


Your property has been valued using market data from similar properties that sold in your area. Sales prices were **time-adjusted** to the end of the period, December 31, 2018, as if they were sold on that date. The **time-adjusted sales price** reflects market conditions on that date.

Physical Address	2 WALNUT AVE EAST NORWICH, NY 11732				
<b>Property Identifier</b>	<b>16 A 00810</b>				
Economic Unit Type					
Style	Cape				
Year Built & Depreciation	1940-93.62				
Total Floor Area	1641				
Quality Grade	C+				
Bathrooms & Fixtures	2-1-8				
Land Size	15694			Note: Land size reflects total Economic Unit.	
Market Area	3			<b>Current Land</b>	<b>\$415,000</b>
Neighborhood	Oyster Bay-296			Current Improvement	\$302,000
Percent Complete	1	<b>Total Value*</b>	<b>\$717,000</b>		

\* The values represent the Tentative value for the 2021 tax year.