

Report Date: 07/17/2024

Freddie Mac's
Home Value Explorer®



SUBJECT PROPERTY

2808 W RIGGIN RD, MUNCIE IN 47304

VALUATION RESULT

MODEL TYPE	ESTIMATED LOW VALUE	ESTIMATED MARKET VALUE	ESTIMATED HIGH VALUE	SCORE	FSD
HVE Premier	\$246,143	\$282,002	\$323,085	M	0.14

REPORT RECENT SALES

ADDRESS	2808 W RIGGIN RD	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	
SALE PRICE		LIVING AREA	3,185	LOT SIZE	16,899
BEDROOMS	4	BATHROOMS	2.00	APN	180729377008.000007
ASSESSED TAX	\$228,499	PROPERTY TAX	\$2,463	CODE STD	RSFR
YEAR BUILT	1966	PRICE SQFT		GARAGE	Y
LATITUDE	40.233711	LONGITUDE	85.419080	DISTANCE	

PROXIMITY BASED RESULTS

[1 / 10] 2809 W RIGGIN RD , MUNCIE IN 47304

ADDRESS	2809 W RIGGIN RD	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	05/14/2024
SALE PRICE	\$300,000	LIVING AREA	2,803	LOT SIZE	
BEDROOMS	4	BATHROOMS	2.00	APN	
ASSESSED TAX	\$	PROPERTY TAX	\$3,110	CODE STD	RSFR
YEAR BUILT	1967	PRICE SQFT	107.03	GARAGE	Y
LATITUDE	40.233223	LONGITUDE	85.419080	DISTANCE	0.0337

[2 / 10] 2801 W RIGGIN RD , MUNCIE IN 47304

ADDRESS	2801 W RIGGIN RD	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	02/15/2024
SALE PRICE	\$253,000	LIVING AREA	2,585	LOT SIZE	10,274

BEDROOMS	4	BATHROOMS	2.00	APN	180732126003.000003
ASSESSED TAX	\$202,899	PROPERTY TAX	\$2,156	CODE STD	RSFR
YEAR BUILT	1967	PRICE SQFT	97.87	GARAGE	Y
LATITUDE	40.233237	LONGITUDE	85.418472	DISTANCE	0.0458

[3 / 10] 4904 N HAMILTON LN , MUNCIE IN 47304

ADDRESS	4904 N HAMILTON LN	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	02/15/2024
SALE PRICE	\$270,000	LIVING AREA	1,783	LOT SIZE	
BEDROOMS	3	BATHROOMS	2.00	APN	
ASSESSED TAX	\$	PROPERTY TAX	\$253	CODE STD	RSFR
YEAR BUILT	2023	PRICE SQFT	151.43	GARAGE	Y
LATITUDE	40.233797	LONGITUDE	85.421537	DISTANCE	0.1297

[4 / 10] 2704 W TWICKINGHAM DR , MUNCIE IN 47304

ADDRESS	2704 W TWICKINGHAM DR	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	04/15/2024
SALE PRICE	\$269,000	LIVING AREA	1,651	LOT SIZE	
BEDROOMS	3	BATHROOMS	2.00	APN	
ASSESSED TAX	\$	PROPERTY TAX	\$	CODE STD	RSFR
YEAR BUILT	1967	PRICE SQFT	162.93	GARAGE	Y
LATITUDE	40.231878	LONGITUDE	85.417625	DISTANCE	0.1481

[5 / 10] 4505 N TILLOTSON AVE , MUNCIE IN 47304

ADDRESS	4505 N TILLOTSON AVE	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	03/15/2024
SALE PRICE	\$280,000	LIVING AREA	2,875	LOT SIZE	8,549
BEDROOMS	4	BATHROOMS	2.00	APN	180732128011.000003
ASSESSED TAX	\$197,999	PROPERTY TAX	\$2,097	CODE STD	RSFR
YEAR BUILT	1970	PRICE SQFT	97.39	GARAGE	Y
LATITUDE	40.229298	LONGITUDE	85.419823	DISTANCE	0.3074

[6 / 10] 5809 N KINGSHYRE LN , MUNCIE IN 47304

ADDRESS	5809 N KINGSHYRE LN	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	08/16/2023
SALE PRICE	\$255,000	LIVING AREA	2,356	LOT SIZE	9,999
BEDROOMS	0	BATHROOMS	2.00	APN	180729173006.000007
ASSESSED TAX	\$214,699	PROPERTY TAX	\$2,231	CODE STD	RSFR
YEAR BUILT	2001	PRICE SQFT	108.23	GARAGE	Y
LATITUDE	40.241855	LONGITUDE	85.418120	DISTANCE	0.5650

[7 / 10] 5401 N VISTA VIEW DR , MUNCIE IN 47304

ADDRESS	5401 N VISTA VIEW DR	CITY	MUNCIE	COUNTY	035
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STATE	IN	ZIP	47304	SALE DATE	10/27/2023
SALE PRICE	\$250,000	LIVING AREA	2,003	LOT SIZE	10,079
BEDROOMS	0	BATHROOMS	2.00	APN	180730405004.000007
ASSESSED TAX	\$243,799	PROPERTY TAX	\$2,555	CODE STD	RSFR
YEAR BUILT	2014	PRICE SQFT	124.81	GARAGE	Y
LATITUDE	40.237771	LONGITUDE	85.429237	DISTANCE	0.6048

[8 / 10] 2308 W PURDUE AVE , MUNCIE IN 47304

ADDRESS	2308 W PURDUE AVE	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	02/15/2024
SALE PRICE	\$267,000	LIVING AREA	1,625	LOT SIZE	
BEDROOMS	3	BATHROOMS	2.00	APN	
ASSESSED TAX	\$	PROPERTY TAX	\$	CODE STD	RSFR
YEAR BUILT	1960	PRICE SQFT	164.31	GARAGE	Y
LATITUDE	40.225620	LONGITUDE	85.413454	DISTANCE	0.6330

[9 / 10] 3804 W RIGGIN RD , MUNCIE IN 47304

ADDRESS	3804 W RIGGIN RD	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	06/15/2023
SALE PRICE	\$295,000	LIVING AREA	2,946	LOT SIZE	14,199
BEDROOMS	0	BATHROOMS	2.00	APN	180730452005.000007
ASSESSED TAX	\$176,499	PROPERTY TAX	\$1,739	CODE STD	RSFR
YEAR BUILT	1986	PRICE SQFT	100.14	GARAGE	Y
LATITUDE	40.233805	LONGITUDE	85.431134	DISTANCE	0.6359

[10 / 10] 5204 N LESLIE DR , MUNCIE IN 47304

ADDRESS	5204 N LESLIE DR	CITY	MUNCIE	COUNTY	035
STATE	IN	ZIP	47304	SALE DATE	08/11/2023
SALE PRICE	\$250,000	LIVING AREA	2,279	LOT SIZE	17,999
BEDROOMS	4	BATHROOMS	2.00	APN	180730404009.000007
ASSESSED TAX	\$170,399	PROPERTY TAX	\$1,669	CODE STD	RSFR
YEAR BUILT	1973	PRICE SQFT	109.70	GARAGE	Y
LATITUDE	40.237701	LONGITUDE	85.432697	DISTANCE	0.7694

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