

Sales Comparable  
38 Asbury St, Trenton, NJ 08611-2818

APN: 11 11003-0000-00025 / County: Mercer

6/19/2020



Subject Property	
38 Asbury St, Trenton, NJ 08611-2818	
Owner Name:	JANICE QUEEN
Mailing Address:	38 ASBURY ST, TRENTON, NJ 08611-2818
Owner Status:	Owner Occupied
Length of Ownership:	318
Current Occupancy:	Owner Occupied

Property Type: Single Family Residential		Status:	Off Market
Beds: null	Baths: null	Heating:	Distressed: Yes
Total Rooms:	Cooling:	Short Sale:	No
SqFt: 1,222	Floor Coverings:	HOA/COA:	No
Lot Size/Acres: 1,196	Total Assd Val:		\$34,600
Year Built/Eff: 1910	Land Assd Val:		\$5,000
Parking Type:	Imp Assd Val:		\$29,600
Pool:	Assd Year:		2019

Estimated Value		
LOW: \$30,356	HIGH: \$49,520	FINAL: \$39,938

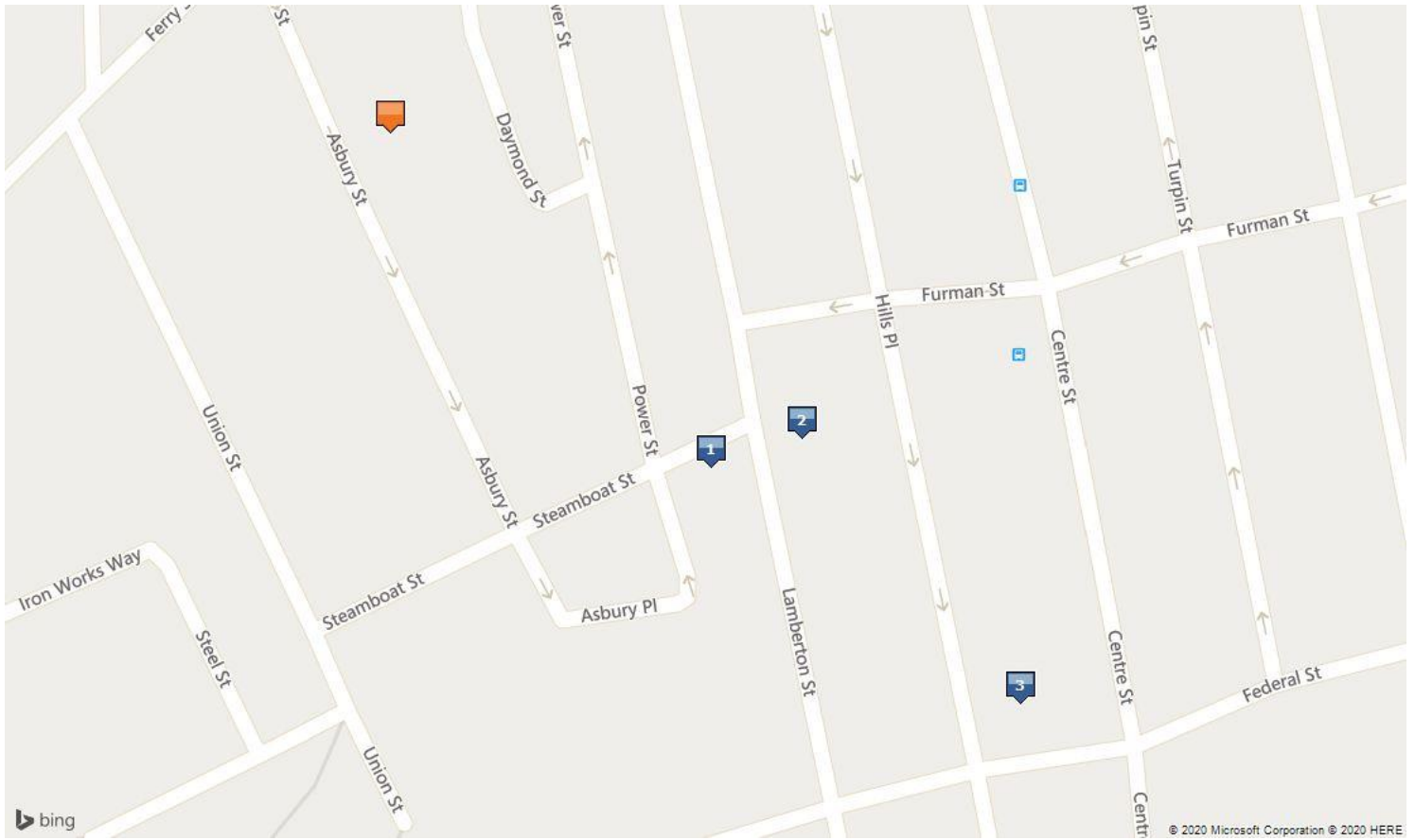
Current Listing Status	Public Record Sales	MLS Sales
Listing Status:	Last Sale Date: 11/10/1993	Last Sale Date:
Listing Date:	Last Sale Price: \$42,000	Last Sale Price:
Listing Price:	Last Purchase Method:	Last Listing Date:
DOM:	Prior Sale Date:	Last DOM:
Price Change Date:	Prior Sale Price:	Prior Sale Date:
Price Change Amount:	Prior Purchase Method:	Prior Sale Price:
Price Change %:		Prior Listing Date:
		Prior DOM:

Search Criteria					
Data Set	Public Record Only	Sale Date	6/19/2019 - 6/19/2020	Square Feet	978 - 1,466
Distance	0.5 Miles	Status	SOLD		

Sold Comps	Subject	Low	High	Average
Sale Price	\$42,000	\$61,250	\$63,000	\$61,833
SqFt	1,222	1,056	1,408	1,206
Price/SqFt	\$34.37	\$43.5	\$58	\$52.02
Bedrooms	-	2	2	2
Baths	-	1	1	1
Lot Size/Acres	1,196/0.027	952/0.022	2,080/0.048	1,453/0.033
Year Built	1910	1862	1900	1880
Distance from Subject	-	0.1	0.2	0.133

On Market Comps	Subject	Low	High	Average

Failed Comps	Subject	Low	High	Average



■ Subject Property
 ■ Sold Comps
 ■ Active Comps
 ■ Failed Comps

	Source	Address	Status	Date	Amount	SqFt	PPSqFt.	Beds	Bath	Year Built	Distance
1	Public Record	515 Lamberton St	Sold	1/21/2020	\$61,250	1,408	\$43.5	2	1	1900	0.1 mi
2	Public Record	514 Lamberton St	Sold	1/21/2020	\$61,250	1,056	\$58	2	1	1877	0.1 mi
3	Public Record	349 Centre St	Sold	12/12/2019	\$63,000	1,155	\$54.55	2	1	1862	0.2 mi



**38 Asbury St, Trenton, NJ 08611-2818 (Single Family Residential)**

**APN: 11 11003-0000-00025**

Beds:	Baths:	Last Sale Date:	11/10/1993
SqFt: 1,222	Year Built/Eff: 1910/1910	Last Sale Price:	\$42,000
Lot Size/Acres: 1,196/0.027		Est. Value:	\$39,938

1

**515 Lamberton St, Trenton, NJ 08611**

Property Type: Single Family

Owner Name: ILADNJ LLC

Mailing Address: 895 S BROAD ST, TRENTON, NJ 08611

Owner Status: Non-Owner Occupied

Occupancy: Occupied

APN: 11 11006-0000-00032

Status: Sold

Beds: 2 Baths: 1 Total Rooms: Heating: Baseboard Date: 1/21/2020

SqFt: 1,408 Parking Type: Cooling: None Amount: \$61,250

Lot Size / Acres: 952/0.022 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1900 / 1900 DOM:

Public Record

Distance: 0.1 mi

Estimated Value: \$71,668

Tax Assessed Value / Year: \$37,800 / 2019

2

**514 Lamberton St, Trenton, NJ 08611**

Property Type: Single Family

Owner Name: ILADNJ LLC

Mailing Address: 895 S BROAD ST, TRENTON, NJ 08611

Owner Status: Non-Owner Occupied

Occupancy: Vacant

APN: 11 10308-0000-00020

Status: Sold

Beds: 2 Baths: 1 Total Rooms: Heating: Baseboard Date: 1/21/2020

SqFt: 1,056 Parking Type: Cooling: None Amount: \$61,250

Lot Size / Acres: 1,326/0.03 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1877 / 1877 DOM:

Public Record

Distance: 0.1 mi

Estimated Value: \$66,006

Tax Assessed Value / Year: \$32,900 / 2019

3

**349 Centre St, Trenton, NJ 08611**

Property Type: Single Family

Owner Name: ILADNJ LLC

Mailing Address: 895 S BROAD ST #W, TRENTON, NJ 08611

Owner Status: Non-Owner Occupied

Occupancy: Occupied

APN: 11 10306-0000-00002

Status: Sold

Beds: 2 Baths: 1 Total Rooms: Heating: Baseboard Date: 12/12/2019

SqFt: 1,155 Parking Type: Cooling: None Amount: \$63,000

Lot Size / Acres: 2,080/0.048 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1862 / 1862 DOM:

Public Record

Distance: 0.2 mi

Estimated Value: \$58,050

Tax Assessed Value / Year: \$32,400 / 2019

**38 Asbury St, Trenton, NJ 08611-2818 (Single Family Residential)**

APN: 11 11003-0000-00025

Beds:

Baths:

Last Sale Date: 11/10/1993

SqFt: 1,222

Year Built/Eff: 1910/1910

Last Sale Price: \$42,000

Lot Size/Acres: 1,196/0.027

Est. Value: \$39,938

1

515 Lamberton St, Trenton, NJ 08611

APN: 11 11006-0000-00032



Public Record Distance: 0.1 mi Estimated Value: \$71,668 Tax Assessed Value / Year: \$37,800 / 2019

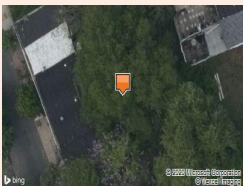
2

514 Lamberton St, Trenton, NJ 08611

APN: 11 10308-0000-00020



Public Record Distance: 0.1 mi Estimated Value: \$66,006 Tax Assessed Value / Year: \$32,900 / 2019



38 Asbury St, Trenton, NJ 08611-2818 (Single Family Residential)  
APN: 11 11003-0000-00025

Beds:	Baths:	Last Sale Date:	11/10/1993
SqFt: 1,222	Year Built/Eff: 1910/1910	Last Sale Price:	\$42,000
Lot Size/Acres: 1,196/0.027		Est. Value:	\$39,938