

Sales Used for the Town of Batavia 2024 Values

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SBL Number		Location	Pr Class	Nbhd	Sale Date	Sale Price	Style	Condition	Stories	Yr Built	SFLA	Bedrms	Full Ba	Half Ba
12.-1-41	8784	Alexander Rd	220	455	5/4/2023	\$80,000	Cape Cod	Normal	1.5	1940	1462	3	2	0
12.-1-44	8804	Alexander Rd	210	455	10/17/2023	\$220,000	Ranch	Normal	1	1968	1537	3	2	0
12.-1-68	8903	Alexander Rd	210	455	9/23/2022	\$80,001	Ranch	Normal	1	1951	1043	2	1	0
12.-1-68	8903	Alexander Rd	210	455	6/13/2023	\$169,900	Ranch	Normal	1	1951	1043	2	1	0
12.-1-71	8921	Alexander Rd	210	455	5/9/2022	\$150,000	Cape Cod	Normal	1.5	1948	1260	3	1	0
18.-1-15.1	8997	Alexander Rd	210	455	5/11/2021	\$136,000	Old Style	Normal	1.5	1945	1164	3	1	0
18.-1-73	9140	Alexander Rd	240	455	8/6/2021	\$320,000	Old Style	Normal	2	1890	1748	3	1	0
18.-1-70	9186	Alexander Rd	240	455	5/17/2021	\$400,000	Old Style	Normal	2	1830	1483	3	1	0
18.-1-69	9224	Alexander Rd	210	455	11/22/2023	\$250,000	Split Level	Normal	1	1962	2360	4	1	1
18.-1-64	9260	Alexander Rd	210	455	5/2/2022	\$210,000	Ranch	Normal	1	1964	1351	3	1	0
18.-1-30.12	9375	Alexander Rd	220	455	9/28/2022	\$94,500	Ranch	Normal	1	1973	1312	4	2	0
5.-1-30.2	7700	Bank St Rd	210	450	7/21/2022	\$185,000	Ranch	Normal	1	1956	1232	3	1	0
5.-1-58	8017	Bank St Rd	210	450	7/29/2022	\$123,750	Ranch	Normal	1	1959	837	3	1	0
9.-1-198	8312	Bank St Rd	210	465	7/29/2022	\$347,000	Contemporary	Good	2	1993	2487	3	3	0
20.-2-32.1	4889	Batavia-Bethany Townline Rd	210	455	2/8/2021	\$240,000	Old Style	Normal	2	1850	1716	4	1	0
20.-2-32.1	4889	Batavia-Bethany Townline Rd	210	455	3/2/2022	\$259,000	Old Style	Normal	2	1850	1716	4	1	0
20.-1-98.22	5051	Batavia-Bethany Townline Rd	240	450	6/3/2022	\$100,000	Old Style	Normal	2	1870	1396	3	1	0
4.-1-37.2	3950	Batavia-Elba Townline Rd	210	450	10/14/2020	\$245,000	Ranch	Normal	1	2010	1680	3	2	0
4.-1-37.2	3950	Batavia-Elba Townline Rd	210	450	7/14/2023	\$329,000	Ranch	Normal	1	2010	1680	3	2	0
4.-1-8	4372	Batavia-Elba Townline Rd	210	450	9/26/2022	\$159,000	Old Style	Normal	1.7	1860	1312	3	1	0
1.-1-7.2	2964	Batavia-Oakfield Townline Rd	240	450	11/2/2022	\$92,700	Old Style	Poor	2	1870	1656	3	1	0
1.-1-10.211	3264	Batavia-Oakfield Townline Rd	210	450	2/4/2021	\$355,000	Old Style	Normal	2	1830	2822	3	1	0
3.-1-11	3600	Batavia-Oakfield Townline Rd	210	450	7/17/2020	\$164,000	Ranch	Normal	1	1956	1386	3	1	0
3.-1-12	3608	Batavia-Oakfield Townline Rd	210	450	9/11/2020	\$240,000	Ranch	Normal	1	1955	2190	2	1	1
3.-1-28.112	3884	Batavia-Oakfield Townline Rd	240	450	6/19/2020	\$125,000	Old Style	Normal	2	1890	2537	4	1	1
5.-1-52.11	7948	Batavia-Stafford Townline Rd	240	450	2/1/2022	\$253,567	Ranch	Good	1	1964	1344	3	1	1
5.-1-71	4414	Bennett Hts	210	450	10/16/2023	\$250,000	Ranch	Normal	1	1965	1824	3	1	1
5.-1-121	4420	Bennett Hts	210	450	9/7/2022	\$288,000	Colonial	Good	2	1994	1680	3	2	1
5.-1-109	4421	Bennett Hts	210	450	11/29/2022	\$235,000	Ranch	Normal	1	1972	1200	3	2	0
5.-1-127	4430	Bennett Hts	210	450	1/9/2023	\$269,900	Colonial	Normal	2	1995	1972	4	2	1
5.-1-127	4430	Bennett Hts	210	450	9/26/2022	\$205,001	Colonial	Normal	2	1995	1972	4	2	1
5.-1-82	8060	Bennett Hts	210	450	6/16/2020	\$141,500	Ranch	Normal	1	1964	1056	3	1	0
13.02-1-73	8675	Black Oak Ln	210	460	3/6/2023	\$339,900	Ranch	Normal	1	2022	1675	3	2	0
13.-1-73	8786	Broadlawn Ave	210	455	3/25/2022	\$256,500	Cape Cod	Normal	1.7	1961	1501	2	1	1
16.-1-8	2677	Brown Rd	210	450	2/1/2020	\$100,000	Ranch	Normal	1	1968	1188	3	1	0

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13.02-1-35	8684-8	Cherry Bark Ln	210	460	11/5/2021	\$345,000 Ranch	Good	1	2017	1598	2	2	0
9.-1-81	5015	Clinton St Rd	210	460	10/9/2020	\$60,000 Ranch	Normal	1	1952	600	2	1	0
9.-1-78	5038	Clinton St Rd	210	460	6/20/2023	\$118,500 Ranch	Fair	1	1955	912	3	1	0
9.-1-33.11	5121	Clinton St Rd	416	450	9/17/2020	\$5,040,000 Ranch	Normal	1	1972	1306	2	1	0
9.-1-67	5137	Clinton St Rd	210	460	4/20/2021	\$133,000 Old Style	Normal	2	1950	1818	3	1	1
9.-1-210	5198	Clinton St Rd	283	460	3/19/2021	\$255,000 Townhouse	Good	2	2004	1796	2	2	0
9.-1-26	5202	Clinton St Rd	210	460	9/27/2022	\$125,000 Ranch	Fair	1	1950	1552	3	1	0
9.-1-9	5263-5	Clinton St Rd	486	450	2/23/2022	\$1,200,000 Old Style	Normal	2	1895	1800	3	3	0
8.-2-70.2	4119	Colonial Blvd	210	460	7/12/2021	\$143,000 Ranch	Normal	1	1989	1040	2	2	0
8.-2-65	4129	Colonial Blvd	210	460	3/10/2020	\$125,000 Cape Cod	Normal	1.7	1939	1365	3	1	1
12.-1-61	8954	Creek Rd	210	450	8/26/2022	\$35,000 Old Style	Fair	2	1885	1470	3	1	0
19.-1-1.2	8971	Creek Rd	210	450	5/26/2020	\$111,300 Old Style	Normal	1.7	1850	1664	4	1	0
19.-1-34	9084	Creek Rd	210	450	1/29/2020	\$136,500 Ranch	Normal	1	1952	1310	3	1	0
19.-1-33.21	9088	Creek Rd	210	450	7/29/2020	\$160,000 Old Style	Normal	2	1890	1460	3	1	0
19.-1-7	9099	Creek Rd	210	450	7/24/2023	\$247,000 Ranch	Normal	1	1961	1913	3	1	1
19.-1-9	9115	Creek Rd	210	450	5/11/2020	\$155,000 Ranch	Normal	1	1957	1747	3	2	0
19.-1-38.22	9192	Creek Rd	210	450	12/15/2023	\$104,000 Old Style	Normal	2	1850	2453	6	2	0
19.-1-38.22	9192	Creek Rd	210	450	10/31/2022	\$500 Old Style	Normal	2	1850	2453	6	2	0
19.-1-40	9212	Creek Rd	210	450	5/23/2022	\$30,000 Old Style	Fair	2	1920	1488	3	1	0
19.-1-19.22	9351	Creek Rd	210	450	2/4/2022	\$125,660 Old Style	Normal	1.7	1850	1915	3	1	0
19.-1-21	9364	Creek Rd	210	450	9/20/2022	\$160,000 Old Style	Normal	1.7	1880	1120	3	1	0
15.-1-24	8740	Donahue Rd	210	455	8/25/2020	\$139,000 Old Style	Normal	2	1930	1780	4	1	0
15.-1-26	8752	Donahue Rd	210	455	1/21/2020	\$128,000 Ranch	Normal	1	1955	1309	3	2	0
15.-1-54	9015	Donahue Rd	210	455	5/27/2020	\$182,000 Ranch	Normal	1	1967	1280	3	1	1
19.-1-25	9416	Dorman Rd	210	450	3/30/2023	\$242,000 Old Style	Fair	2	1880	1536	3	1	0
19.-1-25	9416	Dorman Rd	210	450	7/27/2022	\$65,000 Old Style	Fair	2	1880	1536	3	1	0
1.-1-10.112	7701	Downey Rd	210	450	1/8/2021	\$232,500 Colonial	Normal	2	1994	1568	3	1	1
1.-1-11	7866	Downey Rd	210	450	11/21/2023	\$80,000 Ranch	Normal	1	1967	1260	3	1	0
10.-1-21	8638	East Ave	210	455	10/12/2022	\$150,000 Old Style	Normal	2	1890	1720	3	1	0
20.-2-51	4852	East Rd	210	450	12/18/2020	\$116,600 Ranch	Normal	1	1968	1040	3	1	1
13.-1-28	4997	East Main St Rd	210	455	11/9/2022	\$105,000 Old Style	Fair	2	1915	1200	3	1	0
13.-1-27	4999	East Main St Rd	210	455	9/16/2022	\$110,000 Old Style	Normal	2	1915	1534	3	1	0
13.-1-26	5001	East Main St Rd	210	455	7/26/2021	\$91,000 Old Style	Normal	1.5	1915	792	2	1	0
13.-1-51	5190	East Main St Rd	210	455	4/1/2022	\$160,000 Ranch	Normal	1	1956	1068	2	2	0
13.-1-55.1	5216	East Main St Rd	210	455	5/24/2021	\$200,000 Ranch	Normal	1	1957	1246	3	1	0
13.-1-13	5233	East Main St Rd	210	450	12/13/2021	\$170,000 Old Style	Normal	2	1920	1812	3	2	0
13.-1-62	5244	East Main St Rd	210	455	7/6/2023	\$150,000 Ranch	Good	1	1956	816	3	1	0
8.-3-68	10	Edgewood Dr	210	465	2/13/2023	\$340,000 Colonial	Good	2	1994	1908	3	2	0

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12.06-1-12	37	Edgewood Dr	210	465	5/28/2021	\$466,000	Contemporary	Good	2	1997	3089	4	3	0
12.05-1-7	43	Edgewood Dr	220	465	3/11/2022	\$283,051	Contemporary	Normal	1.7	2002	3693	5	4	0
12.05-1-7	43	Edgewood Dr	220	465	7/19/2022	\$435,000	Contemporary	Normal	1.7	2002	3693	5	4	0
12.05-1-23	52	Edgewood Dr	210	465	10/30/2023	\$285,000	Ranch	Good	1	2000	1708	3	2	0
12.05-1-34	64	Edgewood Dr	210	455	10/22/2020	\$340,000	Colonial	Normal	2	2007	2496	3	2	1
20.-2-59	4902	Ellicott St Rd	210	455	3/14/2023	\$178,200	Old Style	Normal	2	1880	2450	4	1	1
20.-1-3	4987	Ellicott St Rd	210	455	9/10/2021	\$165,000	Ranch	Normal	1	1954	1300	3	2	0
20.-1-67	4996	Ellicott St Rd	210	455	5/27/2021	\$140,000	Old Style	Normal	2	1880	1872	3	1	0
20.-1-62.1	5042	Ellicott St Rd	210	455	5/24/2021	\$168,000	Ranch	Normal	1	1957	1200	3	1	0
20.-1-54	5108	Ellicott St Rd	210	455	7/19/2021	\$220,000	Cape Cod	Normal	1.5	1952	1311	3	2	0
20.-1-11.2	5173	Ellicott St Rd	210	455	10/27/2023	\$106,136	Old Style	Fair	2	1880	1912	4	1	0
20.-1-24	5199	Ellicott St Rd	210	455	11/10/2020	\$305,000	Colonial	Normal	2	1965	2886	5	4	0
20.-1-38	5210	Ellicott St Rd	210	455	7/25/2022	\$170,000	Split Level	Normal	1	1962	1336	3	1	0
20.-1-28.1	5229	Ellicott St Rd	240	455	7/15/2021	\$395,000	Old Style	Normal	2	1850	3160	4	2	0
8.17-1-4	8	Fairway Dr	210	465	8/4/2023	\$410,000	Cape Cod	Good	1.5	1998	1417	3	2	0
8.17-1-6.1	14	Fairway Dr	210	465	5/9/2023	\$250,000	Townhouse	Good	1	2003	1579	2	2	0
3.-1-89	3547	Galloway Rd	210	455	4/13/2023	\$39,900	Ranch	Normal	1	1950	972	3	1	0
3.-1-89	3547	Galloway Rd	210	455	10/5/2023	\$20,000	Ranch	Normal	1	1950	972	3	1	0
3.-1-89	3547	Galloway Rd	210	455	6/1/2022	\$28,000	Ranch	Normal	1	1950	972	3	1	0
3.-1-70.2	3550	Galloway Rd	210	455	10/13/2020	\$264,500	Colonial	Normal	2	1994	1976	3	2	1
3.-1-63.2	3700	Galloway Rd	210	455	5/18/2020	\$290,000	Cape Cod	Normal	1.7	2007	3000	4	3	1
10.-1-63.111	8715	Hartshorn Rd	210	455	3/17/2020	\$156,500	Ranch	Normal	1	1958	910	4	1	0
10.-1-108.2	8720	Hartshorn Rd	240	455	11/14/2022	\$250,000	Old Style	Fair	2	1860	2104	3	1	0
10.-1-108.2	8720	Hartshorn Rd	240	455	7/21/2021	\$200,000	Old Style	Fair	2	1860	2104	3	1	0
10.-1-63.112	8727	Hartshorn Rd	210	455	10/3/2022	\$190,000	Ranch	Normal	1	1995	1008	2	1	0
10.-1-80	8940	Hartshorn Rd	210	455	2/3/2022	\$130,000	Cape Cod	Normal	1.7	1958	1260	4	1	0
13.12-1-19.1	8782	Haven Ln	210	455	11/12/2020	\$170,000	Ranch	Normal	1	2012	1309	3	2	0
13.12-1-11	8794	Haven Ln	210	455	7/26/2021	\$265,000	Ranch	Normal	1	2004	1410	3	2	0
13.12-1-11	8794	Haven Ln	210	455	4/13/2022	\$305,000	Ranch	Normal	1	2004	1410	3	2	0
13.12-1-5	8800	Haven Ln	210	455	3/31/2020	\$160,000	Ranch	Fair	1	2002	1517	3	2	0
10.-2-12	8606	Hopkins Rd	210	455	10/23/2020	\$160,000	Ranch	Normal	1	1987	1328	2	2	0
10.-2-8	8656	Hopkins Rd	210	455	5/26/2022	\$285,000	Ranch	Normal	1	1955	1344	3	1	0
10.-2-56.2	8749	Hopkins Rd	210	455	4/5/2023	\$275,000	Ranch	Normal	1	2016	1458	3	2	0
10.-2-56.1	8751	Hopkins Rd	210	455	7/26/2023	\$66,000	Ranch	Fair	1	1955	1472	3	1	0
10.-2-56.1	8751	Hopkins Rd	210	455	12/5/2023	\$100,000	Ranch	Fair	1	1955	1472	3	1	0
10.-2-41.21	8849	Hopkins Rd	210	455	11/4/2020	\$140,000	Ranch	Normal	1	1971	1542	4	2	1
3.-1-127	8030	Kelsey Rd	210	455	7/20/2020	\$299,500	Contemporary	Normal	2	1996	1844	4	2	1
3.-1-74.112	8063	Kelsey Rd	210	455	11/4/2021	\$227,000	Ranch	Fair	1	1987	1456	3	1	0

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13.02-1-54.1	5105	Laurel Oak Way	210	460	4/23/2021	\$270,000	Colonial	Normal	2	2019	2000	4	2	1
13.02-1-53.1	5108	Laurel Oak Way	210	460	2/26/2021	\$265,000	Colonial	Normal	2	2019	2512	5	2	1
13.02-1-50.1	5120	Laurel Oak Way	210	460	4/23/2021	\$275,000	Colonial	Normal	2	2019	2000	4	2	1
13.02-1-46.1	5136	Laurel Oak Way	210	460	9/14/2023	\$300,000	Colonial	Normal	2	2019	2000	3	2	1
13.02-1-85.2	5171	Laurel Oak Way	210	460	9/25/2020	\$225,000	Ranch	Normal	1	2015	1616	2	1	1
14.-1-40.1	2899	Lear Rd	210	455	10/4/2021	\$230,000	Ranch	Normal	1	1945	1743	3	1	1
3.-1-111.122	7790	Lewiston Rd	210	450	8/28/2020	\$255,000	Ranch	Normal	1	2002	1447	3	2	0
3.-1-111.124	7810	Lewiston Rd	240	455	7/27/2020	\$290,000	Cape Cod	Good	1.7	2004	2604	3	2	1
3.-1-110	7823	Lewiston Rd	210	450	3/22/2022	\$173,000	Ranch	Good	1	1948	1535	2	1	0
3.-1-55	7964	Lewiston Rd	210	455	6/24/2022	\$185,000	Cape Cod	Normal	1.5	1958	1310	3	1	0
3.-1-54	7968	Lewiston Rd	210	455	12/1/2022	\$250,000	Ranch	Normal	1	1955	1525	3	1	0
3.-1-30.12	7971	Lewiston Rd	220	455	3/31/2023	\$290,000	Old Style	Normal	2	1825	2687	5	2	1
3.-1-52	7976	Lewiston Rd	210	455	10/23/2023	\$325,000	Cape Cod	Normal	1.7	1952	2320	3	1	1
8.-2-9	8258	Lewiston Rd	210	460	10/8/2021	\$144,000	Ranch	Normal	1	1955	1066	3	1	0
8.-2-12	8280	Lewiston Rd	210	460	10/28/2021	\$132,500	Split Level	Normal	1	1955	1824	2	1	0
8.-1-13	8293	Lewiston Rd	210	460	11/17/2021	\$190,000	Ranch	Normal	1	1954	1102	3	1	0
8.-2-18	8302	Lewiston Rd	210	455	6/27/2023	\$108,000	Old Style	Normal	1	1929	977	3	1	0
8.-1-17.111	8307	Lewiston Rd	210	460	10/18/2023	\$50,000	Old Style	Fair	1	1900	1422	4	2	0
8.-1-18	8329	Lewiston Rd	210	460	4/22/2021	\$160,000	Ranch	Normal	1	1950	1216	3	1	0
4.-1-9	7635	Oak Orchard Rd	210	450	7/22/2022	\$220,000	Old Style	Normal	1.5	1920	1356	3	1	0
10.-1-95.2	2659	Pearl St Rd	210	455	6/7/2022	\$260,000	Old Style	Normal	2	1830	1787	3	1	1
14.-1-6.1	2704	Pearl St Rd	210	455	3/10/2023	\$170,000	Ranch	Normal	1	1998	1040	2	1	0
14.-1-16	2750	Pearl St Rd	210	455	11/22/2022	\$161,702	Cape Cod	Normal	1.5	1951	936	2	1	0
10.-1-68.2	2799	Pearl St Rd	210	455	7/29/2022	\$230,000	Raised Ranch	Normal	1	1974	2158	3	1	1
10.-1-75	2811	Pearl St Rd	210	455	7/20/2020	\$218,900	Colonial	Normal	2	1970	1564	3	1	1
14.-1-21	2910	Pearl St Rd	210	455	10/21/2020	\$300,000	Contemporary	Good	2	1969	2640	5	3	0
10.-2-42.1	3009	Pearl St Rd	210	455	11/10/2020	\$163,000	Cape Cod	Normal	1.5	1946	1344	4	1	0
10.-2-36	3155	Pearl St Rd	240	455	1/8/2020	\$210,000	Old Style	Good	2	1945	1552	4	1	0
14.-1-27.2	3184	Pearl St Rd	210	455	12/18/2023	\$225,000	Old Style	Normal	2	1940	2208	6	3	0
15.-1-7	3382	Pearl St Rd	210	455	11/18/2022	\$165,000	Ranch	Normal	1	1963	1152	3	1	0
11.-1-54.12	3491	Pearl St Rd	210	455	9/9/2022	\$275,000	Log home	Normal	1.7	1984	1995	3	2	0
15.-1-12	3604	Pearl St Rd	240	455	2/28/2022	\$80,000	Colonial	Normal	2	1969	2731	3	1	1
15.-1-31.1	3802	Pearl St Rd	210	455	5/1/2020	\$153,025	Ranch	Fair	1	1948	1297	3	1	0
11.-2-69	3891	Pearl St Rd	210	455	7/13/2021	\$153,000	Ranch	Normal	1	1966	864	2	1	0
12.-1-21	3970	Pearl St Rd	210	455	9/30/2022	\$136,000	Old Style	Normal	1.7	1890	924	3	1	0
12.-1-7.1	4027	Pearl St Rd	210	455	12/29/2022	\$310,000	Old Style	Normal	2	1870	2494	4	2	0
18.-1-51.2	3708	Pike Rd	240	450	9/13/2022	\$192,000	Ranch	Normal	1	1957	1378	3	1	0
6.-1-6.1	2844	Pratt Rd	210	450	12/10/2020	\$181,000	Old Style	Normal	1.5	1890	1219	3	1	0

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6.-1-12.2	3080	Pratt Rd	210	450	4/30/2021	\$240,000	Old Style	Normal	2	1870	2584	6	1	1
7.-1-83	3373	Pratt Rd	210	455	12/22/2020	\$140,000	Raised Ranch	Normal	1	1965	1805	3	1	1
7.-1-82	3377	Pratt Rd	210	455	4/18/2022	\$270,000	Ranch	Normal	1	1966	2376	4	3	0
7.-1-82	3377	Pratt Rd	210	455	10/28/2020	\$244,500	Ranch	Normal	1	1966	2376	4	3	0
7.-1-62	3384	Pratt Rd	210	455	11/20/2020	\$279,500	Cape Cod	Fair	1.5	1950	2081	3	2	0
7.-1-68	3467	Pratt Rd	210	455	6/24/2022	\$224,800	Colonial	Normal	2	1958	2954	5	2	1
20.-2-18	9256	Putnam Rd	210	455	12/22/2021	\$255,000	Old Style	Normal	2	1895	3316	5	2	1
20.-2-18	9256	Putnam Rd	210	455	5/19/2020	\$262,880	Old Style	Normal	2	1895	3316	5	2	1
20.-2-45	9362	Putnam Rd	210	455	11/16/2021	\$262,000	Ranch	Good	1	1963	1330	3	1	1
20.-2-41.2	9400	Putnam Rd	240	455	4/30/2020	\$179,900	Old Style	Normal	2	1890	2396	5	2	0
13.16-1-135	8813	Rollin Circle West	210	455	5/28/2021	\$305,000	Colonial	Normal	2	2009	2312	3	2	1
15.-1-65.1	3304	Rose Rd	210	455	4/13/2022	\$175,000	Cottage	Normal	1	1958	1263	3	1	0
15.-1-58.112	3759	Rose Rd	210	455	12/1/2023	\$638,000	Ranch	Normal	1	2019	2823	4	3	1
18.-1-3.12	3842	Rose Rd	210	455	6/15/2023	\$120,750	Old Style	Good	2	1890	1352	3	1	0
18.-1-3.12	3842	Rose Rd	210	455	3/16/2023	\$145,000	Old Style	Good	2	1890	1352	3	1	0
12.-1-80	3983	Rose Rd	220	455	5/15/2020	\$155,000	Cape Cod	Normal	1.5	1955	1756	4	2	0
18.-1-10	4148	Rose Rd	210	455	8/5/2022	\$98,000	Old Style	Normal	1.7	1945	1370	3	1	0
18.-1-11	4164	Rose Rd	210	455	8/11/2023	\$181,000	Old Style	Normal	2	1890	1456	4	1	0
10.-1-28	2615	School St	220	455	10/31/2023	\$110,000	Old Style	Normal	2	1870	1828	4	2	0
10.-1-44	2624	School St	220	455	11/22/2021	\$110,000	Old Style	Normal	2	1900	1200	2	2	0
10.-1-22.1	2633	School St	210	455	3/30/2022	\$150,000	Ranch	Normal	1	1965	960	3	1	0
13.-1-7	8550	Seven Springs Rd	210	450	3/13/2020	\$148,000	Ranch	Normal	1	1968	2316	4	2	1
13.-1-183	8580	Seven Springs Rd	240	450	10/12/2023	\$355,000	Cape Cod	Normal	1.5	1978	1168	3	1	1
13.-1-4.111	8660	Seven Springs Rd	210	455	5/20/2021	\$239,000	Raised Ranch	Normal	1	1970	1915	4	1	1
20.-1-81.12	9145	Shepard Rd	210	455	12/23/2021	\$457,500	Colonial	Good	2	2004	2184	4	3	0
20.-1-88.111	9151	Shepard Rd	210	455	11/12/2021	\$625,000	Contemporary	Good	2	2009	2660	3	3	1
20.-1-84	9203	Shepard Rd	210	455	10/27/2021	\$285,000	Ranch	Normal	1	1966	1736	3	1	1
20.-1-91	9373	Shepard Rd	210	455	11/24/2020	\$142,567	Cape Cod	Normal	1.5	1948	990	3	1	0
20.-2-28	9410	Shepard Rd	210	455	11/10/2022	\$232,500	Ranch	Normal	1	1960	1480	4	1	0
11.-1-65.111	3356	South Main St Rd	210	455	4/1/2020	\$230,000	Ranch	Normal	1	2003	2136	3	2	1
11.-2-20	3617	South Main St Rd	210	455	1/20/2021	\$260,000	Cape Cod	Normal	1.7	1925	1912	4	3	1
11.-2-95.112	3732	South Main St Rd	210	455	12/17/2021	\$289,000	Ranch	Normal	1	1989	2492	3	2	0
11.-2-96.112	3764	South Main St Rd	220	455	10/27/2021	\$229,900	Ranch	Normal	1	1972	2112	4	2	0
8.-3-49	4000	South Main St Rd	210	455	11/20/2020	\$160,000	Ranch	Normal	1	1952	1404	2	1	0
8.-3-48	4008	South Main St Rd	210	455	10/4/2022	\$133,700	Old Style	Normal	2	1900	1554	4	1	0
8.-3-47	4010	South Main St Rd	210	455	8/16/2022	\$220,000	Cape Cod	Normal	1.7	1955	1920	4	2	1
8.-3-28	4115	South Main St Rd	210	455	7/5/2023	\$159,000	Cottage	Normal	1	1938	941	2	1	0
5.-1-101	7951	State St Rd	210	450	2/12/2021	\$115,000	Ranch	Normal	1	1955	1348	3	1	1

**Sales Used for the Town of Batavia 2024 Values**

5.-1-76	8077	State St Rd	210	450	2/5/2020	\$120,000	Old Style	Normal	2	1920	1416	3	1	1
9.-1-127	8156	State St Rd	210	450	4/22/2022	\$210,000	Ranch	Normal	1	1978	1184	3	1	1
9.-1-126.2	8173	State St Rd	210	450	6/7/2023	\$75,000	Old Style	Fair	1.5	1915	1231	4	1	1
9.-1-121	8225	State St Rd	210	450	4/24/2020	\$160,000	Ranch	Normal	1	1960	1540	3	1	0
9.-1-101.2	8433	Stringham Dr	210	460	3/15/2021	\$225,000	Ranch	Normal	1	1971	1297	3	1	1
9.-1-139	8435	Stringham Dr	210	455	2/16/2021	\$235,000	Colonial	Normal	2	1981	1928	3	2	1
9.-1-154	8488	Stringham Dr	210	460	3/3/2021	\$182,500	Split Level	Normal	1	1987	1776	3	1	1
9.-1-156	8489	Stringham Dr	210	460	9/16/2021	\$240,000	Ranch	Normal	1	1986	1642	3	2	0
9.-1-138	8495	Stringham Dr	210	460	10/20/2022	\$230,000	Ranch	Normal	1	1986	1040	3	1	0
9.-1-96	8524	Stringham Dr	210	460	12/15/2022	\$180,000	Ranch	Normal	1	1965	1476	3	1	0
9.-1-87	8535	Stringham Dr	210	460	1/18/2023	\$184,000	Split Level	Normal	1	1962	1832	3	1	1
9.-1-41	5059	Sunset Ter	210	460	8/4/2023	\$84,550	Ranch	Fair	1	1965	1040	3	1	0
9.-1-48	5156	Sunset Ter	210	460	7/14/2023	\$269,900	Split Level	Normal	1	1972	2343	3	2	0
9.-1-54	5182	Sunset Ter	210	460	1/4/2021	\$118,000	Ranch	Normal	1	1963	988	3	1	0
9.-1-54	5182	Sunset Ter	210	460	3/10/2020	\$96,000	Ranch	Normal	1	1963	988	3	1	0
13.07-1-1	5016	Terry Hills Dr	210	460	8/12/2022	\$312,000	Ranch	Normal	1	1991	1834	3	2	1
13.07-1-11	5024	Terry Hills Dr	210	460	12/16/2021	\$299,900	Ranch	Good	1	2002	1854	3	2	0
13.07-1-10	5025	Terry Hills Dr	210	460	12/14/2023	\$380,000	Colonial	Good	2	2006	2600	3	2	1
8.17-1-9.2	16	Valle Dr	210	465	12/20/2021	\$223,500	Ranch	Good	1	1999	1536	2	2	0
8.17-1-16.2	25	Valle Dr	210	465	8/22/2022	\$240,000	Cape Cod	Good	1.7	2002	1741	2	2	0
8.17-1-29.1	26	Valle Dr	210	465	10/6/2023	\$275,000	Ranch	Normal	1	2014	1300	3	2	0
8.17-1-29.1	26	Valle Dr	210	465	6/17/2022	\$247,500	Ranch	Normal	1	2014	1300	3	2	0
8.17-1-16.1	27	Valle Dr	210	465	9/3/2021	\$215,000	Cape Cod	Normal	1.7	2002	2203	2	2	0
8.17-1-7.1	34	Valle Dr	210	465	2/9/2023	\$209,900	Ranch	Good	1	2003	978	2	1	0
8.18-1-9	4	Victorian Dr	210	465	8/21/2023	\$230,000	Townhouse	Good	2	1998	1369	2	1	1
8.18-1-6.2	10	Victorian Dr	210	465	11/19/2021	\$175,000	Ranch	Normal	1	1997	1390	2	2	0
8.18-1-1.1	16	Victorian Dr	210	465	7/25/2022	\$374,900	Ranch	Normal	1	2010	2109	3	0	0
9.-1-180	8465	Violet Ln	210	460	1/25/2022	\$400,000	Colonial	Good	2	2002	2790	4	2	1
9.-1-182	8479	Violet Ln	210	460	8/17/2023	\$285,000	Ranch	Good	1	2000	1536	3	2	0
10.-2-15.1	3024	West Main St Rd	210	455	9/11/2020	\$212,000	Old Style	Normal	1.5	1840	1987	4	2	0
11.-1-11.2	3309	West Main St Rd	210	455	7/2/2021	\$160,000	Old Style	Normal	2	1925	1220	2	1	0
11.-1-64.11	3310	West Main St Rd	280	455	11/30/2022	\$134,000	Cottage	Normal	1	1940	464	1	1	0
11.-1-64.11	3310	West Main St Rd	280	455	11/30/2022	\$134,000	Cottage	Normal	1	1940	748	2	1	0
11.-1-13	3323	West Main St Rd	210	455	5/21/2021	\$201,000	Old Style	Fair	1	1944	1624	3	1	1
7.-1-51	3423	West Main St Rd	210	455	6/4/2021	\$273,400	Cape Cod	Normal	1.5	1925	2447	4	2	0
7.-1-48	3455	West Main St Rd	210	455	3/10/2023	\$96,000	Old Style	Fair	1.5	1900	928	2	1	0
7.-1-94	3611	West Main St Rd	220	455	11/17/2021	\$200,000	Old Style	Normal	2	1850	2916	7	3	0
11.-2-36	3692	West Main St Rd	210	455	1/4/2021	\$140,900	Old Style	Normal	2	1920	1050	3	1	0

**Sales Used for the Town of Batavia 2024 Values**

11.-2-36	3692	West Main St Rd	210	455	11/29/2022	\$173,000	Old Style	Normal	2	1920	1050	3	1	0
7.-1-11	3927	West Main St Rd	210	460	12/8/2023	\$270,000	Ranch	Normal	1	1953	2000	3	1	1
8.-2-85	4041	West Main St Rd	210	460	8/29/2022	\$106,000	Old Style	Normal	1	1920	1160	2	1	1
8.-2-80	4063	West Main St Rd	210	460	10/17/2022	\$216,495	Old Style	Normal	2	1927	1808	4	1	0
8.-2-77	4077	West Main St Rd	210	460	11/20/2023	\$70,000	Ranch	Normal	1	1952	2034	4	1	0
8.-2-76	4085	West Main St Rd	210	460	11/27/2023	\$191,000	Ranch	Fair	1	1952	2394	4	3	1
8.-3-14	4104	West Main St Rd	210	460	5/9/2022	\$135,000	Cape Cod	Normal	1.5	1942	1737	3	1	1
8.-2-53	4115	West Main St Rd	210	460	8/12/2021	\$124,900	Cape Cod	Normal	1.5	1947	1080	3	1	0
8.-3-19	4124	West Main St Rd	210	460	3/10/2022	\$165,000	Old Style	Normal	2	1949	2346	1	2	1
14.-1-12.2	8976	Wilkinson Rd	210	455	12/22/2023	\$189,500	Old Style	Normal	1.5	1870	1244	3	1	0
14.-1-19.11	9003	Wilkinson Rd	240	455	5/22/2023	\$435,000	Contemporary	Normal	1	1989	1740	3	2	0
14.-1-46	9103	Wilkinson Rd	210	455	3/15/2022	\$188,050	Ranch	Normal	1	1958	1300	3	1	0
12.-1-108	7	Woodland Dr	210	465	7/29/2021	\$400,000	Contemporary	Good	2	1992	2586	3	2	1
11.-1-66.111	8653	Wortendyke Rd	240	450	10/27/2022	\$649,000	Contemporary	Good	2	2002	2108	3	2	0
11.-1-66.12	8713	Wortendyke Rd	240	450	4/7/2021	\$338,500	Ranch	Normal	1	2012	1627	3	2	0
11.-1-66.12	8713	Wortendyke Rd	240	450	4/28/2022	\$452,500	Ranch	Normal	1	2012	1627	3	2	0
15.-1-70.1	8911	Wortendyke Rd	210	450	2/14/2022	\$90,000	Old Style	Fair	1.5	1945	808	3	1	0

<b>SBL Number</b>	= Legal identification of the parcel. Section, Block, and Lot
<b>Location</b>	= Street Number and Street Name for each parcel.
<b>Property Class</b>	= Property Class Code (see next page for descriptions).
<b>Nbhd</b>	= The neighborhood code of the parcel.
<b>Sale Date</b>	= The transfer date of the parcel.
<b>Sale Price</b>	= The selling price of the parcel.
<b>Building Style</b>	= The style of the dwelling. Ranch, Colonial, etc.
<b>Condition</b>	= Overall condition of the property at the time of sale.
<b>Number Stories</b>	= The number of stories in the property.
<b>Year Built</b>	= The year the parcel was built.
<b>Square Footage</b>	= The computed square footage of a building considering outside dimensions.
<b>Number Bedrooms</b>	= The total number of bedrooms in the property.
<b>Number Baths</b>	= The total number of bathrooms in the property.



<b>SBL Number</b>	= Legal identification of the parcel. Section, Block, and Lot
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<b>Nbhd</b>	= The neighborhood code of the parcel.
<b>Year Built</b>	= The year the parcel was built.
<b>Building Style</b>	= The style of the dwelling. Ranch, Colonial, etc.
<b>Square Footage</b>	= The square footage of the parcel.
<b>Number Bedrooms</b>	= The total number of bedrooms in the property.
<b>Number Baths</b>	= The total number of bathrooms in the property.
<b>Final 2020 Assessment</b>	= The current assessment on the parcel.
<b>Sale Date</b>	= The transfer date of the parcel.
<b>Sale Price</b>	= The selling price of the parcel.

## Property Class Code Description

- 210** = One Family Home
- 215** = One Family Home with Accessory Apartment
- 220** = Two Family Home
- 230** = Three Family Home
- 240** = Rural Residence with Acreage
- 250** = Estate
- 260** = Seasonal Residence
- 270** = Mobile Home
- 271** = Multiple Mobile Homes
- 280** = Residential - Multi-Purpose/Multi-Structure
- 281** = Multiple Residences
- 283** = Residence with Commercial Use