

CITY OF BLOOMFIELD

ECF FOR 2024: BMS

# OF SALES	TOTAL SALE PRICE	TOTAL LAND + YARD	TOTAL BLDG RESID	TOTAL BLDG (RCNLD)	TOTAL AV	TOTAL SALES RATIO	2024 ECF
13	\$24,351,000	\$6,537,649	\$17,813,351	\$20,206,726	\$14,092,520	57.87%	0.882

UNIT	Parcel Number	Street Address	ECF Area	Sale Date	Sale \$	Land + Yard	Bldg. Residual	Bldg (RCNLD)	2023 AV	Asd/Adj. Sale	Other Parcels in Sale	Property Class
28	28-25-36-359-036	345 E 8 MILE RD	BMS	03/24/22	\$460,000	\$76,767	\$383,233	\$376,757	\$212,180	46.13		201
36	36-18-01-303-030	2111 CASS LAKE RD	BMS	03/16/22	\$960,000	\$97,861	\$862,139	\$626,954	\$358,610	37.36		201
44	44-25-12-227-018	30351 DEQUINDRE RD	BMS	12/10/21	\$1,100,000	\$570,009	\$529,991	\$855,650	\$645,330	58.67		201
44	44-25-12-376-017	639 E 12 MILE RD	BMS	04/09/21	\$110,000	\$39,492	\$70,508	\$74,217	\$51,370	46.70		201
64	64-14-19-431-002	311 W MONTCALM ST	BMS	07/15/21	\$335,000	\$17,579	\$317,421	\$292,223	\$112,660	33.63		201
64	64-14-32-178-003	235 WESSEN ST	BMS	01/21/22	\$650,000	\$227,597	\$422,403	\$575,022	\$310,640	47.79		201
68	68-15-11-301-001	1100 N MAIN ST	BMS	08/31/21	\$1,420,000	\$399,475	\$1,020,525	\$732,460	\$642,340	45.24		201
68	68-15-14-106-012	600 E UNIVERSITY DR	BMS	07/01/22	\$15,300,000	\$4,024,414	\$11,275,586	\$13,233,430	\$10,274,800	67.16	68-15-14-107-019	201
IH	IH-01-34-352-002	503 S BROAD ST	BMS	07/13/22	\$160,000	\$49,087	\$110,913	\$59,512	\$46,890	29.31		201
U	U -07-10-226-001	10197 DIXIE HWY	BMS	04/27/23	\$215,000	\$155,889	\$59,111	\$125,347	\$161,250	75.00		201
U	U -07-14-176-005	9700 DIXIE HWY	BMS	05/25/22	\$1,021,000	\$487,406	\$533,594	\$652,101	\$438,160	42.91	U -07-14-176-004	201
64	64-14-30-354-003	855 W HURON ST	CFH	07/08/21	\$495,000	\$105,210	\$389,790	\$515,178	\$180,400	36.44	64-14-30-354-004	201
64	64-19-05-102-008	825 GOLF DR	CFH	12/14/22	\$2,125,000	\$286,863	\$1,838,137	\$2,087,875	\$657,890	30.96		201

CITY OF BLOOMFIELD

ECF FOR 2024: CMM

# OF SALES	TOTAL SALE PRICE	TOTAL LAND + YARD	TOTAL BLDG RESID	TOTAL BLDG (RCNLD)	TOTAL AV	TOTAL SALES RATIO	2024 ECF
10	\$5,114,500	\$2,045,216	\$3,069,284	\$2,717,137	\$2,385,550	46.64%	1.130

UNIT	Parcel Number	Street Address	ECF Area	Sale Date	Sale \$	Land + Yard	Bldg. Residual	Bldg (RCNLD)	2023 AV	Asd/Adj. Sale	Other Parcels in Sale	Property Class
16	16-20-33-101-001	1365 W MAPLE RD	CAS	04/27/21	\$1,245,000	\$489,790	\$755,210	\$839,259	\$615,880	49.47		201
20	20-23-28-476-007	33500 W 9 MILE RD	CAS	12/02/21	\$700,000	\$286,780	\$413,220	\$490,483	\$382,570	54.65		201
24	24-25-34-155-002	940 LIVERNOIS ST	CAS	10/14/21	\$235,000	\$100,723	\$134,277	\$82,922	\$88,440	37.63		201
28	28-25-25-105-001	24524 JOHN R RD	CAS	09/02/21	\$800,000	\$111,395	\$688,605	\$423,852	\$269,610	33.70		201
28	28-25-25-301-052	23900 JOHN R RD	CAS	06/18/21	\$260,000	\$90,261	\$169,739	\$144,042	\$115,360	44.37		201
28	28-25-36-305-052	21412 JOHN R RD	CAS	06/28/22	\$169,500	\$46,957	\$122,543	\$70,391	\$58,650	34.60		201
44	44-25-02-377-005	31015 STEPHENSON HWY	CAS	10/06/21	\$605,000	\$339,102	\$265,898	\$213,778	\$297,280	49.14		201
44	44-25-24-106-008	26312 JOHN R RD	CAS	08/03/22	\$200,000	\$113,756	\$86,244	\$70,954	\$128,180	64.09		201
44	44-25-24-229-020	26655 DEQUINDRE RD	CAS	05/06/21	\$400,000	\$280,362	\$119,638	\$158,628	\$237,480	59.37		201
56	56-18-15-428-020	4220 ORCHARD LAKE RD	CAS	07/12/21	\$500,000	\$186,090	\$313,910	\$222,828	\$192,100	38.42		201

CITY OF BLOOMFIELD

ECF FOR 2024: COF

# OF SALES	TOTAL SALE PRICE	TOTAL LAND + YARD	TOTAL BLDG RESID	TOTAL BLDG (RCNLD)	TOTAL AV	TOTAL SALES RATIO	2024 ECF
18	\$17,234,865	\$5,854,990	\$11,379,875	\$13,070,318	\$8,275,970	48.02%	0.871

UNIT	Parcel Number	Street Address	ECF Area	Sale Date	Sale \$	Land + Yard	Bldg. Residual	Bldg (RCNLD)	2023 AV	Asd/Adj. Sale	Other Parcels in Sale	Property Class
12	12-19-10-426-070	40800 WOODWARD AVE	COF	04/29/22	\$1,450,000	\$574,317	\$875,683	\$646,454	\$469,690	32.39		201
12	12-19-14-155-012	180 HIGH OAK RD	COF	08/10/21	\$2,225,000	\$1,228,084	\$996,916	\$1,170,226	\$1,112,750	50.01		201
16	16-25-04-129-023	625 W 14 MILE RD	COF	01/03/23	\$331,365	\$102,181	\$229,184	\$209,700	\$152,640	46.06		201
20	20-23-26-351-025	22730 ORCHARD LAKE RD	COF	09/28/22	\$390,000	\$127,569	\$262,431	\$281,027	\$196,470	50.38		201
20	20-23-27-151-022	33300 THOMAS ST	COF	03/07/22	\$850,000	\$103,252	\$746,748	\$627,272	\$355,540	41.83		201
20	20-23-27-232-001	24001 ORCHARD LAKE RD	COF	10/07/21	\$300,000	\$53,576	\$246,424	\$280,560	\$161,410	53.80		201
20	20-23-28-278-004	33425 GRAND RIVER AVE	COF	05/13/21	\$875,000	\$235,087	\$639,913	\$700,899	\$441,450	50.45	20-23-28-278-005	201
20	20-23-28-428-052	33750 FREEDOM RD	COF	07/26/21	\$975,000	\$270,222	\$704,778	\$791,197	\$513,890	52.71	20-23-28-428-053	201
40	40-24-13-153-002	28200 SOUTHFIELD RD	COF	07/01/22	\$460,000	\$108,574	\$351,426	\$484,522	\$236,920	51.50		201
40	40-24-14-226-048	18411 W 12 MILE RD	COF	10/25/21	\$450,000	\$139,348	\$310,652	\$441,513	\$237,490	52.78		201
40	40-24-24-151-007	26400 SOUTHFIELD RD	COF	12/29/22	\$396,000	\$93,839	\$302,161	\$409,433	\$201,220	50.81		201
44	44-25-11-201-032	876 HORACE BROWN DR	COF	04/01/22	\$2,540,000	\$846,760	\$1,693,240	\$2,582,153	\$1,582,210	62.29		201
44	44-25-11-228-001	255 W 13 MILE RD	CMD	06/06/22	\$1,275,000	\$228,439	\$1,046,561	\$668,234	\$350,320	27.48	44-25-11-228-028	201
44	44-25-13-104-008	520 E 12 MILE RD	COF	11/01/21	\$600,000	\$220,544	\$379,456	\$732,850	\$337,670	56.28		201
44	44-25-13-229-052	28303 DEQUINDRE RD	CMD	06/25/21	\$1,380,000	\$231,866	\$1,148,134	\$709,514	\$316,110	22.91		201
44	44-25-13-277-018	28277 DEQUINDRE RD	COF	04/12/21	\$425,000	\$218,284	\$206,716	\$635,241	\$300,910	70.80		201
68	68-15-10-377-004	805 OAKWOOD DR	COF	01/26/22	\$2,100,000	\$1,007,108	\$1,092,892	\$1,590,968	\$1,227,290	58.44	68-15-10-377-010	201
68	68-15-15-276-065	71 WALNUT BLVD	COF	10/05/21	\$212,500	\$65,940	\$146,560	\$108,555	\$81,990	38.58		201

CITY OF BLOOMFIELD

ECF FOR 2024: CRL

# OF SALES	TOTAL SALE PRICE	TOTAL LAND + YARD	TOTAL BLDG RESID	TOTAL BLDG (RCNLD)	TOTAL AV	TOTAL SALES RATIO	2024 ECF
20	\$9,900,200	\$5,201,789	\$4,698,411	\$4,567,014	\$4,727,510	47.75%	1.029

UNIT	Parcel Number	Street Address	ECF Area	Sale Date	Sale \$	Land + Yard	Bldg. Residual	Bldg (RCNLD)	2023 AV	Asd/Adj. Sale	Other Parcels in Sale	Property Class
8	08-19-36-203-023	259 E FRANK ST	CRL	11/30/21	\$750,000	\$518,861	\$231,139	\$223,064	\$358,280	47.77		201
8	08-19-36-253-025	750 S OLD WOODWARD AVE	CRL	06/24/21	\$1,000,000	\$911,419	\$88,581	\$182,053	\$512,230	51.22		201
8	08-20-31-304-001	33788 WOODWARD AVE	CRL	03/30/23	\$372,500	\$336,865	\$35,635	\$104,624	\$210,540	56.52		201
8	08-20-31-306-002	33668 WOODWARD AVE	CRL	03/24/22	\$450,000	\$287,491	\$162,509	\$139,423	\$207,280	46.06		201
8	08-20-31-354-008	33366 WOODWARD AVE	CRL	04/18/22	\$595,000	\$467,828	\$127,172	\$182,341	\$312,770	52.57		201
8	08-20-31-354-009	33344 WOODWARD AVE	CRL	12/17/21	\$395,000	\$356,929	\$38,071	\$105,763	\$219,120	55.47		201
8	08-20-31-357-055	33263 WOODWARD AVE	CRL	01/13/22	\$349,000	\$344,790	\$4,210	\$55,726	\$186,690	53.49		201
16	16-20-33-454-018	288 W 14 MILE RD	CRL	08/11/21	\$268,000	\$114,117	\$153,883	\$146,764	\$129,740	48.41		201
16	16-20-34-452-004	159 N ROCHESTER RD	CRL	04/08/21	\$429,900	\$203,976	\$225,924	\$181,225	\$186,530	43.39	16-20-34-452-005	201
20	20-23-27-153-012	33304 GRAND RIVER AVE	CRL	11/04/22	\$220,000	\$54,826	\$165,174	\$121,671	\$88,200	40.09		201
20	20-23-27-226-039	31561 W 10 MILE RD	CRL	09/29/21	\$481,000	\$68,376	\$412,624	\$277,894	\$166,150	34.54		201
20	20-23-27-329-020	32617 GRAND RIVER AVE	CRL	03/28/22	\$500,000	\$109,412	\$390,588	\$422,244	\$253,340	50.67		201
20	20-23-27-403-135	31822 GRAND RIVER AVE	CRL	01/06/22	\$490,000	\$110,284	\$379,716	\$365,044	\$229,630	46.86		201
40	40-24-23-280-059	26041 SOUTHFIELD RD	CRL	06/03/21	\$478,800	\$124,347	\$354,453	\$358,212	\$240,230	50.17		201
44	44-25-13-226-004	1454 E 12 MILE RD	NSC	04/08/22	\$486,000	\$135,594	\$350,406	\$273,529	\$202,000	41.56		201
44	44-25-13-301-025	27822 JOHN R RD	NSC	08/31/21	\$950,000	\$319,125	\$630,875	\$563,515	\$428,180	45.07		201
44	44-25-13-426-006	27771 DEQUINDRE RD	CRL	07/30/21	\$395,000	\$141,050	\$253,950	\$238,816	\$195,390	49.47		201
44	44-25-14-127-053	1035 W 12 MILE RD	NSC	02/28/22	\$600,000	\$349,797	\$250,203	\$309,598	\$314,330	52.39		201
44	44-25-14-454-031	832 W 11 MILE RD	CRL	12/10/21	\$215,000	\$91,094	\$123,906	\$97,502	\$96,300	44.79		201
44	44-25-23-229-001	41 W 11 MILE RD	CRL	05/17/22	\$475,000	\$155,608	\$319,392	\$218,006	\$190,580	40.12		201

CITY OF BLOOMFIELD

ECF FOR 2024: GCG

# OF SALES	TOTAL SALE PRICE	TOTAL LAND + YARD	TOTAL BLDG RESID	TOTAL BLDG (RCNLD)	TOTAL AV	TOTAL SALES RATIO	2024 ECF
10	\$6,521,000	\$1,977,770	\$4,543,230	\$4,312,834	\$3,025,620	46.40%	1.053

UNIT	Parcel Number	Street Address	ECF Area	Sale Date	Sale \$	Land + Yard	Bldg. Residual	Bldg (RCNLD)	2023 AV	Asd/Adj. Sale	Other Parcels in Sale	Property Class
14	14-08-20-451-018	18 S MAIN ST	CRS	06/16/22	\$1,600,000	\$426,701	\$1,173,299	\$937,348	\$772,010	48.25		201
20	20-23-35-103-015	30746 GRAND RIVER AVE	CRS	03/21/22	\$120,000	\$33,290	\$86,710	\$97,078	\$61,340	51.12		201
28	28-25-36-359-036	345 E 8 MILE RD	BMS	03/24/22	\$460,000	\$76,767	\$383,233	\$376,757	\$212,180	46.13		201
36	36-18-01-303-030	2111 CASS LAKE RD	BMS	03/16/22	\$960,000	\$97,861	\$862,139	\$626,954	\$358,610	37.36		201
64	64-14-19-431-002	311 W MONTCALM ST	BMS	07/15/21	\$335,000	\$17,579	\$317,421	\$292,223	\$112,660	33.63		201
64	64-14-32-178-003	235 WESSEN ST	BMS	01/21/22	\$650,000	\$227,597	\$422,403	\$575,022	\$310,640	47.79		201
68	68-15-15-232-026	327 S MAIN ST	CRS	11/16/22	\$1,000,000	\$405,593	\$594,407	\$570,492	\$551,880	55.19		201
IH	IH-01-34-352-002	503 S BROAD ST	BMS	07/13/22	\$160,000	\$49,087	\$110,913	\$59,512	\$46,890	29.31		201
U	U -07-10-226-001	10197 DIXIE HWY	BMS	04/27/23	\$215,000	\$155,889	\$59,111	\$125,347	\$161,250	75.00		201
U	U -07-14-176-005	9700 DIXIE HWY	BMS	05/25/22	\$1,021,000	\$487,406	\$533,594	\$652,101	\$438,160	42.91	U -07-14-176-004	201

CITY OF BLOOMFIELD

ECF FOR 2024: UTL

# OF SALES	TOTAL SALE PRICE	TOTAL LAND + YARD	TOTAL BLDG RESID	TOTAL BLDG (RCNLD)	TOTAL AV	TOTAL SALES RATIO	2024 ECF
12	\$17,110,000	\$5,276,106	\$11,833,894	\$10,956,192	\$8,005,720	46.79%	1.080

UNIT	Parcel Number	Street Address	ECF Area	Sale Date	Sale \$	Land + Yard	Bldg. Residual	Bldg (RCNLD)	2023 AV	Asd/Adj. Sale	Other Parcels in Sale	Property Class
16	16-20-34-403-017	639 N ROCHESTER RD	IND	06/03/21	\$565,000	\$144,878	\$420,122	\$428,131	\$262,710	46.50	16-20-34-403-022	201
44	44-25-01-202-019	32471 INDUSTRIAL DR	IND	02/24/22	\$3,500,000	\$770,092	\$2,729,908	\$2,161,394	\$1,458,030	41.66		301
44	44-25-01-202-025	32401 INDUSTRIAL DR	IND	06/10/21	\$1,225,000	\$435,882	\$789,118	\$682,322	\$548,120	44.74		201
44	44-25-01-427-020	31791 SHERMAN AVE	IND	08/31/21	\$895,000	\$162,564	\$732,436	\$599,146	\$381,380	42.61		201
44	44-25-11-126-025	30105 STEPHENSON HWY	IND	09/08/21	\$900,000	\$410,611	\$489,389	\$564,012	\$475,990	52.89		201
44	44-25-11-281-004	375 W GIRARD AVE	IND	11/30/21	\$555,000	\$156,051	\$398,949	\$339,493	\$246,270	44.37		301
44	44-25-11-376-010	29215 STEPHENSON HWY	IND	05/06/21	\$1,225,000	\$369,731	\$855,269	\$785,436	\$571,130	46.62		201
44	44-25-11-376-024	29401 STEPHENSON HWY	IND	02/10/22	\$2,000,000	\$490,048	\$1,509,952	\$1,506,885	\$995,840	49.79		201
44	44-25-12-351-013	605 E 12 MILE RD	IND	04/27/21	\$1,570,000	\$686,873	\$883,127	\$1,418,293	\$1,050,490	66.91		201
44	44-25-12-351-015	111 E 12 MILE RD	IND	07/07/21	\$3,150,000	\$1,288,486	\$1,861,514	\$1,532,603	\$1,373,690	43.61	44-25-12-351-016	201
44	44-25-13-480-019	1731 E 11 MILE RD	IND	05/26/21	\$525,000	\$106,150	\$418,850	\$319,267	\$211,880	40.36		301
44	44-25-24-251-019	26040 PINEHURST DR	IND	06/13/22	\$1,000,000	\$254,740	\$745,260	\$619,210	\$430,190	43.02		301