

City of Bath, Maine
 Qualified Residential Sales
 July, 2021 to July, 2024

Map_Lot_Sublot	Address		Street_Type	Unit_No	Date_of_Sale	Deed_Book	Deed_Page	Sales_Price	Total_Assessed_Land	Total_Assessed_Improvements	Total_Assessed_Parcels_Value	Assessment		Land_Area_in_Acres	Year_Built	Living_Area(Sq.Ft)	Condition_Grade	Bath_Style	Building		Living_Units	Building_Style	Notes		
	No	Street_Name										Ratio	Nbhd_Code						Nbhd_Description	Use_Description				Use_Description	
24-014-010	9	AEGIS	DR	B	7/12/2022	2022R	4713	\$ 135,500	\$ 34,600	\$ 95,400	\$ 130,000	95.9%	Aegis	0	1930	891	C	A	Average	Average	2021	Condo Unit	1	Condominium	Seller contributed \$3,500 (total paid \$139,000)
24-014-002	1	AEGIS	DR	A	7/13/2022	2022R	4772	\$ 130,000	\$ 34,600	\$ 91,200	\$ 125,800	96.8%	Aegis	0	1860	850	C	A	Average	Average	2021	Condo Unit	1	Condominium	Conventional, appraised. NO APPLIANCES included
19-085-000	6	NOBLE AVE	AVE		7/19/2022	2022R	4918	\$ 345,000	\$ 48,800	\$ 215,900	\$ 264,700	78.7%	1031	0.16	1940	1,596	C-	G	Modern	Average	2010	SINGLE FAMILY	1	Colonial	FHA sale, appraised
25-164-000	224	NORTH	ST		7/19/2022	2022R	4926	\$ 391,000	\$ 52,800	\$ 336,300	\$ 389,100	99.5%	103	0.15	1911	1,616	C+	VG	Custom	Good	2010	SINGLE FAMILY	1	Ranch	Conventional (1901-present) No appraisal. Conventional terms
13-044-004	4	MARINERS	WAY		7/22/2022	2022R	5121	\$ 680,000	\$ 178,100	\$ 355,000	\$ 533,100	78.4%	109	0.495	2005	1,889	B	G	Modern	Modern	2010	SINGLE FAMILY	1	Ranch	Conventional sale, appraised.
31-069-002	1	PEREGRINE	CT		7/25/2022	2022R	5161	\$ 399,000	\$ 50,000	\$ 362,700	\$ 412,700	103.4%	Peregrine Ct	0	2021	1,718	B-	A	Modern	Modern	2021	Condo Unit	1	Condominium	
19-028-000	91	DENNY	RD		7/28/2022	2022R	5233	\$ 205,000	\$ 52,200	\$ 133,400	\$ 185,600	90.5%	1031	0.2	1944	1,156	C-	A	Average	Modern	2010	SINGLE FAMILY	1	Ranch	
20-148-000	14	VALLEY	RD		7/29/2022	2022R	5273	\$ 212,353	\$ 54,500	\$ 130,400	\$ 184,900	87.1%	1032	0.09	1918	1,080	C	A	Average	Average	2010	SINGLE FAMILY	1	Row House	Conventional sale, appraised.
22-006-003	20	OAK GROVE	AVE	3	8/2/2022	2022R	5347	\$ 193,000	\$ 45,000	\$ 152,600	\$ 197,600	102.4%	Gov King	0	1809	960	B+	G	Modern	Modern	2021	Condo Unit	1	Condominium	Conventional sale, appraised.
20-361-000	1181	WASHINGTON	ST		8/4/2022	2022R	5401	\$ 342,000	\$ 63,500	\$ 160,300	\$ 223,800	65.4%	1032	0.16	1900	2,569	C	A	Average	Average	2010	TWO FAMILY	2	Two Family	Conventional sale, appraised.
20-241-000	17	OLIVER	ST		8/5/2022	2022R	5424	\$ 245,000	\$ 49,600	\$ 207,200	\$ 256,800	104.8%	1032	0.07	1916	1,152	C	G	Good	Good	2010	SINGLE FAMILY	1	Row House	Conventional sale, appraised.
26-165-000	842	WASHINGTON	ST		8/11/2022	2022R	5532	\$ 630,000	\$ 61,100	\$ 503,600	\$ 564,700	89.6%	103	0.24	1827	3,371	B-	VG	Modern	Good	2010	TWO FAMILY	2	Colonial	Conventional sale, appraised.
28-310-000	94	ACADEMY	ST		8/12/2022	2022R	5561	\$ 430,000	\$ 64,000	\$ 335,200	\$ 399,200	92.8%	103L	0.214	1900	2,067	C+	VG	Good	Good	2010	SINGLE FAMILY	1	1900)	FHA financing, appraised, seller contribution \$5000 (total sale \$435,000)
28-181-000	21	HUSE	ST		8/12/2022	2022R	5564	\$ 165,000	\$ 57,600	\$ 101,900	\$ 159,500	96.7%	103L	0.15	1900	840	C-	A	Average	Average	2010	SINGLE FAMILY	1	Cape Cod	
13-041-001	1512	WASHINGTON	ST		8/15/2022	2022R	5604	\$ 575,000	\$ 161,100	\$ 425,400	\$ 586,500	102.0%	109	0.432	2006	1,870	C	G	Modern	Average	2017	Single Family w/in law	2	Ranch	Estate sale. Cash sale, no appraisal.
20-128-000	1243	HIGH	ST		8/19/2022	2022R	5693	\$ 325,000	\$ 63,500	\$ 238,700	\$ 302,200	93.0%	1032	0.16	1902	1,328	C+	G	Good	Good	2010	SINGLE FAMILY	1	1901-present)	Conventional sale, no appraisal
45-032-000	62	HIGH	ST		8/23/2022	2022R	5755	\$ 295,800	\$ 76,000	\$ 174,400	\$ 250,400	84.7%	101	0.42	1900	1,446	C	G	Average	Average	2010	SINGLE FAMILY	1	Cape Cod	Cash sale: Seller contributions: \$4,200, Total sale \$300,000
25-244-000	33	GREEN	ST		8/24/2022	2022R	5779	\$ 605,000	\$ 51,900	\$ 397,400	\$ 449,300	74.3%	103	0.14	1850	2,079	B-	VG	Custom	Modern	2010	SINGLE FAMILY	1	Colonial	
16-044-000	129	RIDGE	RD		8/24/2022	2022R	5811	\$ 360,000	\$ 68,800	\$ 262,600	\$ 331,400	92.1%	105	0.75	1984	944	C	A	Modern	Average	2010	SINGLE FAMILY	1	Raised Ranch	Conventional sale, appraised.
33-139-000	14	PINE	ST		8/29/2022	2022R	6047	\$ 260,000	\$ 39,700	\$ 174,200	\$ 213,900	82.3%	102	0.17	1890	2,160	C	F	Average	Average	2010	SINGLE FAMILY	1	1900)	Conventional (1890-1900)
28-179-000	25	HUSE	ST		8/30/2022	2022R	6082	\$ 204,900	\$ 68,000	\$ 143,500	\$ 211,500	103.2%	103L	0.52	1946	963	C-	G	Average	Average	2010	SINGLE FAMILY	1	1901-present)	Conventional (1901-present) Conventional sale, appraised.
33-131-000	430	WASHINGTON	ST		8/30/2022	2022R	6084	\$ 310,000	\$ 41,100	\$ 284,600	\$ 325,700	105.1%	102	0.19	1890	1,465	C+	VG	Good	Good	2010	SINGLE FAMILY	1	Bungalow	
25-275-000	12	PRATT	ST		9/1/2022	2022R	6180	\$ 200,000	\$ 46,100	\$ 114,600	\$ 160,700	80.4%	103	0.09	1920	676	C	A	Average	Average	2010	SINGLE FAMILY	1	Bungalow	Cash sale, no appraisal
21-204-000	1033	WASHINGTON	ST		9/2/2022	2022R	6237	\$ 470,000	\$ 89,600	\$ 378,600	\$ 468,200	99.6%	104	0.14	1830	2,896	B	VG	Modern	Modern	2010	SINGLE FAMILY	1	1890)	Conventional (pre 1890) Cash sale, no appraisal. Seller contribution = \$5,000 (sale price \$475,000)
26-200-000	963	WASHINGTON	ST		9/6/2022	2022R	6283	\$ 830,000	\$ 125,100	\$ 572,900	\$ 698,000	84.1%	104	0.532	1820	7,586	B+	A	Average	Average	2017	Single Family w/in law	2	Colonial	Conventional sale, appraised. Actual price \$842,000, seller contributed \$12,000
09-012-000	217	RIDGE	RD		9/9/2022	2022R	6362	\$ 420,000	\$ 94,600	\$ 380,400	\$ 475,000	113.1%	105	1.5	1988	1,834	B-	A	Average	Average	2010	SINGLE FAMILY	1	Cape Cod	Conventional sale, appraised.

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	No	Street_Name										Ratio	Nbhd_Code	Nbhd_Description												
25-035-000	24	ANDREWS	RD		9/13/2022	2022R	6423	\$ 225,000	\$ 50,300	\$ 143,800	\$ 194,100	86.3%	103L	Lincoln West Res	0.09	1919	1,348	C	G	Fair	Average	1010	SINGLE FAMILY	1	Colonial	Conventional sale, appraised.
32-096-000	601	MIDDLE	ST		9/15/2022	2022R	6509	\$ 311,000	\$ 35,700	\$ 178,200	\$ 213,900	68.8%	102	Upper South End Res	0.11	1845	947	C	G	Good	Average	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Conventional sale, appraised.
27-162-000	47	UNION	ST		9/19/2022	2022R	6657	\$ 310,263	\$ 35,700	\$ 249,800	\$ 285,500	92.0%	102	Upper South End Res	0.11	1900	3,016	C	VG	Average	Average	1040	TWO FAMILY	2	Duplex	FHA sale, appraised. Seller contribution \$4737.50. Actual sale price \$315,000
27-169-000	18	STACEY	ST		9/20/2022	2022R	6716	\$ 310,000	\$ 35,000	\$ 186,500	\$ 221,500	71.5%	102	Upper South End Res	0.1	1860	2,247	C	G	Average	Average	1040	TWO FAMILY	2	Two Family	Conventional sale, appraised.
19-108-000	19	TOWER	CIR		9/30/2022	2022R	7047	\$ 224,000	\$ 56,500	\$ 111,700	\$ 168,200	75.1%	1031	Lambert-Hyde Res	0.26	1940	1,044	C-	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	Conventional sale, appraised.
25-051-000	23	ANDREWS	RD		10/3/2022	2022R	7060	\$ 309,000	\$ 60,600	\$ 239,100	\$ 299,700	97.0%	103L	Lincoln West Res	0.18	1918	1,056	C	VG	Good	Good	1010	SINGLE FAMILY	1	Colonial	Conventional sale, appraised.
25-178-000	85	BEDFORD	ST		10/3/2022	2022R	7078	\$ 393,000	\$ 53,700	\$ 313,700	\$ 367,400	93.5%	103	Central Res	0.16	1893	1,770	C+	G	Custom	Average	1010	SINGLE FAMILY	1	Conventional (1890-1900)	Cash sale, no appraisal
28-029-000	8	COTTAGE	ST		10/3/2022	2022R	7094	\$ 221,000	\$ 41,600	\$ 117,000	\$ 158,600	71.8%	102W	South End West Res	0.1	1890	1,400	C	F	Fair	Average	1010	SINGLE FAMILY	1	Conventional (1890-1900)	Estate sale. Conventional sale, appraised, seller contributions \$4000, (actual price \$225,000)
21-111-000	25	CRESCENT STREET	CT		10/5/2022	2022R	7132	\$ 330,000	\$ 58,500	\$ 156,100	\$ 214,600	65.0%	1032	North End Res	0.114	1860	958	C	G	Average	Average	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Cash sale, no appraisal
27-190-000	669	MIDDLE	ST		10/6/2022	2022R	7164	\$ 335,000	\$ 36,400	\$ 247,900	\$ 284,300	84.9%	102	Upper South End Res	0.12	2002	1,512	C+	A	Average	Average	1040	TWO FAMILY	2	Duplex	FHA financing, appraised
38-108-002	4	SCHOONER RIDGE	RD	2	10/7/2022	2022R	7193	\$ 355,000	\$ 45,000	\$ 253,700	\$ 298,700	84.1%	Ridge	Schooner Condo: Schooner Ridge	0	2008	1,344	B-	G	Modern	Modern	1021	Condo Unit	1	Condominium	"Private" sale no appraisal. on MLS.
33-043-000	372	WASHINGTON	ST		10/7/2022	2022R	7234	\$ 767,000	\$ 48,500	\$ 485,700	\$ 534,200	69.6%	102	Upper South End Res	0.18	1800	2,180	B	R	Good	Good	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Cash sale, no appraisal
20-055-000	50	MEADOW	WAY		10/7/2022	2022R	7238	\$ 262,000	\$ 56,900	\$ 170,000	\$ 226,900	86.6%	1032	North End Res	0.1	1918	1,080	C	G	Modern	Modern	1010	SINGLE FAMILY	1	Row House	FHA financing, appraised.
28-210-000	84	BLUFF	RD		10/11/2022	2022R	7293	\$ 180,000	\$ 39,100	\$ 101,300	\$ 140,400	78.0%	1031	Lambert-Hyde Res	0.16	1939	775	C-	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	
26-021-000	906	HIGH	ST		10/12/2022	2022R	7315	\$ 520,000	\$ 86,400	\$ 270,700	\$ 357,100	68.7%	104	Historic Res	0.12	1750	2,310	B	G	Average	Average	1010	SINGLE FAMILY	1	Cape Cod	
24-014-007	7	AEGIS	DR	B	10/14/2022	2022R	7355	\$ 140,000	\$ 34,600	\$ 99,600	\$ 134,200	95.9%	Aegis	Condo: Aegis	0	1920	940	C+	A	Average	Average	1021	Condo Unit	1	Condominium	Cash sale, no appraisal
32-107-000 & 32-108-000	610	MIDDLE	ST		10/17/2022	2022R	7373	\$ 250,000	\$ 36,500	\$ 179,000	\$ 215,500	86.2%	102	Upper South End Res	0.23	1940	1,152	C-	VG	Average	Average	1010	SINGLE FAMILY	1	Colonial	Cash sale, no appraisal
34-002-000 & 34-002-001	12 & 10	SPRUCE	ST		10/17/2022	2022R	7404	\$ 299,000	\$ 69,800	\$ 232,000	\$ 301,800	100.9%	102	Upper South End Res	0.64	1987	1,080	C-. D	A, G	Average	Average	1010	SINGLE FAMILY	1, 1	Mobile Home, Ranch	Appraised. No financing details
33-072-000	39	WEEKS	ST		10/18/2022	2022R	7418	\$ 408,750	\$ 67,800	\$ 233,200	\$ 301,000	73.6%	101	South End Res	0.2	1900	1,839	C	VG	Good	Modern	1010	SINGLE FAMILY	1	Conventional (1890-1900)	Conventional, appraised
25-174-000	103	BEDFORD	ST		10/24/2022	2022R	7536	\$ 278,600	\$ 53,700	\$ 140,300	\$ 194,000	69.6%	103	Central Res	0.16	1942	1,080	C	A	Average	Average	1010	SINGLE FAMILY	1	Cape Cod	Conventional, appraised
25-134-000	10	BAILEY	ST		10/25/2022	2022R	7586	\$ 275,000	\$ 42,000	\$ 199,100	\$ 241,100	87.7%	103	Central Res	0.07	1917	1,126	C	VG	Modern	Average	1010	SINGLE FAMILY	1	Bungalow	Cash sale, no appraisal
15-006-000	150	WHISKEAG	RD		10/28/2022	2022R	7678	\$ 397,000	\$ 76,000	\$ 285,200	\$ 361,200	91.0%	105	North Bath Res	0.35	1845	1,936	C+	G	Modern	Modern	1040	TWO FAMILY	2	Colonial	Conventional sale, appraised. includes ROW to water.
43-030-000	36	WEBBER	AVE		11/2/2022	2022R	7770	\$ 248,500	\$ 63,500	\$ 151,000	\$ 214,500	86.3%	1011	Graffam Way Res	0.36	1960	969	C	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	Private cash sale no appraisal (MLS listing however). Seller contributions \$1,500. (total price \$250,000)
25-136-000	18	BAILEY	ST		11/2/2022	2022R	7771	\$ 320,000	\$ 44,000	\$ 218,900	\$ 262,900	82.2%	103	Central Res	0.08	1920	1,533	C	VG	Modern	Modern	1010	SINGLE FAMILY	1	Conventional (1901-present)	Conventional, appraised
20-188-001	9	BEACON	ST		11/2/2022	2022R	7773	\$ 550,000	\$ 59,400	\$ 365,500	\$ 424,900	77.3%	1032	North End Res	0.312	1853	3,114	B-	G	Average	Average	1040	TWO FAMILY	2	Conventional (pre 1890)	
25-020-000	78	LINCOLN	ST		11/3/2022	2022R	7788	\$ 280,000	\$ 48,000	\$ 210,900	\$ 258,900	92.5%	103L	Lincoln West Res	0.08	1918	1,242	C	VG	Good	Average	1010	SINGLE FAMILY	1	Colonial	No MLS info

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	No	Street_Name										Ratio	Nbhd_Code	Nbhd_Description	Use_Description							Code				
25-065-000	134	LINCOLN	ST		11/14/2022	2022R	7985	\$ 405,000	\$ 65,800	\$ 310,700	\$ 376,500	93.0%	103	Central Res	0.53	1953	2,630	B-	A	Average	Average	1010	SINGLE FAMILY	1	Cape Cod	Estate sale. Conventional sale, appraised.
27-058-000	13	WALKER	ST		11/17/2022	2022R	8103	\$ 170,000	\$ 47,500	\$ 97,500	\$ 145,000	85.3%	103	Central Res	0.15	1900	480	D	G	Modern	Good	1010	SINGLE FAMILY	1	Ranch	Cash sale, no appraisal
20-092-000	4	PARK	ST		11/18/2022	2022R	8137	\$ 382,000	\$ 62,400	\$ 259,100	\$ 321,500	84.2%	1032	North End Res	0.15	1917	1,755	B	G	Average	Average	1010	SINGLE FAMILY	1	Conventional (1901-present)	
28-288-000	60	LINCOLN	ST		11/21/2022	2022R	8192	\$ 400,000	\$ 64,000	\$ 294,900	\$ 358,900	89.7%	103	Central Res	0.4	1954	2,000	B	A	Modern	Average	1010	SINGLE FAMILY	1	Ranch	Cash sale, no appraisal
01-023-000	43	WEST CHOPS POINT	RD		11/22/2022	2022R	8205	\$ 245,000	\$ 251,313	\$ 559,800	\$ 811,113	331.1%	1101	West Chops Pt Res	3.1	2024	2,376	B	A	Modern	Modern	1013	Single Family Waterfront	1	Colonial	Terms Other, no appraisal
21-242-000 & 21-242-001	329	FRONT	ST		11/22/2022	2022R	8228	\$ 1,350,000	\$ 255,018	\$ 828,600	\$ 1,077,018	79.8%	104	Historic Res	0.21	1820	2,170	A	R	Custom	Custom	1013	Single Family Waterfront	1	Colonial	Cash sale, no appraisal
25-098-000	242	CONGRESS	AVE		12/2/2022	2022R	8375	\$ 364,500	\$ 50,900	\$ 206,800	\$ 257,700	70.7%	103	Central Res	0.13	1890	2,493	C+	A	Average	Average	1050	THREE FAMILY	3	Three Family	
22-057-000	20	NEWTON	RD		12/9/2022	2022R	8512	\$ 315,000	\$ 55,500	\$ 180,200	\$ 235,700	74.8%	1051	Aspen-Seekins Res	0.24	1965	1,015	C	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	Estate sale. Cash sale, no appraisal.
40-004-001	159	HIGH	ST		12/12/2022	2022R	8535	\$ 295,000	\$ 88,700	\$ 152,100	\$ 240,800	81.6%	101	South End Res	1.41	1940	948	C-	G	Good	Average	1010	SINGLE FAMILY	1	Ranch	Conventional, appraised
31-051-053	53	PINE HILL	DR		12/12/2022	2022R	8555	\$ 190,000	\$ 33,500	\$ 143,000	\$ 176,500	92.9%	Pine Hill	Condo: Pine Hill	0	1989	1,105	C	A	Average	Average	1021	Condo Unit	1	Condominium	MSHA finance, appraised.
19-012-000	12	SEEKINS	DR		12/13/2022	2022R	8568	\$ 320,000	\$ 50,500	\$ 231,800	\$ 282,300	88.2%	1051	Aspen-Seekins Res	0.18	1975	1,008	C	A	Modern	Modern	1010	SINGLE FAMILY	1	Raised Ranch	FHA finance, appraised.
25-163-000	222	NORTH	ST		12/13/2022	2022R	8571	\$ 395,000	\$ 62,500	\$ 211,800	\$ 274,100	69.4%	103	Central Res	0.29	1904	1,836	B-	A	Average	Average	1010	SINGLE FAMILY	1	Conventional (1901-present)	
20-016-000	1168	HIGH	ST		12/15/2022	2022R	8639	\$ 333,000	\$ 56,900	\$ 173,600	\$ 230,500	69.2%	1032	North End Res	0.1	1918	1,269	C	G	Average	Average	1010	SINGLE FAMILY	1	Cape Cod	Conventional, appraised
26-018-000	894	HIGH	ST		12/15/2022	2022R	8650	\$ 660,000	\$ 97,500	\$ 460,100	\$ 557,600	84.5%	104	Historic Res	0.19	1840	2,673	A	VG	Average	Modern	1010	SINGLE FAMILY	1	Colonial	Cash sale, no appraisal
20-153-000	32	VALLEY	RD		12/20/2022	2022R	8766	\$ 233,000	\$ 52,000	\$ 143,400	\$ 195,400	83.9%	1032	North End Res	0.08	1918	840	C	G	Average	Average	1010	SINGLE FAMILY	1	Row House	Conventional, appraised
27-025-000	39	GRANITE	ST		12/22/2022	2022R	8808	\$ 269,000	\$ 29,100	\$ 245,100	\$ 274,200	101.9%	102	Upper South End Res	0.12	1850	2,074	C+	G	Modern	Modern	1017	Single Family w/in law	2	Cape Cod	Conventional, appraised
31-077-000	5	LILAC	ST		1/4/2023	2023R	45	\$ 320,000	\$ 49,300	\$ 277,800	\$ 327,100	102.2%	102W	South End West Res	0.36	1900	1,236	C+	VG	Good	Good	1010	SINGLE FAMILY	1	Conventional (1890-1900)	Conventional, appraised
33-138-000	10	PINE	ST		1/5/2023	2023R	81	\$ 365,000	\$ 35,000	\$ 378,900	\$ 413,900	113.4%	102	Upper South End Res	0.1	1853	1,747	C+	R	Modern	Good	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Conventional, no appraisal
31-087-000	12	WEST	ST		1/5/2023	2023R	95	\$ 330,000	\$ 42,400	\$ 275,400	\$ 317,800	96.3%	102W	South End West Res	0.11	1910	1,334	C	R	Modern	Modern	1010	SINGLE FAMILY	1	Conventional (1901-present)	Cash sale, no appraisal
27-168-000	16	STACEY	ST		1/17/2023	2023R	241	\$ 258,500	\$ 35,000	\$ 212,500	\$ 247,500	95.7%	102	Upper South End Res	0.1	1900	1,571	C+	G	Average	Average	1010	SINGLE FAMILY	1	Conventional (1890-1900)	FHA finance, appraised. Seller contributions \$16,500. Total sale price 275,000.
32-153-000	53	SOUTH	ST		1/24/2023	2023R	313	\$ 350,000	\$ 35,000	\$ 246,600	\$ 281,600	80.5%	102	Upper South End Res	0.1	1890	1,490	C	VG	Modern	Good	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Conventional, appraised
14-018-000	17	HARWARD	ST		1/30/2023	2023R	413	\$ 273,500	\$ 99,400	\$ 152,100	\$ 251,500	92.0%	109H	Upper North End High Res	0.289	1950	960	C	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	Conventional, no appraisal. Total sale price \$277,500, seller contribution \$4,000
31-051-036	36	PINE HILL	DR		1/30/2023	2023R	419	\$ 204,500	\$ 33,500	\$ 139,800	\$ 173,300	84.7%	Pine Hill	Condo: Pine Hill	0	1988	1,040	C	A	Average	Average	1021	Condo Unit	1	Condominium	
43-030-000	36	WEBBER	AVE		2/13/2023	2023R	625	\$ 287,500	\$ 63,500	\$ 151,000	\$ 214,500	74.6%	1011	Graffam Way Res	0.36	1960	969	C	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	Conventional, appraised
26-108-000	928	MIDDLE	ST		2/13/2023	2023R	643	\$ 517,500	\$ 95,900	\$ 384,700	\$ 480,600	92.9%	104	Historic Res	0.18	1847	4,051	B	G	Average	Average	1050	THREE FAMILY	3	Three Family	Conventional, appraised
19-086-000	10	NOBLE	AVE		2/15/2023	2023R	672	\$ 223,125	\$ 47,100	\$ 115,900	\$ 163,000	73.1%	1031	Lambert-Hyde Res	0.14	1940	816	C-	G	Average	Average	1010	SINGLE FAMILY	1	Ranch	FHA finance, appraised.
20-330-000	45	DRUMMOND	PT		2/24/2023	2023R	798	\$ 570,000	\$ 202,463	\$ 211,200	\$ 413,663	72.6%	1032	North End Res	0.73	1960	1,372	C	G	Modern	Modern	1013	Single Family Waterfront	1	Ranch	Estate sale

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	No	Street_Name										Ratio	Ratio													
28-148-000	40	FLORAL	ST		5/26/2023	2023R	2266	\$ 265,000	\$ 65,200	\$ 144,800	\$ 210,000	79.2%	103L	Lincoln West Res	0.32	1890	1,324	C	A	Average	Average	1010	SINGLE FAMILY	1	Conventional (pre 1890)	
26-034-000	928	HIGH	ST		5/26/2023	2023R	2274	\$ 380,000	\$ 88,000	\$ 235,900	\$ 323,900	85.2%	104	Historic Res	0.13	1790	1,518	C	VG	Modern	Modern	1010	SINGLE FAMILY	1	Colonial	
27-198-000	694	MIDDLE	ST		5/30/2023	2023R	2313	\$ 515,000	\$ 38,400	\$ 395,900	\$ 434,300	84.3%	102	Upper South End Res	0.15	1820	2,006	B	VG	Good	Good	1010	SINGLE FAMILY	1	Colonial	
38-080-000	185	MIDDLE	ST		5/31/2023	2023R	2341	\$ 340,000	\$ 71,100	\$ 163,900	\$ 235,000	69.1%	101	South End Res	0.35	1910	1,040	C-	G	Modern	Modern	1010	SINGLE FAMILY	1	Conventional (1901-present)	
20-369-000	1161	WASHINGTON	ST		5/31/2023	2023R	2348	\$ 530,000	\$ 107,000	\$ 312,500	\$ 419,500	79.2%	104	Historic Res	0.25	1825	1,782	B-	VG	Modern	Modern	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Estate Sale.
25-126-000	173	NORTH	ST		6/5/2023	2023R	2418	\$ 315,000	\$ 56,500	\$ 221,800	\$ 278,300	88.3%	103	Central Res	0.19	1940	1,298	C	G	Average	Average	1010	SINGLE FAMILY	1	Bungalow	
25-130-000	3	GERALD	ST		6/8/2023	2023R	2468	\$ 355,080	\$ 48,200	\$ 263,700	\$ 311,900	87.8%	103	Central Res	0.1	1920	3,696	C	G	Average	Average	1050	THREE FAMILY	3	Three Family	
21-204-000	1033	WASHINGTON	ST		6/9/2023	2023R	2499	\$ 640,000	\$ 89,600	\$ 378,600	\$ 468,200	73.2%	104	Historic Res	0.14	1830	2,896	B	VG	Modern	Modern	1010	SINGLE FAMILY	1	Conventional (pre 1890)	
31-077-000	5	LILAC	ST		6/13/2023	2023R	2555	\$ 350,000	\$ 49,300	\$ 277,800	\$ 327,100	93.5%	102W	South End West Res	0.36	2021	1,236	C+	VG	Good	Good	1010	SINGLE FAMILY	1	Conventional (1901-present)	
14-097-000	52	WINSHIP	ST		6/15/2023	2023R	2612	\$ 410,000	\$ 73,400	\$ 223,800	\$ 297,200	72.5%	1032	North End Res	0.26	1890	2,923	C	G	Average	Average	1040	TWO FAMILY	2	Duplex	
26-258-222	145	COMMERCIAL	ST	202	6/20/2023	2023R	2663	\$ 1,050,000	\$ 185,000	\$ 682,200	\$ 867,200	82.6%	Riverwalk	Condo: Riverwalk	0	2018	2,160	B	G	Modern	Modern	1021	Condo Unit	1	Condominium	
33-004-000	390	HIGH	ST		6/26/2023	2023R	2729	\$ 368,000	\$ 38,000	\$ 214,900	\$ 252,900	68.7%	102	Upper South End Res	0.49	1898	1,742	C	G	Average	Average	1010	SINGLE FAMILY	1	Conventional (1890-1900)	
25-029-000	12	ANDREWS	RD		7/11/2023	2023R	3002	\$ 250,000	\$ 50,300	\$ 131,900	\$ 182,200	72.9%	103L	Lincoln West Res	0.09	1918	960	C	A	Average	Average	1010	SINGLE FAMILY	1	Colonial	Cash sale, no appraisal
20-109-000	34	PARK	ST		7/19/2023	2023R	3162	\$ 403,000	\$ 65,600	\$ 192,100	\$ 257,700	63.9%	1032	North End Res	0.18	1917	1,841	C+	A	Average	Average	1010	SINGLE FAMILY	1	Conventional (1901-present)	Cash sale, no appraisal
38-062-000	9	MARSHALL	AVE		7/19/2023	2023R	3176	\$ 405,000	\$ 74,800	\$ 222,200	\$ 297,000	73.3%	101	South End Res	0.35	1906	1,800	C	G	Average	Modern	1010	SINGLE FAMILY	1	Colonial	Conventional sale, appraised.
15-031-000	169	WHISKEAG	RD		7/19/2023	2023R	3180	\$ 349,000	\$ 68,000	\$ 157,900	\$ 225,900	64.7%	105	North Bath Res	0.69	1942	1,056	C-	G	Modern	Average	1010	SINGLE FAMILY	1	Cape Cod	FHA financing, appraised, seller contributions 2,000 (total 351,000)
28-211-000	86	BLUFF	RD		7/21/2023	2023R	3223	\$ 210,000	\$ 39,700	\$ 101,400	\$ 141,100	67.2%	1031	Lambert-Hyde Res	0.17	1939	775	C-	A	Average	Modern	1010	SINGLE FAMILY	1	Ranch	
25-062-000	3	ANDREWS	RD		7/24/2023	2023R	3227	\$ 362,000	\$ 43,500	\$ 201,700	\$ 245,200	67.7%	103L	Lincoln West Res	0.06	1918	1,056	C+	VG	Average	Average	1010	SINGLE FAMILY	1	Colonial	Cash sale, no appraisal
20-216-000	90	OLIVER	ST		7/25/2023	2023R	3261	\$ 420,000	\$ 62,400	\$ 261,500	\$ 323,900	77.1%	1032	North End Res	0.15	1920	1,534	C+	G	Good	Modern	1010	SINGLE FAMILY	1	Colonial	Conventional sale, appraised.
33-178-000	23	PINE	ST		7/27/2023	2023R	3352	\$ 243,000	\$ 27,500	\$ 168,800	\$ 196,300	80.8%	102	Upper South End Res	0.07	1910	1,083	C	G	Modern	Average	1010	SINGLE FAMILY	1	Conventional (1901-present)	Conventional sale, appraised. Seller contributions \$7,000 (total price \$250,000)
38-051-000	4	MARSHALL	AVE		7/27/2023	2023R	3376	\$ 426,000	\$ 70,000	\$ 318,400	\$ 388,400	91.2%	101	South End Res	0.22	1940	1,295	C	E	Good	Good	1010	SINGLE FAMILY	1	Conventional (1901-present)	Conventional sale, appraised.
20-296-000	1298	WASHINGTON	ST		7/31/2023	2023R	3417	\$ 360,000	\$ 67,200	\$ 155,600	\$ 222,800	61.9%	1032	North End Res	0.34	1860	2,375	C	A	Average	Average	1040	TWO FAMILY	2	Two Family	
38-096-000	1	GODDARD	ST		8/3/2023	2023R	3505	\$ 370,500	\$ 60,200	\$ 155,700	\$ 215,900	58.3%	101	South End Res	0.13	1943	1,194	C	A	Average	Modern	1010	SINGLE FAMILY	1	Cape Cod	Conventional sale, appraised.
05-012-000	35	WEST CHOPS POINT	RD		8/7/2023	2023R	3544	\$ 1,257,000	\$ 245,520	\$ 535,900	\$ 781,420	62.2%	1101	West Chops Pt Res	4.1	2001	1,999	B+	G	Good	Modern	1013	Single Family Waterfront	1	Contemporary	Conventional sale, appraised.
26-061-000	969	HIGH	ST		8/11/2023	2023R	3641	\$ 480,000	\$ 92,800	\$ 285,000	\$ 377,800	78.7%	104	Historic Res	0.16	1840	2,706	B	A	Average	Modern	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Seller contribution 13000 (paid 493,000 total)
24-014-016	12	AEGIS	DR	B	8/17/2023	2023R	3720	\$ 165,000	\$ 34,600	\$ 113,500	\$ 148,100	89.8%	Aegis	Condo: Aegis	0	1930	1,358	C	A	Average	Average	1021	Condo Unit	1	Condominium	Purchased two units from same seller (not in same condition) MLS shows as combined sale of \$295K

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	No	Street_Name										Ratio	Nbhd_Code						Nbhd_Description	Use_Description				Use_Description		
24-014-015	12	AEGIS	DR	A	8/17/2023	2023R	3722	\$ 130,000	\$ 34,600	\$ 100,000	\$ 134,600	103.5%	Aegjs	Condo: Aegjs	0	1930	848	C	A	Average	Average	2021	Condo Unit	1	Condominium	Purchased two units from same seller (not in same condition) MLS shows as combined sale of \$295K
28-250-000	2	DIKE	RD		8/18/2023	2023R	3744	\$ 350,000	\$ 53,600	\$ 196,700	\$ 250,300	71.5%	103L	Lincoln West Res	0.11	1918	1,428	C	VG	Average	Average	2010	SINGLE FAMILY	1	Conventional (1901-present)	
14-079-000	3	BARQUE	RD		8/21/2023	2023R	3782	\$ 404,000	\$ 89,400	\$ 281,900	\$ 371,300	91.9%	108	Old Sloop Res	0.36	1979	1,728	C+	A	Average	Average	2010	SINGLE FAMILY	1	Conventional (1901-present)	Conventional sale, appraised. Estate influenced.
20-143-000	15	VALLEY	RD		8/21/2023	2023R	3817	\$ 352,000	\$ 54,500	\$ 164,700	\$ 219,200	62.3%	1032	North End Res	0.09	1917	1,080	C	G	Modern	Modern	2010	SINGLE FAMILY	1	Row House	Conventional sale, appraised.
14-029-000	1379	WASHINGTON	ST		8/23/2023	2023R	3843	\$ 1,700,000	\$ 308,898	\$ 806,800	\$ 1,115,698	65.6%	109	Upper North End Res	0.95	1990	1,922	A-	E	Custom	Good	1093	Multiple Houses	1	Ranch	
31-051-060	60	PINE HILL	DR		8/28/2023	2023R	4040	\$ 300,000	\$ 33,500	\$ 170,700	\$ 204,200	68.1%	Pine Hill	Condo: Pine Hill	0	1989	1,170	C	G	Modern	Modern	2021	Condo Unit	1	Condominium	
25-238-000	71	GREEN	ST		8/28/2023	2023R	4048	\$ 381,000	\$ 56,500	\$ 272,000	\$ 328,500	86.2%	103	Central Res	0.19	1875	1,955	B-	G	Average	Average	2010	SINGLE FAMILY	1	Conventional (pre 1890)	Seller contributions 10,000 (gross 391,000). Conventional, appraised.
28-124-000	228	CENTRE	ST		8/30/2023	2023R	4092	\$ 240,000	\$ 54,600	\$ 159,100	\$ 213,700	89.0%	103L	Lincoln West Res	0.12	1920	1,519	C	A	Average	Average	2010	SINGLE FAMILY	1	Colonial	
23-037-000 & 23-036-000	125	OLD BRUNSWICK	RD		8/30/2023	2023R	4097	\$ 195,000	\$ 76,249	\$ 84,400	\$ 160,649	82.4%	105	North Bath Res	1.7	1925	1,307	C-	F	Fair	Fair	2010	SINGLE FAMILY	1	Conventional (1901-present)	Cash sale, no appraisal
32-104-000	602	MIDDLE	ST		8/31/2023	2023R	4099	\$ 415,000	\$ 37,700	\$ 251,900	\$ 289,600	69.8%	102	Upper South End Res	0.14	1910	2,034	C	VG	Average	Average	2010	SINGLE FAMILY	1	Conventional (1901-present)	
39-058-000 & 39-047-000	82	MIDDLE	ST		8/31/2023	2023R	4119	\$ 375,000	\$ 121,600	\$ 164,400	\$ 286,000	76.3%	101	South End Res	0.33	1898	1,654	C	A	Average	Average	2010	SINGLE FAMILY	1	Conventional (1890-1900)	
28-191-000	93	BLUFF	RD		9/1/2023	2023R	4153	\$ 255,000	\$ 45,700	\$ 110,700	\$ 156,400	61.3%	1031	Lambert-Hyde Res	0.31	1939	775	C-	A	Average	Average	2010	SINGLE FAMILY	1	Ranch	
07-059-000	77	VARNEY MILL	RD		9/5/2023	2023R	4198	\$ 550,000	\$ 102,000	\$ 367,600	\$ 469,600	85.4%	105	North Bath Res	1.9	2004	1,792	C	G	Average	Average	2010	SINGLE FAMILY	1	Ranch	
16-045-001	25	SPRING VIEW	LN	1	9/5/2023	2023R	4200	\$ 360,000	\$ 43,500	\$ 199,700	\$ 243,200	67.6%	Spring View	Condo: Spring View	0	1989	1,298	C+	G	Average	Average	2021	Condo Unit	1	Condominium	\$112K (2023R-4161) + \$248K (2023R-4200) (two sales combined for one parcel).
26-019-000	900	HIGH	ST		9/5/2023	2023R	4208	\$ 710,000	\$ 112,000	\$ 451,300	\$ 563,300	79.3%	104	Historic Res	0.46	1900	3,692	B-	G	Modern	Modern	0130	Primarily Residential	1	Colonial	
26-063-000	95	NORTH	ST		9/7/2023	2023R	4231	\$ 595,000	\$ 67,800	\$ 344,800	\$ 412,600	69.3%	1032	North End Res	0.2	1840	2,227	B-	VG	Good	Modern	2010	SINGLE FAMILY	1	Conventional (pre 1890)	Conventional sale, appraised.
20-038-000	27	MEADOW	WAY		9/7/2023	2023R	4244	\$ 301,000	\$ 54,500	\$ 150,400	\$ 204,900	68.1%	1032	North End Res	0.09	1918	840	C	A	Modern	Average	2010	SINGLE FAMILY	1	Row House	VA sale, appraised
21-121-000	34	DUMMER	ST		9/8/2023	2023R	4246	\$ 247,500	\$ 57,100	\$ 165,900	\$ 223,000	90.1%	1032	North End Res	0.16	1890	1,155	C-	G	Modern	Modern	2010	SINGLE FAMILY	1	Conventional (1890-1900)	Conventional sale, no appraisal, seller contribution 1,500 (total 249,000)
14-094-000	71	WINSHIP	ST		9/8/2023	2023R	4264	\$ 244,900	\$ 77,600	\$ 131,200	\$ 208,800	85.3%	1032	North End Res	0.52	1890	1,076	C-	A	Average	Average	2010	SINGLE FAMILY	1	Conventional (1890-1900)	Estate sale
14-020-000	1	HARWARD	ST		9/18/2023	2023R	4462	\$ 425,000	\$ 172,300	\$ 182,500	\$ 354,800	83.5%	109	Upper North End Res	0.76	1968	1,025	C	A	Modern	Average	2010	SINGLE FAMILY	1	Ranch	Conventional sale, appraised.
05-011-000	37	WEST CHOPS POINT	RD		9/18/2023	2023R	4503	\$ 840,000	\$ 259,713	\$ 380,900	\$ 640,613	76.3%	1101	West Chops Pt Res	4.2	2003	1,352	B-	A	Modern	Modern	2013	Single Family Waterfront	1	Contemporary	Conventional sale, appraised.
26-137-000	63	OAK	ST		9/19/2023	2023R	4609	\$ 300,000	\$ 88,000	\$ 135,000	\$ 223,000	74.3%	104	Historic Res	0.13	1845	1,632	C	A	Average	Average	2040	TWO FAMILY	2	Two Family	Conventional sale, no appraisal.
21-083-000	1	WRIGHT	DR		9/25/2023	2023R	4799	\$ 445,000	\$ 63,500	\$ 270,100	\$ 333,600	75.0%	1032	North End Res	0.16	1851	1,828	B	G	Average	Average	2010	SINGLE FAMILY	1	Conventional (pre 1890)	Conventional sale, no appraisal.
34-005-000	3	SPRUCE	ST		9/26/2023	2023R	4816	\$ 325,000	\$ 40,400	\$ 183,500	\$ 223,900	68.9%	102	Upper South End Res	0.18	1920	1,488	C	VG	Modern	Average	2040	TWO FAMILY	2	Ranch	
26-165-000	842	WASHINGTON	ST		9/28/2023	2023R	4884	\$ 645,000	\$ 61,100	\$ 503,600	\$ 564,700	87.6%	103	Central Res	0.24	1827	3,371	B-	VG	Modern	Good	2040	TWO FAMILY	2	Colonial	Conventional sale, appraised.

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	No	Street_Name										Ratio	Nbhd_Code							Nbhd_Description	Use_Description				Use_Description	
19-045-000	16	ADAMS	CT		9/29/2023	2023R	4915	\$ 228,225	\$ 51,300	\$ 142,100	\$ 193,400	84.7%	1031	Lambert-Hyde Res	0.19	1942	816	C+	A	Modern	Average	1010	SINGLE FAMILY	1	Ranch	Estate sale, Seller contributions 1,750, total price 230,000. Mold remediation needed.
26-207-000	23	OAK	ST		10/2/2023	2023R	4931	\$ 435,000	\$ 84,800	\$ 238,900	\$ 323,700	74.4%	104	Historic Res	0.11	1882	2,418	B-	G	Average	Average	1040	TWO FAMILY	2	Two Family	Seller contribution \$3,000 (sale price \$438000)
25-195-000	58	BEDFORD	ST		10/13/2023	2023R	5169	\$ 330,000	\$ 49,100	\$ 222,600	\$ 271,700	82.3%	103	Central Res	0.11	1840	1,630	C+	G	Average	Average	1010	SINGLE FAMILY	1	1890)	Conventional (pre
20-169-000	1171	HIGH	ST		10/18/2023	2023R	5267	\$ 250,000	\$ 47,100	\$ 136,400	\$ 183,500	73.4%	1032	North End Res	0.06	1930	984	C	G	Modern	Average	1010	SINGLE FAMILY	1	Ranch	Cash sale, no appraisal MSHA financing, appraised.
45-033-000	66	HIGH	ST		10/19/2023	2023R	5269	\$ 264,000	\$ 51,800	\$ 157,000	\$ 208,800	79.1%	101	South End Res	0.3	1840	1,296	C-	G	Modern	Modern	1010	SINGLE FAMILY	1	Cape Cod	Cash sale, no appraisal
20-245-000	11	OLIVER	ST		10/30/2023	2023R	5442	\$ 365,000	\$ 52,000	\$ 212,700	\$ 264,700	72.5%	1032	North End Res	0.08	1916	1,266	C	VG	Good	Average	1010	SINGLE FAMILY	1	Row House	Conventional sale, no appraisal.
21-057-000	1000	MIDDLE	ST		10/30/2023	2023R	5476	\$ 565,000	\$ 76,800	\$ 410,000	\$ 486,800	86.2%	1032	North End Res	0.47	1984	2,324	B	G	Modern	Average	1010	SINGLE FAMILY	1	Cape Cod	Cash sale, no appraisal
28-100-000	19	WINSLOW	CT		11/1/2023	2023R	5531	\$ 435,000	\$ 68,600	\$ 310,700	\$ 379,300	87.2%	103L	Lincoln West Res	0.32	2017	2,170	C	A	Modern	Modern	1040	TWO FAMILY	2	Duplex	Cash sale, no appraisal
20-047-000	30	MEADOW	WAY		11/7/2023	2023R	5649	\$ 313,700	\$ 60,200	\$ 157,700	\$ 217,900	69.5%	1032	North End Res	0.13	1918	840	C	G	Modern	Average	1010	SINGLE FAMILY	1	Row House	Conventional, appraised. Seller contributions \$1,300 (total \$315,000, net \$313,700).
26-132-000	935	MIDDLE	ST		11/13/2023	2023R	5752	\$ 435,000	\$ 100,700	\$ 276,500	\$ 377,200	86.7%	104	Historic Res	0.21	1845	2,538	B-	A	Average	Average	1010	SINGLE FAMILY	1	1890)	Conventional, appraised, seller contributions \$5,000 (total sale price 440000).
25-214-000	185	OAK	ST		11/13/2023	2023R	5755	\$ 380,000	\$ 58,200	\$ 214,100	\$ 272,300	71.7%	103	Central Res	0.45	1976	1,404	C	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	Estate sale. Conventional, appraised.
31-051-013	13	PINE HILL	DR		11/15/2023	2023R	5808	\$ 195,000	\$ 33,500	\$ 142,100	\$ 175,600	90.1%	Pine Hill	Condo: Pine Hill	0	1986	1,105	C	A	Modern	Average	1021	Condo Unit	1	Condominium	Conventional sale, no appraisal.
31-051-045	45	PINE HILL	DR		11/20/2023	2023R	5870	\$ 295,000	\$ 33,500	\$ 147,500	\$ 181,000	61.4%	Pine Hill	Condo: Pine Hill	0	1989	1,105	C	G	Modern	Modern	1021	Condo Unit	1	Condominium	Sale Terms other, no appraisal.
21-093-000	1059	HIGH	ST		11/20/2023	2023R	5873	\$ 389,500	\$ 62,400	\$ 175,400	\$ 237,800	61.1%	1032	North End Res	0.15	1904	1,682	C	A	Average	Average	1010	SINGLE FAMILY	1	1890- present)	Conventional, appraised, seller contributions 3,000 (total \$392,500, net \$389,500), Estate sale.
31-008-000	525	HIGH	ST		11/27/2023	2023R	5952	\$ 363,500	\$ 30,500	\$ 188,900	\$ 219,400	60.4%	102	Upper South End Res	0.07	1895	1,035	C+	G	Average	Modern	1010	SINGLE FAMILY	1	1900)	Conventional (1890- appraised.
34-009-000	16	TARBOX	ST		11/30/2023	2023R	6025	\$ 335,000	\$ 38,800	\$ 176,300	\$ 215,100	64.2%	102	Upper South End Res	0.22	1890	1,100	C	VG	Modern	Average	1010	SINGLE FAMILY	1	1900)	Conventional (1890-
26-199-000	969	WASHINGTON	ST		12/1/2023	2023R	6039	\$ 950,000	\$ 57,800	\$ 704,800	\$ 762,600	80.3%	104	Historic Res	0.32	1810	4,792		VG			0310	Primarily Commercial	2	Inn	Conventional sale, appraised.
37-005-001	187	HIGH	ST		12/4/2023	2023R	6092	\$ 301,000	\$ 74,600	\$ 175,000	\$ 249,600	82.9%	101	South End Res	0.336	1984	864	C	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	Conventional sale, no appraisal.
33-071-000	45	WEEKS	ST		12/11/2023	2023R	6205	\$ 375,000	\$ 73,400	\$ 216,100	\$ 289,500	77.2%	101	South End Res	0.26	1860	1,457	C+	G	Average	Average	1010	SINGLE FAMILY	1	1890)	Conventional (pre VA financing, appraised. Seller contribution \$5,000. (total sale price \$380,000).
20-005-000	16	BEACON	ST		12/15/2023	2023R	6314	\$ 293,500	\$ 54,500	\$ 143,400	\$ 197,900	67.4%	1032	North End Res	0.09	1900	1,378	C	A	Average	Average	1010	SINGLE FAMILY	1	1900)	Conventional (1890- Cash sale, no appraisal
14-017-000	11	HARWARD	ST		12/19/2023	2023R	6357	\$ 425,000	\$ 157,900	\$ 153,900	\$ 311,800	73.4%	109	Upper North End Res	0.8	1956	1,238	C+	A	Fair	Average	1010	SINGLE FAMILY	1	Cape Cod	Estate sale

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Map_Lot_Sublot	Address		Street_Type	Unit_No	Date_of_Sale	Deed_Book	Deed_Page	Sales_Price	Total_Assessed_Land	Total_Assessed_Improvements	Total_Assessed_Parcels_Value	Assessment		Land_Area_In_Acres	Year_Built	Living_Area_Sq_Ft	Condition_Grade	Kitchen_Style	Bath_Style	Building		Living_Units	Building_Style	Notes			
	No	Street_Name										Ratio	Nbhd_Code							Nbhd_Description	Use_Description				Use_Description		
27-029-000	746	MIDDLE	ST		12/29/2023	2023R	6552 \$	356,587 \$	46,100 \$	203,300 \$	249,400	69.9%	103		Central Res	0.09	1890	3,069	C	F	Average	Average	1050	THREE FAMILY	3	Three Family	ALSO CONVEYS 27-030 (752 MIDDLE) Total sale price \$705,000 allocated between 746 and 752 Middle.
27-030-000	752	MIDDLE	ST		12/29/2023	2023R	6552 \$	348,413 \$	48,200 \$	182,100 \$	230,300	66.1%	103		Central Res	0.1	1890	2,487	C	A	Average	Average	1050	THREE FAMILY	3	Three Family	ALSO CONVEYS 27-029 (746 MIDDLE) Total sale price \$705,000 allocated between 746 and 752 Middle.
33-093-000	47	CORLISS	ST		1/2/2024	2024R	32 \$	230,000 \$	62,400 \$	148,500 \$	210,900	91.7%	101		South End Res	0.15	1866	1,177	C+	A	Average	Average	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Conventional sale, appraised.
45-023-000	42	HIGH	ST		1/4/2024	2024R	103 \$	260,000 \$	89,800 \$	140,700 \$	230,500	88.7%	101		South End Res	0.55	1835	1,310	C	A	Modern	Average	1010	SINGLE FAMILY	1	Cape Cod	Seller contribution 25,000. Total sale price 285,000. Conventional sale. Appraised.
26-258-211	145	COMMERCIAL	ST	101	1/11/2024	2024R	188 \$	865,000 \$	185,000 \$	449,300 \$	634,300	73.3%	Riverwalk	Condo: Riverwalk	0	2018	1,594	B	A	Modern	Modern	1021	Condo Unit	1	Condominium	Cash sale, no appraisal	
12-020-000	1537	WASHINGTON	ST		1/17/2024	2024R	257 \$	785,000 \$	276,441 \$	374,300 \$	650,741	82.9%	109		Upper North End Res	0.4	1954	2,028	B-	G	Average	Average	1040	TWO FAMILY	2	Ranch	
20-124-000	4	DIKES LANDING	RD		1/17/2024	2024R	267 \$	300,000 \$	74,500 \$	222,500 \$	297,000	99.0%	1032		North End Res	0.33	1994	1,254	C+	A	Average	Average	1010	SINGLE FAMILY	1	Ranch	VA sale, appraised.
21-037-000	37	WILLOW	ST		1/22/2024	2024R	357 \$	465,750 \$	62,400 \$	280,500 \$	342,900	73.6%	1032		North End Res	0.15	1890	3,141	C	G	Average	Average	1050	THREE FAMILY	3	Three Family	FHA loan. Seller contributions 9,250 (total sale price 475000)
25-134-000	10	BAILEY	ST		1/23/2024	2024R	360 \$	295,000 \$	42,000 \$	199,100 \$	241,100	81.7%	103		Central Res	0.07	1917	1,126	C	VG	Modern	Average	1010	SINGLE FAMILY	1	Bungalow	VA sale, appraised. Seller contributions \$8,850 (total sale price 303,850)
26-213-000	21	LINDEN	ST		1/24/2024	2024R	413 \$	730,000 \$	88,000 \$	520,900 \$	608,900	83.4%	104		Historic Res	0.13	1852	3,384	A	G	Average	Average	1010	SINGLE FAMILY	1	Colonial	Cash sale, no appraisal
01-019-000	51	WEST CHOPS POINT	RD		1/25/2024	2024R	426 \$	1,215,000 \$	264,105 \$	914,500 \$	1,178,605	97.0%	1101		West Chops Pt Res	3	2006	4,592	B+	G	Good	Modern	1013	Single Family Waterfront	1	Contemporary	Conventional sale, appraised.
39-021-000	15	ROBINSON	ST		2/2/2024	2024R	570 \$	459,000 \$	70,200 \$	334,800 \$	405,000	88.2%	101		South End Res	0.293	2023	1,680	C+	A	Good	Modern	1010	SINGLE FAMILY	1	Ranch	
25-268-000	8	MAPLE	ST		2/9/2024	2024R	678 \$	239,000 \$	50,000 \$	139,600 \$	189,600	79.3%	103		Central Res	0.12	1850	1,136	C-	A	Average	Average	1010	SINGLE FAMILY	1	Conventional (pre 1890)	VA sale, appraised.
25-116-000	205	NORTH	ST		2/12/2024	2024R	715 \$	461,500 \$	65,000 \$	321,600 \$	386,600	83.8%	103		Central Res	0.47	1880	1,684	C+	VG	Good	Good	1010	SINGLE FAMILY	1	Conventional (pre 1890)	
33-109-000	445	MIDDLE	ST		2/12/2024	2024R	717 \$	312,500 \$	49,600 \$	126,700 \$	176,300	56.4%	101		South End Res	0.07	1900	644	C-	G	Average	Average	1010	SINGLE FAMILY	1	Conventional (1890-1900)	Conventional sale, appraised.
28-275-000	5	MAPLE	ST		2/15/2024	2024R	767 \$	415,000 \$	50,000 \$	244,800 \$	294,800	71.0%	103		Central Res	0.12	1870	1,994	C	G	Good	Modern	1010	SINGLE FAMILY	1	Conventional (pre 1890)	Conventional sale, appraised.
27-007-000	788	HIGH	ST		2/20/2024	2024R	802 \$	660,000 \$	63,700 \$	514,300 \$	578,000	87.6%	103		Central Res	0.38	1824	3,363	A+	A	Average	Average	1010	SINGLE FAMILY	1	Colonial	Estate sale. Conventional appraised sale.
38-108-015	2	SCHOONER RIDGE	RD	15	2/23/2024	2024R	881 \$	350,000 \$	45,000 \$	231,700 \$	276,700	79.1%	Schooner Ridge	Condo: Schooner Ridge	0	1989	1,344	B-	G	Average	Average	1021	Condo Unit	1	Condominium	65% ASR. Appraised, local buyer, conventional sale	
28-180-000	23	HUSE	ST		3/8/2024	2024R	1082 \$	413,000 \$	65,500 \$	256,600 \$	322,100	78.0%	103L		Lincoln West Res	0.34	1890	1,849	C	G	Good	Average	1010	SINGLE FAMILY	1	Colonial	Seller contributions 7,000 (total = \$420,000), Conventional, appraised.
33-193-000	1	SHAW	ST		3/18/2024	2024R	1214 \$	435,000 \$	37,000 \$	230,200 \$	267,200	61.4%	102		Upper South End Res	0.13	1848	1,569	C	VG	Good	Modern	1010	SINGLE FAMILY	1	Cape Cod	Seller contributions \$5,000 (price total \$440,000). Appraised, conventional.

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Map_Lot_Sublot	Address		Street		Date_of_Sale	Deed_Book	Deed_Page	Sales_Price	Total_Assessed_Land	Total_Assessed_Improvements	Total_Assessed_Parcels_Value	Assessment		Land_Area_in_Acres	Year_Built	Living_Area(Sq.Ft)	Grade	Condition	Kitchen_Style	Building		Living_Units	Building_Style	Notes		
	No	Street_Name	Type	Unit_No								Ratio	Nbhd_Code							Nbhd_Description	Use_Description				Use_Code	
28-281-000	33	LINCOLN	ST		6/28/2024	2024R	3006 \$ 367,000	\$ 48,200	\$ 197,700	\$ 245,900	67.0%	103	Central Res	0.1	1890	1,486	C	G	Average	Average	1010	SINGLE FAMILY	1	Conventional (1890-1900)	Estate sale. Conventional, appraised.	
23-020-000	2	RANGER	CIR		6/28/2024	2024R	3009 \$ 710,000	\$ 82,426	\$ 539,500	\$ 621,926	87.6%	107	Mill Pond Res	5.1	2003	2,674	B-	A	Modern	Average	Average	1010	SINGLE FAMILY	1	Contemporary	
25-161-000	208	NORTH	ST		7/2/2024	2024R	3050 \$ 279,000	\$ 53,700	\$ 108,500	\$ 162,200	58.1%	103	Central Res	0.16	1920	1,042	C	F	Average	Average	1010	SINGLE FAMILY	1	Ranch		
25-131-000	165	NORTH	ST		7/9/2024	2024R	3157 \$ 340,000	\$ 50,900	\$ 179,100	\$ 230,000	67.6%	103	Central Res	0.13	1900	1,239	C	G	Modern	Modern	1010	SINGLE FAMILY	1	Conventional (1890-1900)	Conventional, no appraisal	
28-328-000	229	CENTRE	ST		7/11/2024	2024R	3216 \$ 305,000	\$ 55,600	\$ 175,800	\$ 231,400	75.9%	103L	Lincoln West Res	0.13	1917	1,392	C	G	Average	Average	1010	SINGLE FAMILY	1	Conventional (1901-present)		
20-199-000	30	OLIVER	ST		7/11/2024	2024R	3241 \$ 320,000	\$ 65,600	\$ 134,300	\$ 199,900	62.5%	1032	North End Res	0.18	1916	1,152	C	A	Average	Average	1010	SINGLE FAMILY	1	Row House		
26-258-424	285	FRONT	ST	204	7/12/2024	2024R	3251 \$ 760,000	\$ 185,000	\$ 508,500	\$ 693,500	91.3%	Riverwalk	Condo: Riverwalk	0	2019	1,595	B	G	Modern	Modern	1021	Condo Unit	1	Condominium		