City of Alma 2026 Residential Land Analysis - 4006 (Scottich Heights)														
Parcel	**Sale Date**	**Sale Price**	**Allocation LB 10/90**	**$100/ FF**	**Adj. FF**	**Adj FF**	**OUTLIERS**							
51-042-045-00	10/17/23	$135,000	$13,500	100	92.5	$146	51-333-809-00	01/09/24	$192,000	$19,200	8,165	100	81.6	$235
51-333-033-00	02/09/24	$143,000	$14,300	100	92.9	$154	51-042-036-00	02/15/24	$213,000	$21,300	8,844	100	88.4	$241
51-333-780-00	04/28/23	$230,000	$23,000	100	143.2	$161	51-333-797-00	07/21/23	$209,400	$20,940	8,165	100	81.6	$256
51-333-259-00	07/26/23	$168,600	$16,860	100	90.4	$186	51-042-007-00	12/14/23	$175,000	$17,500	6,752	100	67.5	$259
51-333-042-00	12/20/23	$190,000	$19,000	100	97.9	$194	51-333-790-00	05/15/24	$300,000	$30,000	11,202	100	112.0	$268
51-333-040-00	11/27/24	$160,000	$16,000	100	74.2	$216	51-333-803-00	03/13/24	$139,000	$13,900	5,098	100	51.0	$273
51-333-065-00	08/07/23	$222,000	$22,200	100	102.3	$217	51-042-054-00	10/27/23	$255,000	$25,500	8,762	100	87.6	$291
51-333-082-00	06/25/24	$197,000	$19,700	100	90.0	$219	51-042-058-00	01/02/24	$254,900	$25,490	8,767	100	87.7	$291
					average	**$187**	51-042-032-00	08/17/23	$275,000	$27,500	8,844	100	88.4	$311
					median	**$190**	51-333-015-00	07/11/24	$360,000	$36,000	7,397	100	74.0	$487
					Use	**$187**								
Land Table 4006 - removing outliers produced an average rate of $187 per front foot. The rate of $187 per front food was used.														