

GARFIELD TOWNSHIP VACANT LAND SALES CHART THRU 2024

Location		PRICE	DATE	\$ PER A/F	ACREAGE	Parcel #	Location	PRICE	DATE	\$ PER A/F
43/10 S-16	\$6,000	05-15	6,000 pa		LT-Neub	(parcels 540, 820, 860)				
LT-13 V GI	\$5,000	"07-22	\$78ff		125 x 108	820-014-00	lake st	\$6,000	11-21	48 ff
Kovar Rd	\$20,000	08-20	\$43.4ff		100 x 100	540-033-00		\$8,200	03-16	82 FF
Kovar Rd	\$20,000	08-20	\$43.4ff		82 x 108	540-020-00	Blake St I-12	\$18,000	08-21	121 ff
acres & LT-16 TC					LAKE MILL OTHER LT-10					
44/10 S-14	\$5,000	12-15	825 pa		100 x 132	760-038-00		\$14,600	07-23	146 FF
Mckelvey Rd	\$12,000	10-20	1,200 pa		140 x 199	710-011-00	Lot 11	\$20,000	"12-20	\$14.3ff
Stimich Rd	\$16,000	02-21	1,687 pa		Farm Acres LT-17 (102 Agricultural Class)					
Stimich Rd	\$19,000	12-20	2,004 pa		30 A	LT-17 farm	Mckelvey Rd	\$30,000	12-17	1,000 pa
acres & LT-16 TC					32 A	414-006-50	Krause	\$34,000	07-20	1,062 pa
Krause st	\$28,000	08-17	1,400 pa		40 A	M-117	102 Agr	\$40,000	01-16	1,000 pa
acres & LT-16 TC					40 A	Westland Rd	44/10 S-29	\$40,000	06-19	1,000 pa
Brown Rd	\$30,000	12-18	857 pa		40 A	Krause Rd		\$40,000	07-23	1,000 pa
43/10 S-19	\$32,000	06-20	800 pa		40 A	305-002-10	43/10 S-5	\$45,000	"04-22	\$1,125 pa
44/10 S-18	\$36,000	10-17	933 pa		58 A	305-005-00	43/10 S-5	\$45,000	"09-22	\$1,125 pa
Sandtown Rd	\$36,000	08-20	933 pa		60 A	417-011-01	Sandtown Rd	\$60,000	"12-22	1034 pa
43/10 S-17	\$37,000	05-16	925 pa		80 A	433-002-10	44/10 S-33	\$80,000	05-19	1,000 pa
43/10 S-16	\$38,000	08-16	950 pa		80 A	434-008-00	44/10 S-34	\$80,000	06-19	1,000 pa
44/10 S-18	\$45,000	"08-22	\$1,125 pa		106.26 A	433-005-00	44/10 S-33	\$80,000	05-19	1,000 pa
44/10 S-18	\$45,000	"08-22	\$1,125 pa		40 A	442-007-00	Mckelvet Rd	\$91,000	01-21	856 pa
44/10 S-18	\$45,000	"08-22	\$1,125 pa		317.3 A	305-005-00	M-117	\$105,000	"12-22	\$704 pa
44/10 S-18	\$45,000	"08-22	\$1,125 pa		HA/WATTA SRD TIER NON-BUILDABLE LOTS			\$200,000	"03-20	\$630 pa
44/10 S-18	\$45,000	"08-22	\$1,125 pa		2024 - 18 sales (2,500 - 4,500)					
44/10 S-18	\$45,000	"08-22	\$1,125 pa		2024 Mean/Average: 3,800,					
44/10 S-18	\$45,000	"08-22	\$1,125 pa		2024 Most/least occurring: 3,500					

Location		PRICE	DATE	\$ PER A/F	ACREAGE	Parcel #	Location	PRICE	DATE	\$ PER A/F
LT-14 Ozanich					1 A	LT-14	W Arden St	\$4,000	07-18	4,000 pa
208 x 208	\$30,000	07-19	124 ff		208 x 208	630-001-00	Stimich Rd	\$5,000	07-19	124 ff
208 x 208	\$30,000	"01-22	\$43ff		208 x 208	630-001-00	Stimich Rd	\$9,000	"01-22	\$43ff
208 x 208	\$30,000	04-19	48 ff		208 x 208	LT-14 Leasiz	Arden St	\$10,000	04-19	48 ff
208 x 208	\$30,000	12-19	48 ff		208 x 208	630-004-00	Arden St	\$10,000	12-19	48 ff
200 ff	\$30,000	09-19	60 ff		200 ff	318-002-25	Stimac St	\$12,000	09-19	60 ff
125 x 255	\$30,000	10-23	\$104 FF		187 x 328	317-021-20	LT-14 Oz S	\$13,000	10-23	\$104 FF
187 x 328	\$30,000	07-21	79ff		2ND TIER LOTS/Land Table 7			\$14,900		
50 x 150	\$4,000	06-24	\$80FF		60 x 150	800-036-80	Lot 73	\$4,500	"05-22	\$75ff
55 x 151	\$4,500	10-21	\$30ff		51 x 194.5	720-266-10	lot 321	\$5,000	"1-22	\$98ff
72.5 x 150	\$5,000	"1-22	\$98ff		52 x 143	720-043-00	lot 101	\$6,000	08-24	\$32.7 FF
52 x 143	\$6,500	"1-22	\$125ff		52 x 143	720-227-00	Lot 270	\$6,500	"1-22	\$125ff
52 x 143	\$6,700	10-21	\$128ff		50 x 150	720-227-00	sep lk mil 270	\$6,700	10-21	\$128ff
50 x 150	\$6,700	10-21	\$111ff		50 x 150	720-030-70	lk mil I-50	\$6,700	10-21	\$111ff
50 x 150	\$8,000	01-24	\$80FF		100 x 150	620-008-00	lot 9	\$8,000	01-24	\$160 FF
150 x 150	\$9,300	07-21	\$62ff		50 x 150	620-008-04	lot 57	\$8,000	01-24	\$80FF
50 x 150	\$10,000	02-24	\$200 FF		50 x 150	760-109-00	& 110, 111	\$9,300	07-21	\$62ff
50 x 150	\$12,500	"01-22	\$250ff		69 x 154	760-080-00	Lot 382	\$10,000	02-24	\$200 FF
50 x 150	\$13,000	11-20	\$270ff		50 x 150	700-098-00	Lot 116	\$12,000	"02-22	\$174ff
50 x 150	\$13,000	11-20	\$270ff		50 x 150	700-108-00	W Beach 72	\$12,500	"01-22	\$250ff
50 x 150	\$13,000	11-20	\$270ff		50 x 150	700-108-00	L-122 lk m	\$13,000	11-20	\$270ff
50 x 150	\$13,000	02-12	\$260 FF		50 x 150	700-108-00	lot 138	\$13,000	02-12	\$260 FF

Location		PRICE	DATE	\$ PER A/F	ACREAGE	Parcel #	Location	PRICE	DATE	\$ PER A/F
Waterfront Milescouin River/Land Table 6					50 x 150	780-166-00	LT 208	\$5,000	12-20	\$100ff
49 x 150	\$6,000	09-20	\$122ff		49 x 150	780-221-00	mill n 275	\$6,000	09-20	\$122ff
54 x 172	\$6,000	08-21	\$111ff		50 x 150	780-167-00	mill n 248	\$6,000	08-21	\$111ff
50 x 150	\$6,000	"5-22	\$120ff		50 x 150	780-272-00	lot 339	\$6,000	"5-22	\$120ff
50 x 153	\$7,000	08-21	\$140ff		50 x 153	780-202-00	mill n 254	\$7,000	08-21	\$140ff
50 x 153	\$7,000	08-21	\$140ff		50 x 153	780-202-00	mill n 254	\$7,000	08-21	\$140ff
50 x 147	\$7,000	08-21	\$140ff		50 x 147	780-207-00	mill n 255	\$7,000	08-21	\$140ff
50 x 150	\$8,500	08-16	170 ff		50 x 150	LT-6	lot 226	\$8,500	08-16	170 ff
49 x 150	\$10,000	03-21	200 ff		49 x 150	780-282-00	mill n 247	\$10,000	03-21	200 ff
100 x 150	\$11,000	10-23	224 FF		50 x 150	E Riv Rd		\$11,000	10-23	224 FF
50 x 150	\$12,000	08-18	120 ff		50 x 150	780-286-00	lot 365	\$12,000	08-18	120 ff
50 x 177	\$13,500	12-20	\$270ff		50 x 177	780-191-00	W Riv Rd	\$13,500	"6-22	\$270ff
50 x 177	\$13,500	12-20	\$270ff		50 x 177	780-191-00	W Riv Rd	\$13,500	12-20	\$270ff
50 x 150	\$15,000	10-18	\$300 ff		50 x 150	lot 204	W Riv Rd	\$15,000	10-18	\$300 ff
50 x 150	\$17,500	12-20	\$350ff		50 x 150	720-051-00	LT 61	\$17,500	12-20	\$350ff
100ff	\$23,000	11-21	230 ff		50 x 150	780-296-30	& 241-00	\$23,000	11-21	230 ff
270ff	\$27,000	01-20	270ff		270ff	W Riv Rd	2 lots	\$27,000	01-20	270ff
300ff x 207	\$36,000	"10-22	\$217ff		300ff x 207	E River Rd	3 lots	\$36,000	"10-22	\$217ff
3.3 A	\$36,000	12-17	4,216 pa		3.3 A	LT-9	43/10 S-2	\$36,000	12-17	4,216 pa
48 x 150	\$45,000	09-19	937 ff		48 x 150	780-288-00	Lot 313	\$45,000	09-19	937 ff
111' x 234	\$59,000	04-18	531 ff		111' x 234	LT-9	2nd ave	\$59,000	04-18	531 ff
111' x 234	\$59,000	04-18	531 ff		111' x 234	LT-9	2nd ave	\$59,000	04-18	531 ff

GARFIELD TOWNSHIP Vacant Land Sales Chart thru 2024 Lake MI Parcels

ACREAGE		Parcel #	Location	PRICE	DATE	\$ PER A/F/F
WATERFRONT/LAKE MI LT-1 (LK MI PROP HABERMAN DEV						
146ft/1.33 A	026-008-40	North Pt Dr		\$22,000	03-20	\$150ff
146.25ff	026-008-50	North Pt Dr		\$28,400	11-20	\$194ff
WATERFRONT/LAKE MI E Naub -LT-3 Naubinway Shores (830)						
125 x 317	830-003-00	Lot 3		\$42,000	03-21	\$336 ff
125 x 376	830-004-00	Lot 4		\$45,000	03-21	\$360ff
162' x 205	830-014-00	Lot 14		\$45,000	11-20	\$277 ff
139 x 310	830-012-00			\$47,000	08-20	\$338ff
130 x 310	830-013-00	Lot 13		\$47,000	07-19	\$361 ff
328.44 ff	830-008-00	Lot 8, 9		\$50,000	03-21	\$328.44 ff
161.66 x 262	830-008-00	lot 6		\$67,500	08-24	\$417 FF
125 x 317	830-003-00	Lot 3		\$80,000	"8-22	\$640ff
125 x 413	022-006-00	11017 US-2		\$85,000	"8-22	\$680ff
167.3 x 295	830-009-00	unit #9		\$89,000	08-24	\$591 FF
WATERFRONT/LAKE MI HSC -LT-4 W Beach (640, 680)						
50 x 150	840-040-00	E Beach Rd		\$8,333	09-21	\$166ff
50 x 188	660-014-00	W Beach Rd		\$10,000	"10-22	\$200ff
50 x 150	800-032-00	Mid Beach		\$16,500	10-21	\$330ff
50 x 150	800-018-00	Mid Beach		\$18,000	"9-22	\$360ff
50 x 198	660-007-00	W Beach Rd		\$18,500	10-21	\$370ff
100 x 207	640-043-00	W Beach Rd		\$20,000	01-20	\$200ff
50 x 187	660-008-00	W Beach Rd		\$24,000	"8-22	\$480ff
50 x 140	W Beach	lot 325		\$34,000	12-20	\$680ff
100 x 209	660-034-00	W Beach Rd		\$49,900	08-21	\$499ff
100 x 169	660-050-00	W Beach Rd		\$55,000	07-21	\$550ff
101 x 206	640-047-00	lot 42		\$58,000	04-21	\$574ff
100 x 177	W Beach	lot 182		\$60,000	10-16	\$600 ff
100 x 150	800-019-00	Mid Beach		\$62,500	"10-22	\$625ff
ACREAGE Parcel # Location PRICE DATE \$ PER A/F/F						
WATERFRONT/LAKE MI LT-550 Carnegie						
125 x 511	550-028-00	lot 48		\$55,000	04-21	\$528ff
124 x 448	550-041-00	lot 41		\$55,000	01-21	\$440ff
125 x 496	550-045-00	lot 45		\$62,500	"1-22	\$500ff
125 x 424	550-013-00	lot 13		\$63,500	07-23	\$508ff
121 x 512	550-047-05	E1/2 L 47		\$64,900	01-23	\$536ff
125 x 507	550-046-10	lot 46		\$65,000	"1-22	\$520ff
125 x 324	550-028-00	lot 28		\$66,000	11-21	\$528ff
121 x 512	550-047-10	W1/2 L47		\$71,500	01-23	\$591ff
125' x 316'	550-006-00	Lot 6		\$72,500	10-20	\$580ff
125 x 507	550-046-10	Lot 46		\$75,000	08-24	\$600 FF
121 x 512	550-047-05	lot 47		\$75,000	08-24	\$619 FF
125 x 352	550-023-00	lot 23		\$80,000	10-21	\$640ff
125 x 333	550-024-00	lot 24		\$88,000	10-21	\$704ff
125 x 496	550-045-00	lot 45		\$93,500	08-24	\$748 FF
125 x 423	550-012-00	lot 12		\$95,000	08-24	\$760 FF