02
84.057-1-17	214 Ellicott St	482	\$ 65,000			2,953	1900	\$ 22.01
84.057-1-18.1	216 Ellicott St	482	\$ 75,000			2,543	1890	\$ 29.49
84.066-1-5	232 Ellicott St	482	\$ 99,000			6,052	1913	\$ 16.36
84.066-2-82.1	306 Ellicott St	482	\$ 92,000			3,268	1965	\$ 28.15
84.066-2-3	309 Ellicott St	482	\$ 220,000			12,677	1912	\$ 17.35
84.066-2-84	310 Ellicott St	482	\$ 85,000			3,624	1960	\$ 23.45
84.066-2-10.1	329 Ellicott St	482	\$ 85,000	3/31/23	\$89.900	3,784	1911	\$ 22.46
84.066-2-46.1	330 Ellicott St	482	\$ 125,000			4,616	1926	\$ 27.08
84.074-2-1	400 Ellicott St	482	\$ 40,000			4,238	1926	\$ 9.44

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84.020-2-8	466 Ellicott St	482	\$ 81,000			3,251	1900	\$ 24.92
84.015-1-34	25 Evans St	482	\$ 70,000			3,376	1870	\$ 20.73
84.065-1-1	107 Evans St	482	\$ 71,000			2,930	1900	\$ 24.23
84.049-1-36	39-43 Jackson St	482	\$ 293,000			8,962	1920	\$ 32.69
84.049-1-37	35-37 Jackson St	482	\$ 105,000			5,880	1920	\$ 17.86
84.032-1-3	34-40 Oak St	482	\$ 135,000			3,364	1923	\$ 40.13
84.049-1-31	5 1/2 School St	482	\$ 75,000			3,250	1935	\$ 23.08
84.019-2-27	400 South Jackson St	482	\$ 312,000			20,643	1964	\$ 15.11
84.005-2-28	341-343 West Main St	482	\$ 220,000			9,630	1940	\$ 22.85
84.031-3-29	236-240 West Main St	482	\$ 450,000			18,650	1900	\$ 24.13
84.039-2-18	209-211 West Main St	482	\$ 230,000			7,561	1910	\$ 30.42
84.005-2-15	375 West Main St	482	\$ 85,000			1,680	1939	\$ 50.60
84.042-1-69	108 Bank St	483	\$ 65,000			2,734	1950	\$ 23.77
84.034-1-1	162 Bank St	483	\$ 160,000			2,248	1940	\$ 71.17
84.057-1-8	1-3 Dawson Pl	483	\$ 80,000			3,200	1880	\$ 25.00
84.040-2-63	11 Dellinger Ave	483	\$ 100,000	9/1/23	\$200,000	3,200	1900	\$ 31.25
84.058-1-10	304 East Main St	483	\$ 150,000			5,155	1920	\$ 29.10
84.058-1-16	316 East Main St	483	\$ 120,000			3,861	1935	\$ 31.08
84.058-1-18	320 East Main St	483	\$ 105,000			2,200	1900	\$ 47.73

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84.011-2-19	401 East Main St	483	\$ 250,000			4,932	1950	\$ 50.69
84.051-1-37	417 East Main St	483	\$ 85,000			2,800	1940	\$ 30.36
84.051-1-36	419 East Main St	483	\$ 140,000	8/11/23	\$140,000	3,828	1890	\$ 36.57
84.016-1-7	434 East Main St	483	\$ 110,000			4,008	1880	\$ 27.45
84.016-1-8	436 East Main St	483	\$ 395,000			5,250	1900	\$ 75.24
84.012-1-21	437 East Main St	483	\$ 105,000			4,468	1940	\$ 23.50
84.060-1-1	534 East Main St	483	\$ 140,000	8/28/24	\$200,000	4,590	1940	\$ 30.50
84.012-3-53	539 East Main St	483	\$ 95,000			2,160	1900	\$ 43.98
84.060-1-14	542 East Main St	483	\$ 105,000			1,720	1874	\$ 61.05
84.060-1-15	544 East Main St	483	\$ 140,000			3,304	1900	\$ 42.37
85.013-1-4	596 East Main St	483	\$ 279,000			5,668	1960	\$ 49.22
84.010-3-24	6 Ellicott Ave	483	\$ 77,000			2,385	1920	\$ 32.29
84.010-4-9.21	18 Ellicott St	483	\$ 125,000			6,624	1880	\$ 18.87
84.057-1-20	220 Ellicott St	483	\$ 64,000			2,015	1920	\$ 31.76
84.066-1-2	224 Ellicott St	483	\$ 90,000	9/29/23	\$145,000	1,848	1880	\$ 48.70
84.066-1-3	226 Ellicott St	483	\$ 129,000			1,990	1920	\$ 64.82
84.066-2-8	323 Ellicott St	483	\$ 115,300			3,293	1880	\$ 35.01
84.066-2-9	327 Ellicott St	483	\$ 35,000			2,745	1950	\$ 12.75
84.066-2-13	335 Ellicott St	483	\$ 130,000			3,595	1920	\$ 36.16

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84.015-3-22	401 Ellicott St	483	\$ 86,500			3,190	1920	\$ 27.12
84.057-1-11	101 Jackson St	483	\$ 105,000			3,626	1890	\$ 28.96
84.057-1-33	103 Jackson St	483	\$ 85,000	7/26/23	\$170,000	3,584	1900	\$ 23.72
84.066-2-73	123 Liberty St	483	\$ 86,000	7/26/24	\$250,000	2,488	1900	\$ 34.57
84.074-1-55	201 Liberty St	483	\$ 81,600			3,025	1950	\$ 26.98
84.074-1-54	205 Liberty St	483	\$ 120,000			3,820	1890	\$ 31.41
84.066-1-15.1	122-124 Liberty St Rear	483	\$ 247,000					
84.006-2-8	107 Oak St	483	\$ 120,000			2,789	1853	\$ 43.03
84.009-4-15	142 Pearl St	483	\$ 80,000			4,292	1900	\$ 18.64
84.009-4-17.2	154 Pearl St	483	\$ 165,000			3,000	1965	\$ 55.00
84.047-2-13	47 South Main St	483	\$ 110,000			3,686	1900	\$ 29.84
84.007-1-17	119 State St	483	\$ 216,000			3,620	1880	\$ 59.67
84.066-2-18	60-62 Swan St	483	\$ 281,000			3,720	1900	\$ 75.54
84.058-1-22	10 Swan St	483	\$ 88,000			2,554	1890	\$ 34.46
84.010-3-16	5 Thomas Ave	483	\$ 165,000			5,624	1900	\$ 29.34
84.051-1-51	25 Vine St	483	\$ 87,000			2,233	1890	\$ 38.96
84.018-1-50	156-158 Walnut St	483	\$ 115,000			4,070	1948	\$ 28.26
84.010-3-4	10 Washington Ave	483	\$ 87,000			1,928	1910	\$ 45.12
84.040-2-9	32 Washington Ave	483	\$ 86,000			2,330	1900	\$ 36.91

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84.007-1-25	43 Washington Ave	483	\$ 100,000			2,840	1900	\$ 35.21
84.041-1-26	113 Washington Ave	483	\$ 110,000			2,201	1874	\$ 49.98
84.041-1-21	121 Washington Ave	483	\$ 86,000			1,785	1950	\$ 48.18
84.042-1-31	219 Washington Ave	483	\$ 135,000			2,840	1940	\$ 47.54
84.005-2-14	377-379 West Main St	483	\$ 112,000			2,002	1935	\$ 55.94
84.010-3-21	128-130 West Main St	483	\$ 225,000			8,394	1950	\$ 26.80
84.048-1-21	26 West Main St	483	\$ 98,000			2,845	1940	\$ 34.45
84.048-1-12	110 West Main St	483	\$ 91,000			2,743	1908	\$ 33.18
84.039-2-25	218 West Main St	483	\$ 125,000			4,376	1950	\$ 28.56
84.039-2-27	222 West Main St	483	\$ 80,000			2,387	1900	\$ 33.51
84.031-1-18	328 West Main St	483	\$ 67,000			2,058	1925	\$ 32.56
84.065-2-40	16-18 Wood St	483	\$ 86,000			2,968	1950	\$ 28.98
84.047-2-59	29 Brooklyn Ave	484	\$ 19,000			600	1920	\$ 31.67
97.008-1-14.2	124 Cedar St	484	\$ 120,000			2,772	1970	\$ 43.29
84.058-1-52	33 Center St	484	\$ 81,000	8/17/23	\$95,000	2,568	1980	\$ 31.54
84.058-1-50	43 Center St	484	\$ 35,000			800	1980	\$ 43.75
85.013-1-43	628-634 East Main St	484	\$ 190,000	11/18/24	\$170,000	5,836	1945	\$ 32.56
85.013-1-7	602-604 East Main St	484	\$ 144,000			1,880	1977	\$ 76.60
84.051-2-57.1	505 East Main St	484	\$ 245,000			2,365	1995	\$ 103.59

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84.060-1-30	590 East Main St	484	\$ 42,000			768	1947	\$ 54.69
85.013-1-14.1	641 East Main St	484	\$ 70,000			3,915	1940	\$ 17.88
85.013-1-17	651 East Main St	484	\$ 295,000			7,444	1973	\$ 39.63
85.013-1-23.1	665 East Main St	484	\$ 184,000			5,902	1930	\$ 31.18
84.011-3-8	33-39 Ellicott St	484	\$ 350,000			5,740	1968	\$ 60.98
84.066-1-4	228-230 Ellicott St	484	\$ 125,000			4,691	1960	\$ 26.65
84.066-2-6.1	319 1/2 Ellicott St	484	\$ 26,000			684	1945	\$ 38.01
84.057-1-13	200 Ellicott St	484	\$ 150,000			8,360	1966	\$ 17.94
97.008-1-4	653 Ellicott St	484	\$ 315,000			14,030	1987	\$ 22.45
84.015-1-7.2	61 Jackson St	484	\$ 315,000			5,500	2001	\$ 57.27
84.058-1-33.1/A	16 Liberty St	484	\$ 180,000			4,000	1994	\$ 45.00
84.019-3-6.1	245 Liberty St	484	\$ 94,000			2,590	1950	\$ 36.29
84.049-1-33	3 1/2 School St	484	\$ 12,500			280	1955	\$ 44.64
84.015-3-26	61 Swan St	484	\$ 110,000			1,725	1981	\$ 63.77
85.013-1-65	1 Wade Ave	484	\$ 120,000			5,706	1980	\$ 21.03
84.018-1-34	155 Walnut St	484	\$ 96,000			1,392	1973	\$ 68.97
84.005-2-13	381-385 West Main St	484	\$ 310,000			20,324	1970	\$ 15.25
84.005-2-67	425A West Main St	484	\$ 105,000			1,240	1972	\$ 84.68
84.006-3-38.2	311-313 West Main St	484	\$ 213,000			5,906	2000	\$ 36.07

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84.031-3-25	226 West Main St	484	\$ 115,000			1,392	1950	\$ 82.61
84.031-3-26	228 West Main St	484	\$ 225,000			14,000	1954	\$ 16.07
84.005-2-25	340 West Main St	484	\$ 110,000			1,196	1974	\$ 91.97
84.005-2-6	411 West Main St	484	\$ 183,000			5,224	1978	\$ 35.03
84.005-2-1./4	427 West Main St	484	\$ 260,000			3,200	1987	\$ 81.25
84.047-2-60.1	27 Brooklyn Ave	485	\$ 62,000			2,100	1901	\$ 29.52
84.058-1-53	31 Center St	485	\$ 135,000			2,600	1965	\$ 51.92
84.011-3-9	6 Court St	485	\$ 270,000			3,500	1966	\$ 77.14
84.060-1-28	574-582 East Main St	485	\$ 399,000			5,318	1974	\$ 75.03
84.058-1-7	220 East Main St	485	\$ 215,000			9,240	1950	\$ 23.27
84.048-1-13	106 West Main St	485	\$ 100,000			2,076	1890	\$ 48.17
97.008-1-18	130 Cedar St	486	\$ 392,000			1,218	1987	\$ 321.84
85.013-1-11	629-633 East Main St	486	\$ 118,000			2,400	1984	\$ 49.17
84.015-1-30	99 Jackson St	486	\$ 260,000			1,544	1965	\$ 168.39
84.005-2-17	355-373 West Main St	486	\$ 115,000			1,161	1982	\$ 99.05
84.048-1-20	100-102 West Main St	486	\$ 320,000	1/23/24	\$295.000	1,202	1961	\$ 266.22
84.039-2-8.11	204 West Main St	486	\$ 710,000			1,250	1993	\$ 568.00
71.019-1-10./B	299 Bank St	521	\$ 1,440,000			12,960	1996	\$ 111.11
71.017-2-48	8315 Park Rd	522	\$ 2,680,000			45,770	0	\$ 58.55

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71.019-1-10./A	12 Mac Arthur Dr	534	\$ 77,000			2,448	1960	\$ 31.45
84.074-2-37	123 Swan St	534	\$ 120,000			2,575	1920	\$ 46.60
84.011-1-30.1	207-209 East Main St	543	\$ 1,290,000			51,644	1920	\$ 24.98
84.008-1-7.1	301 North St	543	\$ 350,000			13,404	1967	\$ 26.11
84.008-1-7.1/P	301 North St	543	\$ 454,000			13,404	1967	\$ 33.87
84.007-1-2	151 State St	590	\$ 870,000					
85.017-1-1.11	115 Cedar St	591	\$ 662,800					
84.084-1-3.2	8 Edward St Rear	591	\$ 80,000					
84.010-4-1	15 Jefferson Ave	591	\$ 680,000					
84.019-2-60	29-47 Kibbe Ave	591	\$ 52,000					
84.019-2-82	105-111 Kibbe Ave	591	\$ 245,000					
84.035-1-80	1-A North Park	591	\$ 53,000					
85.005-1-21	North St	591	\$ 295,000					
84.014-2-1	101 Pearl St	591	\$ 640,000					
84.065-2-11	14 Pringle Ave	591	\$ 30,700					
84.023-2-2	113 Richmond Ave	591	\$ 84,000					
71.018-3-18	100 Verona Ave	591	\$ 330,000					
71.019-1-10	252B State St	592	\$ 1,060,000			3,352	1960	\$ 316.23
71.018-1-32	90 Union St	592	\$ 620,000			2,400	1980	\$ 258.33

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71.018-1-43	103 Union St	592	\$ 420,000					
84.008-1-38	210 Vine St	592	\$ 500,000					
84.020-3-18	11 Wallace St	592	\$ 255,000					
84.011-2-33	19 Ross St	611	\$ 830,000			18,505	1889	\$ 44.85
84.010-1-8	14-18 Brooklyn Ave	612	\$ 680,000			12,604	1928	\$ 53.95
84.011-2-4	50 Ross St	612	\$ 4,440,000			98,577	1922	\$ 45.04
84.019-3-67	401-407 South Jackson St	612	\$ 1,990,000			38,396	1928	\$ 51.83
71.015-3-2	260 State St	612	\$ 5,000,000			108,450	1962	\$ 46.10
84.006-1-2	73 Union St	612	\$ 2,320,000			25,829	1951	\$ 89.82
84.023-2-1	76 Union St	612	\$ 2,520,000			47,426	1928	\$ 53.14
84.008-1-37	190 Vine St	612	\$ 3,580,000			79,576	1955	\$ 44.99
84.007-1-1.1	2A Richmond Ave	614	\$ 17,500,000			180,761	1969	\$ 96.81
84.042-1-1	124 Bank St	620	\$ 98,400	12/20/23	\$100.000	6,342	1960	\$ 15.52
71.020-1-68.1	350 Bank St	620	\$ 663,000			5,410	1968	\$ 122.55
84.058-1-55	15-23 Center St	620	\$ 530,000			11,250	1945	\$ 47.11
84.058-1-9	302 East Main St	620	\$ 1,620,000			22,203	1940	\$ 72.96
84.058-1-11	306 East Main St	620	\$ 1,400,000			26,090	1891	\$ 53.66
84.011-2-43.1	307 East Main St	620	\$ 2,670,000			62,028	1970	\$ 43.05
84.011-2-17	405 East Main St	620	\$ 1,729,000			19,301	1953	\$ 89.58

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84.020-3-5	514-516 Ellicott St	620	\$ 63,000			1,792	1880	\$ 35.16
84.010-4-9.1	20 Ellicott St	620	\$ 650,000			7,230	1906	\$ 89.90
71.018-2-35	1-3 Gateway Dr	620	\$ 100,000			1,248	1972	\$ 80.13
84.066-1-12	112-116 Liberty St	620	\$ 1,090,000			26,980	1929	\$ 40.40
84.066-1-13	118-120 Liberty St	620	\$ 650,000			10,638	1953	\$ 61.10
84.006-3-10	39 Lyon St	620	\$ 84,000			1,974	1955	\$ 42.55
84.008-2-2.2	601 North St	620	\$ 450,000			9,567	1985	\$ 47.04
84.012-3-74	24 North Spruce St	620	\$ 931,000			13,054	1962	\$ 71.32
71.018-2-2	180 Oak St	620	\$ 175,000			2,952	1995	\$ 59.28
71.014-2-26	190 Oak St	620	\$ 1,005,000			8,221	1962	\$ 122.25
84.006-2-61	101 Richmond Ave	620	\$ 275,000			3,216	1949	\$ 85.51
84.074-2-30	15-19 Sumner St	620	\$ 400,000			11,520	1958	\$ 34.72
84.082-2-49	241-243 Swan St	620	\$ 115,000	12/21/23	\$125,000	3,470	1900	\$ 33.14
84.074-2-31	135 Swan St	620	\$ 345,000			7,960	1935	\$ 43.34
71.020-1-39.111	238 Vine St	620	\$ 766,000			4,840	1973	\$ 158.26
84.007-1-30	27-33 Washington Ave	620	\$ 900,000			14,101	1999	\$ 63.83
84.006-3-37	315 -317 West Main St	620	\$ 275,000			3,412	1949	\$ 80.60
84.016-1-4.1	424 East Main St	632	\$ 1,860,900			30,280	1900	\$ 61.46
84.012-3-55	529 East Main St	632	\$ 260,000			9,016	1968	\$ 28.84

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84.020-1-20	25 Edward St	632	\$ 140,000			5,652	1965	\$ 24.77
84.006-1-1	38 Woodrow Rd	632	\$ 330,000			17,675	1954	\$ 18.67
71.019-1-21.1	278 Bank St	633	\$ 11,100,000			136,728	1979	\$ 81.18
84.012-1-25	427 East Main St	633	\$ 5,100,000			42,070	1990	\$ 121.23
71.017-2-49	220 Richmond Ave	633	\$ 14,940,000			135,835	1995	\$ 109.99
71.019-1-2	257 State St	633	\$ 990,000			19,266	1965	\$ 51.39
84.011-1-33.1/0201	12-20 Bank St	641	\$ 7,350,000			83,131	1949	\$ 88.41
84.007-2-2	127 North St	641	\$ 15,876,000			225,271	1980	\$ 70.48
71.017-2-1.1	222 Richmond Ave	641	\$ 52,588,000			224,679	1940	\$ 234.06
84.011-1-12	17-23 Wiard St	641	\$ 350,000			6,560	1954	\$ 53.35
84.011-1-34	22 Bank St	642	\$ 1,140,000			13,456	1960	\$ 84.72
84.011-1-26.111	211 1/2 East Main St Rear	642	\$ 105,000					
98.005-1-1	153 Cedar St	651	\$ 1,150,000			31,250	1980	\$ 36.80
84.049-1-2	One Batavia City Centre	652	\$ 1,450,000			24,000	2004	\$ 60.42
84.011-3-1	1-15 Main St	652	\$ 2,050,000			32,186	1822	\$ 63.69
84.010-4-13.1	1-3 West Main St	652	\$ 3,800,000			66,977	1890	\$ 56.74
84.048-1-6	101 - 145 West Main St	652	\$ 385,000			6,990	1815	\$ 55.08
84.010-4-2	2 West Main St	652	\$ 290,000			2,800	1950	\$ 103.57
84.058-1-54	25-27 Center St	653	\$ 54,000					

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84.058-1-56	1 Center St	653	\$ 145,000					
84.066-2-1	301-305 Ellicott St	653	\$ 12,600					
84.010-4-10	22 Ellicott St	653	\$ 165,000					
84.011-3-6.1	30-32 Jackson St	653	\$ 410,000					
84.015-1-7.1	45-59 Jackson St	653	\$ 150,000					
84.040-2-27	8 Porter Ave	653	\$ 25,000					
84.040-2-26	10 Porter Ave	653	\$ 28,200					
71.014-2-1	205 Oak St	661	\$ 530,000			11,320	1945	\$ 46.82
84.011-1-54	Alva Pl	662	\$ 3,691,400			20,091	2025	\$ 183.73
84.075-1-33	443 Ellicott St	662	\$ 120,000			3,364	1947	\$ 35.67
84.010-4-12	18-22 Evans St	662	\$ 1,600,000			41,472	1979	\$ 38.58
71.013-3-1.112	165 Park Rd	662	\$ 1,270,000			24,216	2007	\$ 52.44
84.048-1-31	6 Porter Ave	662	\$ 740,000			13,500	0	\$ 54.81
71.019-1-26	235 State St	662	\$ 850,000			12,000	1955	\$ 70.83
84.010-4-25	10 West Main St	662	\$ 820,000			17,862	1918	\$ 45.91
84.048-1-32	14 West Main St	662	\$ 810,000			15,568	1900	\$ 52.03
84.011-1-31	201 East Main St	681	\$ 258,000			6,134	1831	\$ 42.06
84.016-1-3	420 East Main St	681	\$ 493,500			8,082	1880	\$ 61.06
84.020-1-44	33-45 Buell St	695	\$ 36,400					

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84.020-1-54	11-15 Buell St	695	\$ 68,000			1,800	1950	\$ 37.78
85.009-2-9	80 Clinton St	695	\$ 20,000					
84.020-1-64	535-537 Ellicott St	695	\$ 16,800					
84.020-1-68	521 Ellicott St	695	\$ 26,000					
84.020-1-67	523 Ellicott St	695	\$ 12,000					
84.020-1-63	539 Ellicott St	695	\$ 800					
84.020-1-62	541 Ellicott St	695	\$ 12,400					
84.016-1-13	65 Harvester Ave	695	\$ 360,000					
84.020-1-4	125 Harvester Ave	695	\$ 420,000					
84.020-1-78	147 Harvester Ave	695	\$ 1,010,000			12,868	1940	\$ 78.49
84.020-1-5.11	Webster Ave	695	\$ 9,600					
84.015-1-8	18 Liberty St	710	\$ 330,000			47,222	1976	\$ 6.99
84.013-1-12	1-3 Apollo Dr	714	\$ 949,000			56,187	1972	\$ 16.89
84.013-1-9.1	4-6 Apollo Dr	714	\$ 960,000			59,400	1971	\$ 16.16
84.013-1-11	2 Apollo Dr	714	\$ 600,000			31,000	1974	\$ 19.35
84.013-1-33	9 Apollo Dr	714	\$ 730,000			32,031	1970	\$ 22.79
84.020-1-14	96-102 Cedar St	714	\$ 580,000			32,425	0	\$ 17.89
98.005-1-4	165 Cedar St	714	\$ 3,940,000			128,620	1958	\$ 30.63
85.009-1-14	34-40 Clinton St	714	\$ 1,400,000			255,220	1970	\$ 5.49

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85.013-1-16.1	649 East Main St	714	\$ 359,000			8,066	1940	\$ 44.51
85.013-1-42	42-644 East Main St Rear	714	\$ 61,000			2,835	2000	\$ 21.52
97.008-1-21	700 Ellicott St	714	\$ 4,500,000			643,014	1954	\$ 7.00
84.016-1-15.1	20 Florence Ave	714	\$ 3,600,000			200,454	1985	\$ 17.96
84.016-1-15.1/P2	20 Florence Ave	714	\$ 770,000			14,640	2014	\$ 52.60
84.016-1-15.1/P3	20 Florence Ave	714	\$ 341,500			200,454	1985	\$ 1.70
84.014-2-21.2	28-38 Ganson Ave	714	\$ 1,160,000			68,778	1950	\$ 16.87
84.016-1-46	36-90 Harvester Ave	714	\$ 1,160,000			566,035	1920	\$ 2.05
84.016-1-2	26 Harvester Ave	714	\$ 960,000			174,033	1920	\$ 5.52
84.016-1-40.11	4-12 Howard St	714	\$ 1,200,000			77,136	1960	\$ 15.56
84.020-3-20.11	11 Lehigh Ave	714	\$ 66,000			3,592	1979	\$ 18.37
84.014-2-16	11-13 Mill St	714	\$ 130,000			22,381	1950	\$ 5.81
84.014-2-21.11	1 Mill St	714	\$ 775,000			110,952	1940	\$ 6.99
84.016-1-48	31 Swan St	714	\$ 175,000			14,563	1920	\$ 12.02
84.015-1-17	48 Swan St	714	\$ 60,000			16,092	1920	\$ 3.73
84.013-1-42.1	4A Treadeasy Ave	714	\$ 900,000			49,000	1991	\$ 18.37
84.013-1-42.1/P2	4A Treadeasy Ave	714	\$ 760,000			19,000	2019	\$ 40.00
84.013-1-37	3 Treadeasy Ave	714	\$ 1,400,000			79,707	1971	\$ 17.56
84.013-1-37./P	3 Treadeasy Ave	714	\$ 0			79,707	1971	\$ 0.00

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84.013-1-41	6 Treadeasy Ave	714	\$ 530,000			26,724	1977	\$ 19.83
85.013-1-55	8-10 Wade Ave	714	\$ 50,000			1,800	1950	\$ 27.78
602.000-9999-805.610/200	Pumping Equip	744	\$ 56,846					
602.000-9999-805.610/201	Pumping Equip	744	\$ 100,990					
98.005-1-5	161 Cedar St	822	\$ 320,000			320	1963	\$ 1,000.00
97.007-1-23	480 Lehigh Ave	822	\$ 700,000			26,666	1950	\$ 26.25
71.014-2-35	Richmond Ave Rear	822	\$ 610,000					
84.049-1-30	22 Center St	831	\$ 145,400			23,034	0	\$ 6.31
602.000-0000-601.700/188	Outside Plant	836	\$ 6,535					
602.000-0000-631.900/188	Outside Plant	836	\$ 359,796					
602.000-0000-638.000/188	Outside Plant	836	\$ 122,792					
602.000-0000-701.000/188	Outside Plant	836	\$ 80,029					
602.000-0000-744.860/188	Outside Plant	836	\$ 1,082					
602.000-0000-746.120/188	Outside Plant	836	\$ 6,654					
602.000-0000-797.400/188	Telecomm	836	\$ 1,551					
84.014-2-17.2	11-13 Mill St Rear	837	\$ 235,000					
700.000--./5718	Main Line, Tracks, Bldgs.	842	\$ 4,436,325					
85.017-1-5	Cedar St East Side	843	\$ 8,500					
600.000-1-./5699	110 Cedar St Rear	843	\$ 1,400					

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600.000--./5679	E S. Evans To W S. Cedar	843	\$ 9,000					
600.000--./5673	Ellicott St Cor. Ctr	843	\$ 12,000					
85.017-1-6	653 Ellicott St Rear	843	\$ 8,300					
600.000--./5723	Evans St To Tonawanda Cr	843	\$ 42,147					
700.000--./6000	Main Tracks	843	\$ 47,212					
600.000--./5731	W/S Walnut St	843	\$ 23,500					
600.000--./5675	West Side Evans Rear	843	\$ 500					
600.000--./5677	West Side Evans Rear	843	\$ 6,000					
84.014-2-53	West Side Evans Rear	843	\$ 22,000					
84.005-2-1./5	525 West Main St Rear	850	\$ 57,000					
71.018-3-4	8A Burke Dr	853	\$ 1,500					
84.005-2-33.1	166 South Main St	853	\$ 32,000			6,783	1960	\$ 4.72
84.010-4-13.2	5-17 West Main St	853	\$ 760,000					
500.000--./5664		861	\$ 7,342,185					
500.000--./5666		861	\$ 7,264,827					
400.-5-1./4		866	\$ 3,140,676					
500.000--./5665		866	\$ 1,329,440					
500.000--.1/5659	Sp Franchise	866	\$ 41,360					
500.000--.1/5672	Sp Franchise	866	\$ 185,799					

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500.000--.1/5673	Sp Franchise	866	\$ 119,681					
500.000--.1/5674	Sp Franchise	866	\$ 2,702					
500.000--.1/5668	special franchise	866	\$ 0					
500.000-1-1	Special Franchise	866	\$ 779,251					
500.000--.1/5667		869	\$ 789,605					
84.014-2-4	61-69 Franklin St	871	\$ 50,000					
98.005-1-3.22	Cedar St	872	\$ 1,530,476					
84.014-2-3	27-57 Franklin St	872	\$ 14,060,057					
602.000-9999-132.350/100	Substation	872	\$ 16,468					
602.000-9999-123.700/202	Meas & Ref Stations	873	\$ 103,986					
602.000-9999-805.500/200	Outside Plant	873	\$ 31					
602.000-9999-123.700/201	Regulating Buildings	873	\$ 52,808					
98.005-1-3.21	163 Cedar St Rear	877	\$ 2,700,000			19,802	1991	\$ 136.35
602.000-9999-132.350/102	ELEC TRANSMISSION	882	\$ 29,143					
602.000-9999-132.350/103	ELEC TRANSMISSION	882	\$ 27,606					
602.000-9999-132.350/104	ELEC TRANSMISSION	882	\$ 2,631					
602.000-9999-132.350/105	ELEC TRANSMISSION	882	\$ 66,657					
602.000-9999-132.350/106	ELEC TRANSMISSION	882	\$ 19,447					
602.000-9999-132.350/107	ELEC TRANSMISSION	882	\$ 7,499					

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602.000-9999-132.350/108	ELEC TRANSMISSION	882	\$ 47,367					
602.000-9999-132.350/109	ELEC TRANSMISSION	882	\$ 57,892					
602.000-9999-132.350/110	ELEC TRANSMISSION	882	\$ 282					
602.000-9999-132.350/111	ELEC TRANSMISSION	882	\$ 94,568					
602.000-9999-132.350/122	ELEC TRANSMISSION	882	\$ 11,788					
602.000-9999-895.500/200	Pipeline	883	\$ 91,344					
602.000-9999-132.350/188	Outside Plant	884	\$ 3,138,455					
602.000-9999-123.700/288	Gas Distribution	885	\$ 3,466,217					
97.007-1-11	101-111 Otis St	963	\$ 160,000					