

2024 COMMERCIAL AND INDUSTRIAL
VACANT LAND AND IMPROVED SALES

Parcel Number	Street Address	Sale Date	Sale Price	Acreage	PRICE PER AC	Site Value Description	ECF Area	Other Parcels in Sale	Land Table Code	Land Table
Commercial & Industrial Sales (Vacant & Improved)										
(used in the analysis for the 2024 assessed values)										
VACANT LAND SALES										
H -08-22-470-002	83 W DELHI RD	04/12/21	\$624,569	1.07	\$ 583,709	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-003	79 W DELHI RD	04/12/21	\$537,731	1.06	\$ 507,293	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-004	75 W DELHI RD	04/12/21	\$537,731	1.06	\$ 507,293	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-005	W DELHI RD	04/12/21	\$537,731	1.06	\$ 507,293	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-006	55 W DELHI RD	04/12/21	\$375,398	0.74	\$ 507,295	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-001	85 W DELHI RD	04/12/21	\$415,980	0.82	\$ 507,293	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-023	4600 JACKSON RD	04/12/21	\$4,977,113	8.83	\$ 563,659	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-007	4530 JACKSON RD	04/12/21	\$388,925	0.69	\$ 563,659	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-008	4540 JACKSON RD	04/12/21	\$231,100	0.41	\$ 563,659	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-009	4550 JACKSON RD	04/12/21	\$231,100	0.41	\$ 563,659	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-010	4560 JACKSON RD	04/12/21	\$214,191	0.38	\$ 563,661	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-011	4568 JACKSON RD	04/12/21	\$355,106	0.63	\$ 563,660	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-470-012	4572 JACKSON RD	04/12/21	\$338,196	0.6	\$ 563,660	COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
					Avg Price Per Acre	\$ 543,523				
H -08-26-100-005	120 NANCY DR	10/04/21	\$400,000	1.05	\$ 350,000	COMM B	K		CI-2	COM/IND - EASTERN JACKSON RD
IMPROVED LAND SALES (INCLUDES BUILDING, LAND & BUSINESS INTERESTS)										
H -08-21-100-028	323 N ZEEB RD	08/03/21	\$8,800,000	2.79		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-21-400-030	5630 JACKSON RD	10/11/22	\$1,250,000	1.43		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-23-400-029	3530 JACKSON RD	01/18/22	\$8,500,000	4.78		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-23-400-029	3530 JACKSON RD	05/31/22	\$22,508,424	4.78		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-23-400-031	3900 JACKSON RD	04/12/21	\$10,545,046	10.13		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-22-302-016	5204 JACKSON RD	05/19/22	\$6,800,000	5.37		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-23-300-026	4350 JACKSON RD	12/27/21	\$33,657,250	8.94		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-26-100-029	3745 JACKSON RD	10/04/21	\$14,350,000	14.36		COMM A	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-26-110-006	78 JACKSON PLAZA	06/30/21	\$2,775,000	2.63		COMM B	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-26-225-002	110 PARKLAND PLAZA	08/18/22	\$2,000,000	2.65		COMM B	K		CI-2	COM/IND - EASTERN JACKSON RD
H -08-27-300-022	5200 POLO FIELDS DR	03/30/23	\$1,154,200	49.41		GOLF COURSE	J1	H -08-27-100-006, H -08-2	CI-2	COM/IND - EASTERN JACKSON RD
H -08-21-300-002	6033 JACKSON RD	01/21/22	\$400,000	1.49		COMM A	I1		CI-3	COM/IND - CENTRAL JACKSON
H -08-20-100-010	6539 JACKSON RD	04/15/22	\$1,080,000	2.899		COMM A	I1		CI-3	COM/IND - CENTRAL JACKSON
H -08-20-100-020	6834 JACKSON RD	08/03/21	\$500,000	0.613		COMM A	I1		CI-3	COM/IND - CENTRAL JACKSON
H -08-21-440-002	119 JACKSON INDUSTRIAL DR	07/21/21	\$1,400,000	1.32		COMM B	I1		CI-3	COM/IND - CENTRAL JACKSON
H -08-19-155-001	7879 JACKSON RD	12/31/21	\$526,400	0.67		COMM A	I2		CI-4	COM/IND - WESTERN JACKSON RD
H -08-20-218-001	65 ENTERPRISE DR	12/22/22	\$150,000	0.36		COMM B	I2	H -08-20-218-002	CI-4	COM/IND - WESTERN JACKSON RD
H -08-20-218-002	65 ENTERPRISE DR	12/22/22	\$150,000	0.36		COMM B	I2	H -08-20-218-001	CI-4	COM/IND - WESTERN JACKSON RD
H -08-19-100-007	180 DINO DR	10/22/21	\$630,000	1.86		INDUS B	I2		CI-4	COM/IND - WESTERN JACKSON RD
H-08-17-300-001	800 BAKER RD	12/13/21	\$13,962,785	18.24		INDUS A	i2		CI-5	BAKER RD CORRIDOR

2024 Land Tables

CI-1 COM/IND	\$ PER ACRE
COMM A	\$217,800
COMM B	\$150,000
COMM C	\$108,900
INDUS A	\$108,900
INDUS B	\$75,000
INDUS C	\$54,500

CI-2 COM/IND	\$ PER ACRE
COMM A	\$500,000
COMM B	\$350,000
COMM C	\$250,000
INDUS A	\$220,000
INDUS B	\$130,000
INDUS C	\$110,000
GOLF COURSE	\$4,800

CI-3 COM/IND	\$ PER ACRE
COMM A	\$300,000
COMM B	\$250,000
COMM C	\$150,000
INDUS A	\$175,000
INDUS B	\$150,000
INDUS C	\$75,000

CI-4 COM/IND	\$ PER ACRE
COMM A	300000
COMM B	200000
COMM C	130600
INDUS A	140000
INDUS B	90000
INDUS C	60000

CI-5 COM/IND	\$ PER ACRE
COMM A	\$150,000
COMM B	\$120,000
COMM C	\$100,000
INDUS A	\$108,900
INDUS B	\$75,000
INDUS C	\$54,500