



## CMA 4-Up Public Records Report

This page outlines the subject property versus comparables properties.



	Address <b>621 N Lakewood Ave</b>	<b>714 N Luzerne Ave</b>	<b>2728 E Monument St</b>	<b>433 N Luzerne Ave</b>
County	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD
Municipality				
Neighborhood	MCELDERRY PARK			
Status	Active	Closed	Closed	Closed
Closed Date				
List Price	\$45,000	\$192,950	\$210,000	\$230,000
Closed Price		\$192,950	\$210,000	\$180,000
Concessions	\$0.00	\$0.00	\$0.00	\$0.00
Financing		Conventional	FHA	VA
Property Class	Residential	Residential	Residential	Residential
Structure Type	Interior Row/Townhouse			Row/Twnhse/Cluster
Ownership	Fee Simple	Fee Simple	Fee Simple	Fee Simple
Sale Type	Auction			
Style	Federal			Attchd/Row Hse Int
Levels/Stories	2	0.00	0.00	2.00
Year Built	1915	1890	1890	1910
Condition		Excellent, Very Good, Good		
Annual Tax	\$1,657	\$1,770	\$4,248	\$4,796
Tax Total Asmt	\$70,200	\$75,000	\$180,000	\$203,200
Lot Acres/SqFt	0.02a / 871.2sf	0a / 0.00sf	0a / 0.00sf	0a / 0.00sf
Lot Dimension	13-6X68			
Waterfront	No	No	No	No
Abv Grd Fin SF	0	0	0	1,428
Total Bldg SF	0	0	0	2,142
Total Units		1	1	1
Bedrooms	3	0	0	0
Baths	1 /	2	2 / 2	2
Garage Spaces		0	0	0
Parking Feat				
Basement	Unfinished			Yes (Type Unknown)
Cooling	Window Unit(s)			Combined System
Heat	Radiator	Radiators	Hot/Warm Air	Hot/Warm Air
Pool	No Pool	False	False	False
DOM	30	92	66	1
MLS#	MDBA2190236	MDBA2154626	MDBA2158952	MDBA2190310





## CMA 4-Up Listings Report

This page outlines the subject property versus comparables properties.



	Address <b>621 N Lakewood Ave</b>	<b>714 N Luzerne Ave</b>	<b>2728 E Monument St</b>	<b>433 N Luzerne Ave</b>
County	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD
Municipality				
Neighborhood	MCELDERRY PARK	MILTON-MONTFORD	ELWOOD PARK	PATTERSON PARK
Status	Active	Closed	Closed	Closed
Closed Date		07/08/2025	07/28/2025	10/31/2025
List Price	\$45,000	\$192,950	\$210,000	\$230,000
Closed Price		\$192,950	\$210,000	\$230,000
Concessions	\$0.00	\$0.00	\$0.00	\$0.00
Financing		Conventional	FHA	VA
Property Class	Residential	Residential	Residential	Residential
Structure Type	Interior Row/Townhouse	Interior Row/Townhouse	End of Row/Townhouse	Interior Row/Townhouse
Ownership	Fee Simple	Fee Simple	Fee Simple	Fee Simple
Sale Type	Auction	Standard	Standard	Standard
Style	Federal	Other	Contemporary	Colonial
Levels/Stories	2	2	3	3
Year Built	1915	1890	1890	1910
Condition		Excellent, Very Good, Good		
Annual Tax	\$1,657	\$1,542	\$4,248	\$4,796
Tax Total Asmt	\$70,200	\$65,333	\$180,000	\$203,200
Lot Acres/SqFt	0.02a / 871.2sf	0a / 1,015.00sf	0a / 910.00sf	0a / 435.60sf
Lot Dimension	13-6X68			
Waterfront	No	No	No	No
Abv Grd Fin SF		0	0	1,428
Blw Grd Fin SF	0	0	0	535
Total Bldg SF	0	0	0	2,142
Total Units		0	0	0
Bedrooms	3	3	3	2
Baths	1 /	2	2 / 2	2
Garage Spaces		0	0	0
Parking Feat				
Basement	Unfinished	Unfinished	Daylight, Full, Fully Finished,	Fully Finished
Cooling	Window Unit(s)	Central A/C	Central A/C	Central A/C
Heat	Radiator	Central	Central	Central
Pool	No Pool	No Pool	No Pool	No Pool
DOM	30	92	66	1
MLS#	MDBA2190236	MDBA2154626	MDBA2158952	MDBA2190310

