

September 2015 Property Evaluation

AREA	Price	SQFT	Price / SQFT	New/Existing	Assessment
RIVERVIEW					
100 Rosebank Cres.	\$84,000.00	10882	\$ 7.72	New	\$35,000.00
Cudmore Ct.	\$54,000.00	10333	\$ 5.23	New	\$49,000.00
Carrington Dr.	\$54,000.00	10912	\$ 4.95	New	\$49,000.00
Sanford St.	\$84,900.00	17502	\$ 4.85	Existing	\$19,600.00
Pine Glen Rd.	\$59,900.00	12400	\$ 4.83	Existing	\$51,000.00
			\$ 4.96	Average Price / SQFT. By City	
MONCTON					
Parkplace	\$82,900.00	13218	\$ 6.27	New	\$60,900.00
Leopold Belliveau	\$82,900.00	11647	\$ 7.12	New	\$60,900.00
Generation	\$79,900.00	12313	\$ 6.49	New	\$60,900.00
Crowbush	\$58,900.00	11926	\$ 4.94	New	\$43,200.00
Kings Bridge	\$79,900.00	16899	\$ 4.73	New - Inc. 3 yrs golf	\$70,000.00
St. Andrew's	\$96,900.00	12572	\$ 7.71	New - Inc. 3 yrs golf	\$85,000.00
St. Andrew's	\$84,900.00	15392	\$ 5.52	New - Inc. 3 yrs golf	\$0.00
Royal Oaks	\$74,900.00	9418	\$ 7.95	New - Water view	\$0.00
Oakcroft	\$76,900.00	12895	\$ 5.96	New	\$0.00
			\$ 6.30	Average Price / SQFT. By City	
DIEPPE					
Larochelle Ct.	\$84,900.00	13747	\$ 6.18	New	\$0.00
Bouchard St.	\$81,000.00	12379	\$ 6.54	New	\$0.00
McGraw St.	\$101,000.00	19977	\$ 5.06	New	\$0.00
Champion	\$125,000.00	18266	\$ 6.84	New	\$66,300.00
			\$ 6.15	Average Price / SQFT. By City	

ACTUAL SALES IN THE LAST 365 DAYS

SALES LAST 365 DAYS

AREA	Price	SQFT	Price / SQFT	Days on Market	Assessment
Riverview					
13-85 Roasebank	\$64,500.00	8945	\$ 7.21		\$0.00
13-87 Roasebank	\$65,500.00	8945	\$ 7.32		\$0.00
20 Weir	\$29,900.00	11194	\$ 2.67		\$7,600.00
MONCTON					
281 Dickson	\$80,000.00	14295	\$ 5.60		\$73,300.00
00-342 Kervin	\$69,900.00	14796	\$ 4.72		\$0.00
273 Dickson	\$99,900.00	10226	\$ 9.77		\$73,300.00

138 Amiens	\$54,900.00	7742	\$ 7.09		\$52,500.00
1210 Ryan	\$47,500.00	12600	\$ 3.77		\$200,900.00
13-27 Senese	\$54,900.00	7848	\$ 7.00		\$50,000.00
41 Erinvale	\$68,000.00	11440	\$ 5.94		\$54,100.00
12-27 Blackstone	\$69,900.00	10856	\$ 6.44		\$80,000.00
116 Parkland	\$49,000.00	5005	\$ 9.79		\$22,800.00
160-162 Wesley	\$19,900.00	4542	\$ 4.38		\$24,300.00
6 Bromfield	\$109,900.00	33976	\$ 3.23		\$112,000.00
45 Annfield	\$99,000.00	15242	\$ 6.50		\$84,000.00
2 Bromfield	\$134,900.00	40450	\$ 3.33		\$110,000.00
13-60 Kings Bridge	\$55,900.00	6912	\$ 8.09		\$50,000.00

DIEPPE					
Chartersville Road	\$39,900.00	13125	\$ 3.04		\$38,000.00
Champlian Street	\$289,900.00	1171764	\$ 0.25		\$32,100.00
57 Champion	\$112,500.00	18180	\$ 6.19		\$66,300.00

Selling Price	Selling Ratio	DOM
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\$64,500.00	100	540
\$64,500.00	98.47328244	540
\$24,000.00	80.26755853	0.404

\$80,000.00	100	779
\$68,900.00	98.56938484	414
\$80,000.00	80.08008008	779

\$49,000.00	89.25318761	373
\$47,500.00	100	108
\$52,900.00	96.35701275	636
\$60,000.00	88.23529412	503
\$64,000.00	91.55937053	1046
\$42,900.00	87.55102041	12
\$15,000.00	75.37688442	333
\$100,000.00	90.99181074	648
\$95,000.00	95.95959596	44
\$129,000.00	95.62638992	155
\$55,900.00	100	2

\$35,000.00	87.71929825	583
\$200,000.00	68.98930666	616
\$109,900.00	97.68888889	34