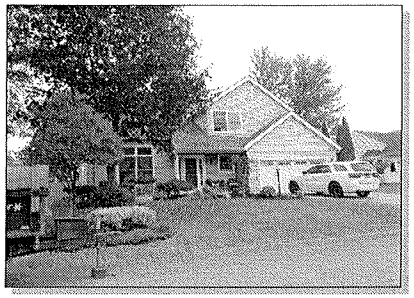
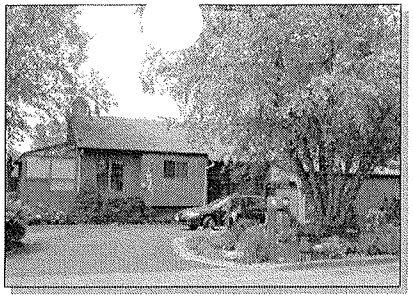

382400 155.-2-36 **14 Oriel Ln**	**382400 144.10-1-8** **60 Capitol Pl**	**382400 144.10-1-20** **27 Rockefeller Blvd**
Toolan, Rachel A	**DiCosmo, Patrick R**	**Rowell, Samantha F**

Prop Class:	210 1 Family Res	210 1 Family Res	210 1 Family Res
Neighborhood:	24200	24200	24200
School Code:	382401 E Greenbush Cent	382401 E Greenbush Cent	382401 E Greenbush Cent
Land Size:	0.35	0.31	0.27
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	4 Good	3 Normal	3 Normal
Grade:	B Good	C Average	C Average
Fireplaces:	1	1	0
Bedrooms:	3	3	3
Full/Half Baths:	2 / 1	2 / 1	2 / 0
Square Foot:	2263	1617	1258
Land Av:	$32,000	$28,000	$24,000
Total Av:	$291,000	$244,000	$204,200
Sale Date:	09/12/14	10/14/15	09/23/15
Sale Price:	$280,000	$235,000	$210,000
Sale Price/Sqft:	$123.73	$145.33	$166.93



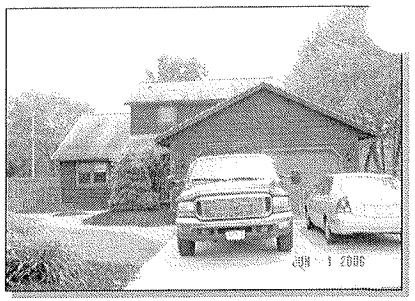
382400 144.14-1-31
10 Capitol Pl

Johnson, Ryan



382400 144.3-4-1
11 Cedarcrest Dr

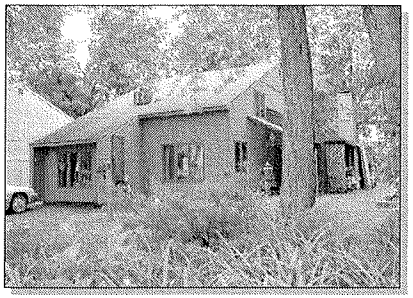
Rose, William A



382400 144.3-4-5
6 Cedarcrest Dr

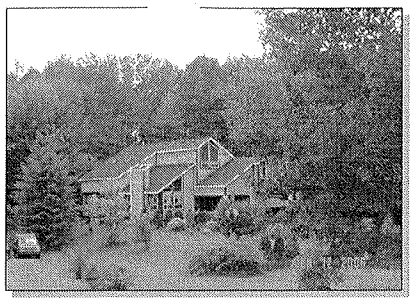
Droney, Alexander

Prop Class:	210 1 Family Res	210 1 Family Res	210 1 Family Res
Neighborhood:	24200	24300	24300
School Code:	382401 E Greenbush Cent	382401 E Greenbush Cent	382401 E Greenbush Cent
Land Size:	0.26	0.26	0.32
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	3 Normal	4 Good	3 Normal
Grade:	C Average	C Average	C Average
Fireplaces:	1	1	1
Bedrooms:	3	3	3
Full/Half Baths:	2 / 1	2 / 0	2 / 0
Square Foot:	1869	1520	1712
Land Av:	$23,000	$23,000	$29,000
Total Av:	$249,000	$242,000	$231,000
Sale Date:	07/14/17	08/12/14	05/05/17
Sale Price:	$249,000	$232,500	$230,000
Sale Price/Sqft:	$133.23	$152.96	$134.35



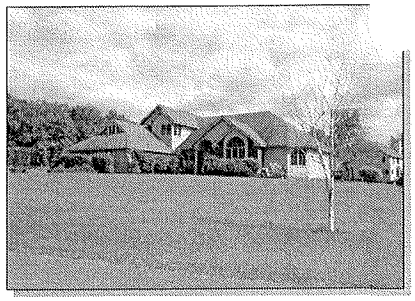
382400 155.14-15-1.8
245 Hampton Ave

DerArakelian, Emily S



382400 166.19-2-21
9 Ternan Ave

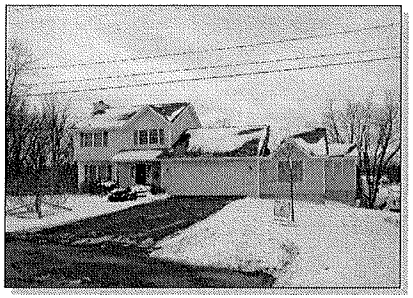
Spaulding, Ted R



382400 167.17-6-23
1 Hemlock Ln

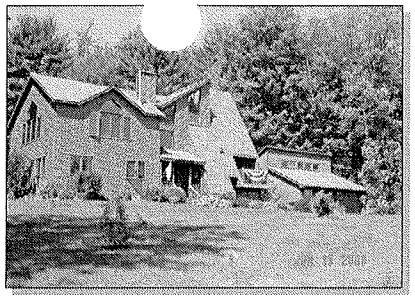
Craig, William Charles

Prop Class:	210 1 Family Res	210 1 Family Res	210 1 Family Res
Neighborhood:	24400	24800	24800
School Code:	382401 E Greenbush Cent	382401 E Greenbush Cent	382401 E Greenbush Cent
Land Size:	0.18	0.92	0.76
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	3 Normal	3 Normal	3 Normal
Grade:	C Average	B Good	B Good
Fireplaces:	1	1	1
Bedrooms:	3	4	3
Full/Half Baths:	1 / 1	2 / 0	2 / 1
Square Foot:	1494	2915	2592
Land Av:	$16,000	$64,000	$57,000
Total Av:	$190,000	$304,000	$336,000
Sale Date:	02/15/18	10/29/14	02/26/16
Sale Price:	$195,788	$292,000	$325,000
Sale Price/Sqft:	$131.05	$100.17	$125.39



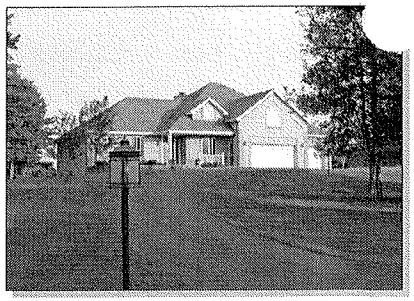
382400 166.20-7-6.1
22 Alva St

Skelley, Patrick



382400 146.-1-16
41 Providence Dr

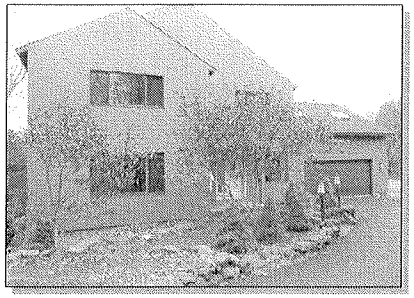
Yamin, Edward J III



382400 167.-4-73
15 Hallenbeck Hl

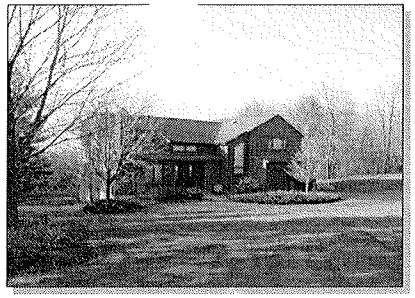
Fontana, Luca P

Prop Class:	210 1 Family Res	210 1 Family Res	210 1 Family Res
Neighborhood:	24900	24902	24902
School Code:	382401 E Greenbush Cent	384001 Averill Park Cent	382401 E Greenbush Cent
Land Size:	0.46	1.14	2.18
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	3 Normal	3 Normal	4 Good
Grade:	C Average	C Average	B Good
Fireplaces:	1	0	1
Bedrooms:	3	3	3
Full/Half Baths:	4 / 1	2 / 1	2 / 1
Square Foot:	2146	2174	2842
Land Av:	$39,000	$71,000	$93,000
Total Av:	$320,000	$295,000	$560,000
Sale Date:	06/23/17	09/08/17	06/16/16
Sale Price:	$319,000	$295,000	$543,500
Sale Price/Sqft:	$148.65	$135.69	$191.24



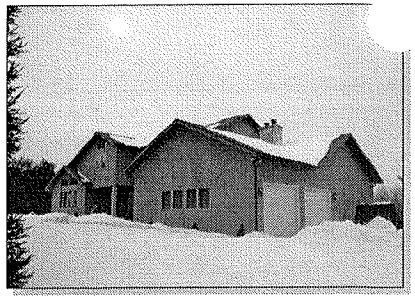
382400 156.-3-31.2
3 Budd Ln

Hastings, Terry J II



382400 156.-3-31.7
13 Budd Ln

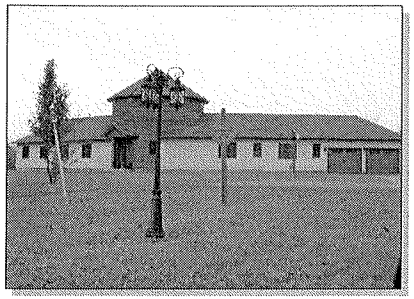
Erdmann, Stephen J



382400 157.-2-1.14
57 Louis Dr

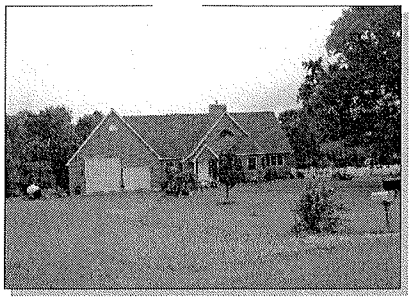
Peck, Lesley Cashman

Prop Class:	210 1 Family Res	210 1 Family Res	210 1 Family Res
Neighborhood:	24902	24902	24902
School Code:	382401 E Greenbush Cent	382401 E Greenbush Cent	382401 E Greenbush Cent
Land Size:	1.23	2.13	8.97
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	3 Normal	3 Normal	3 Normal
Grade:	B Good	B Good	B Good
Fireplaces:	1	2	1
Bedrooms:	3	5	4
Full/Half Baths:	3 / 0	3 / 1	3 / 0
Square Foot:	3204	2800	3037
Land Av:	$73,000	$93,000	$107,000
Total Av:	$412,000	$454,000	$333,000
Sale Date:	07/27/17	08/30/16	08/26/15
Sale Price:	$412,000	$407,000	$320,000
Sale Price/Sqft:	$128.59	$145.36	$105.37



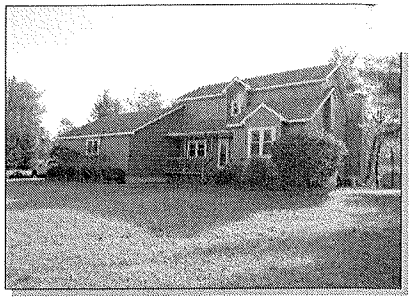
382400 177.-2-1.12
896 Ridge Rd

Brown, Carlton



382400 156.-3-11.13
231 Werking Rd

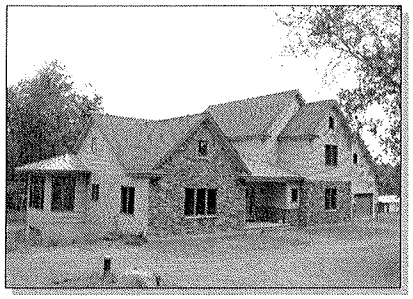
Ohanian, Edward



382400 156.-3-34.11
2 Spruce Run

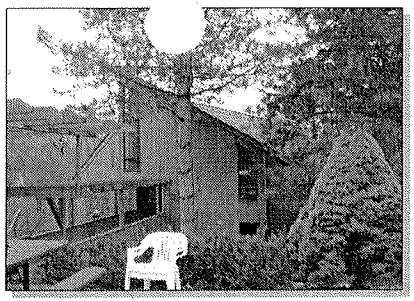
Gurnett, Larry T

Prop Class:	210 1 Family Res	210 1 Family Res	210 1 Family Res
Neighborhood:	24902	24902	24902
School Code:	382401 E Greenbush Cent	382401 E Greenbush Cent	382401 E Greenbush Cent
Land Size:	9.59	2.02	1.64
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	3 Normal	4 Good	3 Normal
Grade:	C Average	B Good	C Average
Fireplaces:	0	0	1
Bedrooms:	3	3	3
Full/Half Baths:	3 / 1	3 / 1	3 / 0
Square Foot:	3283	2358	1708
Land Av:	$107,000	$93,000	$84,000
Total Av:	$384,000	$365,000	$305,000
Sale Date:	09/29/17	07/07/17	06/26/17
Sale Price:	$380,000	$365,000	$304,000
Sale Price/Sqft:	$115.75	$154.79	$177.99



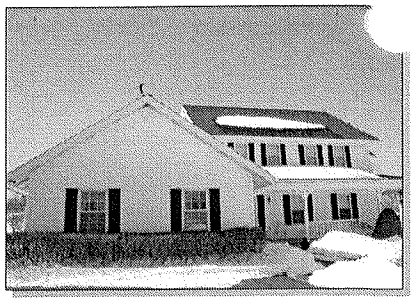
382400 167.-3-2.211
49 New Rd

Black, Penny



382400 168.-2-15.31
48 Carvill Ln

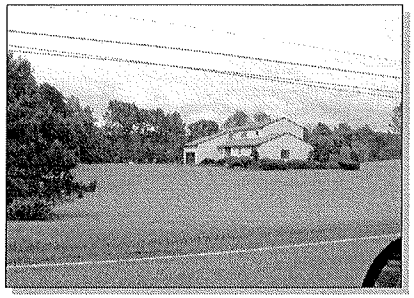
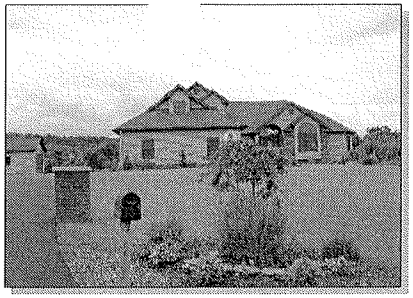
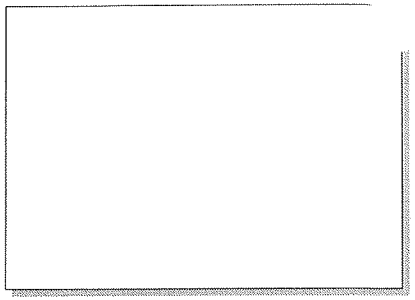
Antonucci, Christopher R



382400 156.-3-12.114
1211 Best Rd

Pye Linda J. Family Trust

Prop Class:	210 1 Family Res	210 1 Family Res	210 1 Family Res
Neighborhood:	24902	24902	24902
School Code:	382401 E Greenbush Cent	382401 E Greenbush Cent	382401 E Greenbush Cent
Land Size:	1.61	12.43	6.52
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	4 Good	3 Normal	3 Normal
Grade:	B Good	C Average	C Average
Fireplaces:	1	1	1
Bedrooms:	3	3	4
Full/Half Baths:	2 / 1	2 / 1	2 / 1
Square Foot:	2710	2545	2194
Land Av:	$83,000	$108,000	$104,000
Total Av:	$448,000	$380,000	$363,000
Sale Date:	06/22/15	01/03/18	09/23/16
Sale Price:	$445,000	$293,000	$0
Sale Price/Sqft:	$164.21	$115.13	$0.00

		
382400 156.-3-12.117	**382400 156.-3-36.213**	**382400 168.-2-2**
1220 Best Rd	**50 Werking Rd**	**361 Luther Rd**
Stevens, Sara	**Danko, Mark W**	**Buddenhagen, John J**

Prop Class:	210 1 Family Res	210 1 Family Res	220 2 Family Res
Neighborhood:	24902	24902	24902
School Code:	382401 E Greenbush Cent	382401 E Greenbush Cent	382401 E Greenbush Cent
Land Size:	5.25	3.02	8.79
Bldg Style:	06 Contemporary	06 Contemporary	06 Contemporary
Condition:	3 Normal	4 Good	3 Normal
Grade:	C Average	B Good	C Average
Fireplaces:	0	1	1
Bedrooms:	3	3	5
Full/Half Baths:	2 / 1	2 / 1	4 / 0
Square Foot:	2515	2520	3648
Land Av:	$101,000	$95,000	$106,000
Total Av:	$326,000	$426,000	$337,000
Sale Date:	01/12/16	07/31/15	05/26/16
Sale Price:	$322,500	$410,000	$327,000
Sale Price/Sqft:	$128.23	$162.70	$89.64