

City of Portsmouth, NH
Overall Ratio Study- Two Family Dwellings

Account #	Mblu	Str #	Street Name	Use Code	Sale Date	Sale Price	Style	Description	AYB	EYB	Nhbd	Sit Idx	Lot Size	Appraised Value	Ratio	Abs
34054	0135/0046/0000//	16	CABOT ST	1040	2/2/2015	\$307,500	9	2 Unit	1900	1980	105	1	1,672	\$299,100	0.97	0.02
34511	0147/0006/0000//	255	CASS ST	1040	9/22/2014	\$430,000	9	2 Unit	1900	1994	105	1	4,000	\$354,900	0.83	0.12
34876	0157/0009/0000//	439	ISLINGTON ST	1040	11/26/2014	\$433,000	9	2 Unit	1850	1994	105	1	2,340	\$397,200	0.92	0.03
38008	0127/0024/0000//	119	SUMMER ST	1040	12/5/2014	\$415,000	9	2 Unit	1880	1986	105	1	5,030	\$382,300	0.92	0.03
31505	0262/0006/0000//	1002	GREENLAND RD	1040	10/1/2014	\$304,500	9	2 Unit	1938	1991	121	1	42,500	\$322,000	1.06	0.11
30439	0233/0073/0000//	66	BENSON ST	1040	6/4/2014	\$490,000	9	2 Unit	1920	2004	123	1	13,270	\$497,500	1.02	0.07
30198	0232/0050/0000//	768	MIDDLE RD	1040	12/17/2014	\$408,000	9	2 Unit	1911	1986	125	1	31,300	\$376,000	0.92	0.03
35022	0161/0036/0000//	603	DENNETT ST	1040	10/1/2014	\$427,500	9	2 Unit	1940	1991	131	1	12,809	\$426,200	1.00	0.05
34935	0159/0040/0000//	121	STARK ST	1040	5/6/2014	\$320,000	9	2 Unit	1900	1980	131	1	7,708	\$325,200	1.02	0.07
33366	0113/0030/0000//	47	ELWYN AVE	1040	8/18/2014	\$595,000	9	2 Unit	1900	1986	103A	1	5,000	\$529,200	0.89	0.06

Median: 0.95
COD: 6.15
Count: 10