

Sales Ratio Analysis

Municipality: OtisfieldReval

County: Oxford

Weighted Average	99%	=	8,798,382 /	8,887,000
Average Ratio	100%	=	15.97 /	16
Average Deviation	4	=	93 /	24
Quality Rating	4	=	4 /	100%

Item Classification No.	Map	Lot	Book	Page	Date of Sale	Selling Price	Land Value	Building Value	Ratio	Dev.
<input type="radio"/> 1 Rural Residential (nonwa	R04	040	5913	567	12/16/2025	\$250,000	\$79,275	\$142,258	0.89	11
<input type="radio"/> 2 Rural Residential (nonwa	R03	062	5888	252	8/12/2025	\$700,000	\$202,373	\$423,027	0.89	10
<input type="radio"/> 3 Waterfront	U01	016	5913	904	12/18/2025	\$535,000	\$286,776	\$212,778	0.93	6
<input type="radio"/> 4 Rural Residential (nonwa	R03	033-D	5872	646	5/21/2025	\$200,000	\$126,195	\$62,872	0.95	5
<input checked="" type="radio"/> 5 Rural Residential (nonwa	R02	049-005	5889	335	8/18/2025	\$290,000	\$94,340	\$183,453	0.96	4
<input checked="" type="radio"/> 6 Waterfront	U20	013	5863	948	3/28/2025	\$900,000	\$502,132	\$369,007	0.97	3
<input checked="" type="radio"/> 7 Rural Residential (nonwa	R02	019-A	5889	417	8/19/2025	\$590,000	\$148,035	\$425,512	0.97	3
<input checked="" type="radio"/> 8 Rural Residential (nonwa	R03	002	5880	304	7/3/2025	\$340,000	\$76,285	\$257,782	0.98	2
<input checked="" type="radio"/> 9 Rural Residential (nonwa	R02	040-A	5861	967	3/14/2025	\$149,000	\$77,500	\$68,937	0.98	2
<input checked="" type="radio"/> 10 Waterfront	U02	010	5896	108	9/19/2025	\$530,000	\$348,420	\$176,289	0.99	1
<input checked="" type="radio"/> 11 Rural Residential (nonwa	R04	007-B	5861	664	3/13/2025	\$323,000	\$91,062	\$228,732	0.99	1
<input checked="" type="radio"/> 12 Waterfront	U18	017	5867	488	4/11/2025	\$140,000	\$68,261	\$71,431	1.00	0
<input checked="" type="radio"/> 13 Rural Residential (nonwa	U18	035	5865	198	4/4/2025	\$305,000	\$83,300	\$221,606	1.00	0
<input checked="" type="radio"/> 14 Rural Residential (nonwa	R09	071-G	5883	425	7/21/2025	\$425,000	\$109,825	\$316,630	1.00	1
<input checked="" type="radio"/> 15 Rural Residential (nonwa	R01	006-D	5880	938	7/8/2025	\$105,000	\$92,500	\$13,235	1.01	1
<input checked="" type="radio"/> 16 Waterfront	U06	004	5907	152	11/13/2025	\$975,000	\$771,000	\$214,429	1.01	1
<input checked="" type="radio"/> 17 Rural Residential (nonwa	R08	038-A	5914	352	12/22/2025	\$189,000	\$85,600	\$106,302	1.02	2
<input checked="" type="radio"/> 18 Rural Residential (nonwa	R09	053	5912	756	12/12/2025	\$190,000	\$61,285	\$133,764	1.03	3
<input checked="" type="radio"/> 19 Rural Residential (nonwa	R09	045	5926	222	3/2/2026	\$230,000	\$112,250	\$124,813	1.03	3
<input checked="" type="radio"/> 20 Rural Residential (nonwa	R02	024-005	5879	302	6/30/2025	\$281,000	\$92,500	\$198,543	1.04	4
<input type="radio"/> 21 Rural Residential (nonwa	R09	044	5910	279	11/25/2025	\$150,000	\$67,500	\$89,272	1.05	5
<input type="radio"/> 22 Rural Residential (nonwa	U04	022	5919	359	1/15/2026	\$400,000	\$158,165	\$264,586	1.06	6
<input type="radio"/> 23 Rural Residential (nonwa	R09	014-D03	5854	911	1/24/2025	\$320,000	\$97,560	\$246,904	1.08	8
<input type="radio"/> 24 Water Access	U09	048	5878	46	5/14/2025	\$370,000	\$205,962	\$208,119	1.12	12

BuildingValue > 0 AND Sale Date between 1/1/2025 and 12/31/2026