

Alma Commercial Class 201 & 202 Land Analysis Land Table: Downtown

Address	Land Table	Parcel ID	Sale Date	Sale Price	5% Land Value	Front Feet	\$/Front Foot
117 W Superior St	Downtown	51-031-037-00	6/12/2025	\$ 2,000	\$ 100	24	\$ 83
110 E Superior St	Downtown	51-031-254-00	3/31/2025	\$ 158,500	\$ 7,925	26	\$ 305
130 W Superior St	Downtown	51-344-820-00	9/4/2024	\$ 142,500	\$ 7,125	28	\$ 254
110 W Superior St	Downtown	51-344-815-00	4/4/2024	\$ 50,000	\$ 2,500	105	\$ 24
311 E Superior St	Downtown	51-344-623-00	1/24/2024	\$ 200,000	\$ 10,000	53	\$ 189
101 W Superior St	Downtown	51-031-039-00	12/22/2023	\$ 565,000	\$ 28,250	113	\$ 250
119 W Superior St	Downtown	51-031-036-00	8/25/2023	\$ 120,000	\$ 6,000	85	\$ 71
202 E Superior St	Downtown	51-031-273-50	8/1/2023	\$ 250,000	\$ 12,500	50	\$ 250
119 E Superior St	Downtown	51-344-585-00	7/26/2023	\$ 79,000	\$ 3,950	33	\$ 120
127 E Superior St	Downtown	51-344-582-00	7/26/2023	\$ 96,000	\$ 4,800	27	\$ 178
203 W Superior St	Downtown	51-031-023-00	7/11/2023	\$ 155,000	\$ 7,750	57	\$ 136
124 E Superior St	Downtown	51-031-261-00	4/7/2023	\$ 100,000	\$ 5,000	52	\$ 96
211 W Superior St	Downtown	51-031-021-10	1/2/2023	\$ 200,000	\$ 10,000	83	\$ 120
131 W Superior St	Downtown	51-031-035-00	12/21/2022	\$ 165,000	\$ 8,250	80	\$ 103
125 E Superior St	Downtown	51-344-583-00	10/13/2022	\$ 122,000	\$ 6,100	27	\$ 226
124 W Superior St	Downtown	51-344-818-00	9/20/2022	\$ 125,000	\$ 6,250	26	\$ 240

Downtown Commercial Land Summary

Nine verified sales were analyzed along the Superior Street corridor in downtown Alma, frontages ranging between 26 and 113 feet. Adjusted land values ranged from approximately \$120 to \$250 per front foot. Front Foot used is **\$226**.