

Report Date: 06/04/2024

Freddie Mac's
Home Value Explorer®



SUBJECT PROPERTY

1010 AVENUE FOUR ST, ATTICA IN 47918

VALUATION RESULT

| MODEL TYPE | ESTIMATED LOW VALUE | ESTIMATED MARKET VALUE | ESTIMATED HIGH VALUE | SCORE | FSD |
|-------------|---------------------|------------------------|----------------------|-------|------|
| HVE Premier | \$131,872 | \$157,880 | \$189,017 | M | 0.18 |

REPORT RECENT SALES

| | | | | | |
|--------------|---------------------|--------------|-----------|-----------|---------------------|
| ADDRESS | 1010 AVENUE FOUR ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | |
| SALE PRICE | | LIVING AREA | 1,055 | LOT SIZE | 11,995 |
| BEDROOMS | 0 | BATHROOMS | 2.00 | APN | 230405320096.000008 |
| ASSESSED TAX | \$99,899 | PROPERTY TAX | \$811 | CODE STD | RSFR |
| YEAR BUILT | 1976 | PRICE SQFT | | GARAGE | N |
| LATITUDE | 40.288442 | LONGITUDE | 87.235836 | DISTANCE | |

PROXIMITY BASED RESULTS

[1 / 8] 405 E PIKE ST , ATTICA IN 47918

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|--------------|---------------|--------------|-----------|-----------|------------|
| ADDRESS | 405 E PIKE ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | 02/28/2024 |
| SALE PRICE | \$148,000 | LIVING AREA | 1,400 | LOT SIZE | |
| BEDROOMS | 4 | BATHROOMS | 1.00 | APN | |
| ASSESSED TAX | \$ | PROPERTY TAX | \$749 | CODE STD | RSFR |
| YEAR BUILT | 1930 | PRICE SQFT | 105.71 | GARAGE | Y |
| LATITUDE | 40.287883 | LONGITUDE | 87.246747 | DISTANCE | 0.5764 |

[2 / 8] 307 E MONROE ST , ATTICA IN 47918

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|------------|-----------------|-------------|--------|-----------|------------|
| ADDRESS | 307 E MONROE ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | 03/15/2024 |
| SALE PRICE | \$150,000 | LIVING AREA | 1,424 | LOT SIZE | 6,598 |

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|---------------------|-----------|---------------------|-----------|-----------------|---------------------|
| BEDROOMS | 3 | BATHROOMS | 1.00 | APN | 230406403091.000008 |
| ASSESSED TAX | \$82,499 | PROPERTY TAX | \$605 | CODE STD | RSFR |
| YEAR BUILT | 1950 | PRICE SQFT | 105.34 | GARAGE | N |
| LATITUDE | 40.289299 | LONGITUDE | 87.247032 | DISTANCE | 0.5931 |

[3 / 8] 305 E JACKSON ST , ATTICA IN 47918

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|---------------------|------------------|---------------------|-----------|------------------|------------|
| ADDRESS | 305 E JACKSON ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | 07/31/2023 |
| SALE PRICE | \$70,000 | LIVING AREA | 1,341 | LOT SIZE | |
| BEDROOMS | 2 | BATHROOMS | 1.00 | APN | |
| ASSESSED TAX | \$ | PROPERTY TAX | \$553 | CODE STD | RSFR |
| YEAR BUILT | 1869 | PRICE SQFT | 52.20 | GARAGE | Y |
| LATITUDE | 40.291641 | LONGITUDE | 87.246446 | DISTANCE | 0.6013 |

[4 / 8] 203 S MCDONALD ST , ATTICA IN 47918

| | | | | | |
|---------------------|-------------------|---------------------|-----------|------------------|--------------------|
| ADDRESS | 203 S MCDONALD ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | 10/16/2023 |
| SALE PRICE | \$104,000 | LIVING AREA | 1,184 | LOT SIZE | 4,882 |
| BEDROOMS | 2 | BATHROOMS | 1.00 | APN | 230406403042000008 |
| ASSESSED TAX | \$ | PROPERTY TAX | \$1,590 | CODE STD | RSFR |
| YEAR BUILT | 1952 | PRICE SQFT | 87.84 | GARAGE | Y |
| LATITUDE | 40.291470 | LONGITUDE | 87.246826 | DISTANCE | 0.6159 |

[5 / 8] 707 E TAYLOR ST , ATTICA IN 47918

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|---------------------|-----------------|---------------------|-----------|------------------|---------------------|
| ADDRESS | 707 E TAYLOR ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | 02/26/2024 |
| SALE PRICE | \$152,500 | LIVING AREA | 2,053 | LOT SIZE | 8,458 |
| BEDROOMS | 0 | BATHROOMS | 2.00 | APN | 230405112020.000008 |
| ASSESSED TAX | \$126,099 | PROPERTY TAX | \$1,225 | CODE STD | RSFR |
| YEAR BUILT | 1940 | PRICE SQFT | 74.28 | GARAGE | Y |
| LATITUDE | 40.296588 | LONGITUDE | 87.242582 | DISTANCE | 0.6658 |

[6 / 8] 1101 S MCDONALD ST , ATTICA IN 47918

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|---------------------|--------------------|---------------------|-----------|------------------|---------------------|
| ADDRESS | 1101 S MCDONALD ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | 06/15/2023 |
| SALE PRICE | \$100,000 | LIVING AREA | 724 | LOT SIZE | 8,249 |
| BEDROOMS | 2 | BATHROOMS | 1.00 | APN | 230407208067.000008 |
| ASSESSED TAX | \$74,199 | PROPERTY TAX | \$408 | CODE STD | RSFR |
| YEAR BUILT | 1940 | PRICE SQFT | 138.12 | GARAGE | N |
| LATITUDE | 40.281983 | LONGITUDE | 87.251189 | DISTANCE | 0.9242 |

[7 / 8] 1214 S BRADY ST , ATTICA IN 47918

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|----------------|-----------------|-------------|--------|---------------|-----|
| ADDRESS | 1214 S BRADY ST | CITY | ATTICA | COUNTY | 045 |
|----------------|-----------------|-------------|--------|---------------|-----|

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|--|-------------------|---------------------|-----------|------------------|---------------------|
| STATE | IN | ZIP | 47918 | SALE DATE | 06/07/2023 |
| SALE PRICE | \$151,250 | LIVING AREA | 1,157 | LOT SIZE | 8,249 |
| BEDROOMS | 2 | BATHROOMS | 1.00 | APN | 230407208142000008 |
| ASSESSED TAX | \$ | PROPERTY TAX | \$969 | CODE STD | RSFR |
| YEAR BUILT | 1920 | PRICE SQFT | 130.73 | GARAGE | Y |
| LATITUDE | 40.280325 | LONGITUDE | 87.254173 | DISTANCE | 1.1175 |
| [8 / 8] 111 E SYCAMORE ST , ATTICA IN 47918 | | | | | |
| ADDRESS | 111 E SYCAMORE ST | CITY | ATTICA | COUNTY | 045 |
| STATE | IN | ZIP | 47918 | SALE DATE | 07/11/2023 |
| SALE PRICE | \$125,000 | LIVING AREA | 1,221 | LOT SIZE | 7,130 |
| BEDROOMS | 0 | BATHROOMS | 1.00 | APN | 230407324006.000008 |
| ASSESSED TAX | \$98,499 | PROPERTY TAX | \$863 | CODE STD | RSFR |
| YEAR BUILT | 1956 | PRICE SQFT | 102.38 | GARAGE | Y |
| LATITUDE | 40.279687 | LONGITUDE | 87.254344 | DISTANCE | 1.1479 |

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