

	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	1	1	N/A	\$175,000	12/09/2022
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type	
	884	9,600	1971	SFR	

OWNER INFORMATION			
Owner Name	235 Green Street LLC	Tax Billing Zip	60091
Tax Billing Address	825 Green Bay Rd Ste 100	Tax Billing Zip+4	2500
Tax Billing Address	825 Green Bay Rd Ste 100	Owner Occupied	No
Tax Billing City & State	Wilmette, IL		

COMMUNITY INSIGHTS			
Median Home Value	\$620,017	Family Friendly Score	99 / 100
Median Home Value Rating	8 / 10	Walkable Score	17 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	100 / 100	Q1 Home Price Forecast	\$638,733
Standardized Test Rank	77 / 100	Last 2 Yr Home Appreciation	15%
School District	WASHINGTON		

LOCATION INFORMATION			
School District	Augusta	Zoning	AA1
Municipality	Augusta	Neighborhood Code	1218-1218
Subdivision	Knornschilds Add	Topography	Flat/Level
Zip Code	63332	Zoning Description	Agri-Aa1
Carrier Route	R012	Within 250 Feet of Multiple Flood Zone	No
Census Tract	3122.04	Flood Zone Code	X

TAX INFORMATION			
Tax ID	1-0033-5506-34-0002.0000000	Tax Area	1
Alternate Tax ID	169461A000	Fire Dept Tax Dist	Augusta
Parcel ID	10033550634000200000000	Block #	34
% Improved	59%	Lot #	2
Legal Description	KNORNSCHILDS ADDN BLK 34 LOT 2 & PT LOT 3		

ASSESSMENT & TAX			
Assessment Year	2024	2023	2022
Assessed Value - Total	\$18,403	\$18,403	\$16,599
Market Value - Total	\$96,853	\$96,853	\$87,366
Market Value - Land	\$40,000	\$40,000	\$40,000
Market Value - Improved	\$56,853	\$56,853	\$47,366
Total Tax	Tax Year	Change (\$)	Change (%)
\$995	2022		
\$1,099	2023	\$104	10.45%
\$1,099	2024	\$0	0.02%

CHARACTERISTICS			
Lot Acres	0.2204	Total Living Area	884
Lot Sq Ft	9,600	Above Gnd Sq Ft	884
Lot Frontage	96	Basement Type	Unfinished
Lot Depth	100	Heat Type	Forced Air
Land Use - Universal	SFR	Floor Cover	Hardwood
Land Use - County	Single Family Resid	Interior Wall	Drywall
Style	Ranch	Exterior	Vinyl
# of Buildings	1	Porch	Open Porch
Stories	1	Roof Shape	Gable
Year Built	1971	Roof Material	Asphalt Shingle
Total Rooms	3	Water	Type Unknown
Bedrooms	1	Foundation	Cont. Footing
Total Baths	1	Condition	Average

Full Baths	1	Quality	Fair
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FEATURES			
Feature Type	Unit	Size/Qty	Year Built
A61	S	884	1971
Masonry Stoop	S	30	
Open Porch W/Roof	S	90	
A32	S	60	1995

SELL SCORE			
Rating	Low	Value As Of	2025-07-06 04:40:30
Sell Score	472		

ESTIMATED VALUE			
RealAVM™	\$192,500	Confidence Score	60
RealAVM™ Range	\$161,700 - \$223,200	Forecast Standard Deviation	16
Value As Of	06/23/2025		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

RENTAL TRENDS			
Estimated Value	1066	Cap Rate	4.5%
Estimated Value High	1276	Forecast Standard Deviation (FSD)	0.2
Estimated Value Low	856		

(1) Rental Trends is a CoreLogic® derived value and should be used for information purposes only.

(2) The FSD denotes confidence in an Rental Trends estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion a Rental Amount estimate will fall within, based on the consistency of the information available to the Rental Amount at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

LAST MARKET SALE & SALES HISTORY			
Recording Date	01/18/2023	Document Number	2057
Settle Date	12/09/2022	Deed Type	Warranty Deed
Sale Price	\$175,000	Owner Name	235 Green Street LLC
Price Per Square Feet	\$197.96	Seller	Graeler Susan L

Recording Date	01/18/2023	12/1982		
Sale Price	\$175,000			
Buyer Name	235 Green Street LLC	Graeler Susan L & Minning P	Minning Charles E	Minning Charles E
Seller Name	Graeler Susan L			
Document Number	2057	939-1957	838-135	471-938
Document Type	Warranty Deed	Deed (Reg)	Deed (Reg)	Deed (Reg)

MORTGAGE HISTORY			
Mortgage Date	01/18/2023	10/26/2001	
Mortgage Amount	\$140,000	\$10,000	
Mortgage Lender	American Bk/Mo	Bank Of Old Monroe	
Mortgage Type	Resale	Refi	

PROPERTY MAP



*Lot Dimensions are Estimated

