

Valid Sales

| ADDRESS LEGAL | Sold Date | Sold Price | TASP | SPPSF | LANDSQFT | Style Text | YRBLT | SFLA | Front Text | QUAL Text | Loc Text | Traffic Text | Water Attribute Text |
|--|------------|--------------|--------------|--------|----------|-----------------------------|-------|------|-------------------|-----------|----------|--------------|----------------------|
| 2790 ROSWELL AVE OCEANSIDE, NY 11572 | 2018-10-04 | \$585,000.00 | \$585,000.00 | 295.45 | 11100 | Raised Ranch/Hi Ranch | 1966 | 1980 | DeadEnd | C+ | | Light | None |
| 2963 ROXBURY RD OCEANSIDE, NY 11572 | 2018-09-26 | \$520,000.00 | \$520,000.00 | 301.27 | 5632 | Cape | 1950 | 1726 | | C | | Light | None |
| 584 PATTEN AVE OCEANSIDE, NY 11572 | 2018-09-25 | \$615,000.00 | \$615,000.00 | 318.49 | 5000 | Raised Ranch/Hi Ranch | 1973 | 1931 | | C+ | | Light | None |
| 2938 HIGGINS ST OCEANSIDE, NY 11572 | 2018-09-19 | \$595,000.00 | \$595,000.00 | 325.85 | 6180 | Raised Ranch/Hi Ranch | 1975 | 1826 | | C+ | | Light | None |
| 2861 TILROSE AVE OCEANSIDE, NY 11572 | 2018-09-19 | \$300,000.00 | \$300,000.00 | 202.70 | 2475 | Townhouse | 1928 | 1480 | | C | | Light | None |
| 493 GRIFFIN ST OCEANSIDE, NY 11572 | 2018-09-18 | \$790,000.00 | \$790,000.00 | 263.16 | 7310 | Colonial | 1959 | 3002 | | C | | Light | None |
| 2916 EVERGREEN AVE OCEANSIDE, NY 11572 | 2018-09-13 | \$799,000.00 | \$799,000.00 | 298.92 | 8700 | Colonial | 2011 | 2673 | ResidentialStreet | B- | | Light | None |
| 2884 TERRELL AVE OCEANSIDE, NY 11572 | 2018-09-11 | \$459,000.00 | \$459,000.00 | 382.18 | 6300 | Cape | 1952 | 1201 | | C | | Light | None |
| 112 DACOSTA AVE OCEANSIDE, NY 11572 | 2018-09-10 | \$475,000.00 | \$475,000.00 | 365.67 | 11050 | Cape | 1948 | 1299 | | C | | Light | None |
| 2722 HARRISON AVE OCEANSIDE, NY 11572 | 2018-09-05 | \$524,000.00 | \$524,000.00 | 239.82 | 5800 | Old Style | 1925 | 2185 | | C+ | | Light | None |
| 3 BELLEVUE AVE OCEANSIDE, NY 11572 | 2018-08-29 | \$335,400.00 | \$335,400.00 | 313.17 | 4000 | Bungalow, Cottage | 1933 | 1071 | | D | | Light | None |
| 2913 CLARK AVE OCEANSIDE, NY 11572 | 2018-08-29 | \$708,192.00 | \$708,192.00 | 423.81 | 7450 | Cape | 1937 | 1671 | | C | | Light | None |
| 575 PATTEN AVE OCEANSIDE, NY 11572 | 2018-08-23 | \$825,000.00 | \$825,000.00 | 335.09 | 6875 | Colonial | 1969 | 2462 | | C+ | | Light | None |

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| 2654 WOODS AVE OCEANSIDE, NY 11572 | 2018-08-14 | \$425,000.00 | \$425,000.00 | 283.90 | 7191 | Old Style | 1913 | 1497 | | C- | | Light | None |
| 525 FARRINGTON RD OCEANSIDE, NY 11572 | 2018-08-13 | \$545,000.00 | \$545,000.00 | 408.55 | 5000 | Old Style | 1924 | 1334 | | C- | | Light | None |
| 3000 GERARD CT OCEANSIDE, NY 11572 | 2018-07-30 | \$478,000.00 | \$478,000.00 | 312.42 | 4500 | Old Style | 1927 | 1530 | DeadEnd | C- | | Light | None |
| 120 DAVISON AVE OCEANSIDE, NY 11572 | 2018-07-18 | \$545,000.00 | \$545,000.00 | 270.07 | 7130 | Cape | 1920 | 2018 | SecondaryStreet | C | MajorHwy | Light | None |
| 601 PATTEN AVE OCEANSIDE, NY 11572 | 2018-06-29 | \$1,050,000.00 | \$1,053,811.50 | 317.89 | 11875 | Colonial | 1951 | 3303 | ResidentialStreet | B- | | Light | None |
| 73 DA COSTA AVE OCEANSIDE, NY 11572 | 2018-06-27 | \$630,000.00 | \$632,286.90 | 472.97 | 10000 | Cape | 1949 | 1332 | | C | | Light | None |
| 34 CHESLEN CT OCEANSIDE, NY 11572 | 2018-06-27 | \$569,000.00 | \$571,065.47 | 282.10 | 6912 | Split Level | 1958 | 2017 | | C+ | | Light | None |
| 2601 HENDRICKSON AVE OCEANSIDE, NY 11572 | 2018-06-13 | \$650,000.00 | \$652,359.50 | 390.86 | 6250 | Colonial | 1923 | 1663 | | C+ | | Light | None |
| 6 DEEN ST OCEANSIDE, NY 11572 | 2018-06-13 | \$455,000.00 | \$456,651.65 | 398.42 | 3600 | Cape | 1950 | 1142 | DeadEnd | C- | | Light | None |
| 2876 OCEANSIDE RD OCEANSIDE, NY 11572 | 2018-05-23 | \$539,999.00 | \$543,926.41 | 236.12 | 4995 | Raised Ranch/Hi Ranch | 1973 | 2287 | MajorStrip | C+ | MajorHwy | Light | None |
| 3 DEAN ST OCEANSIDE, NY 11572 | 2018-05-22 | \$370,000.00 | \$372,691.01 | 420.45 | 6000 | Bungalow, Cottage | 1930 | 880 | | D | | Light | None |
| 2892 DAVIS ST OCEANSIDE, NY 11572 | 2018-05-17 | \$320,000.00 | \$322,327.36 | 192.19 | 7000 | Old Style | 1923 | 1665 | | C- | | Light | None |
| 25 PATTEN AVE OCEANSIDE, NY 11572 | 2018-05-02 | \$595,000.00 | \$599,327.44 | 252.44 | 7500 | Old Style | 1930 | 2357 | | B- | | Light | None |

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| 24 ATLANTIC AVE E OCEANSIDE, NY 11572 | 2018-04-30 | \$373,000.00 | \$377,076.89 | 272.26 | 4440 | Old Style | 1931 | 1370 | ResidentialStreet | C- | | Light | None |
| 2937 ROXBURY RD OCEANSIDE, NY 11572 | 2018-04-16 | \$740,000.00 | \$748,088.20 | 276.22 | 10200 | Old Style | 1938 | 2679 | | C- | | Light | None |
| 2818 ELM ST OCEANSIDE, NY 11572 | 2018-04-13 | \$617,000.00 | \$623,743.81 | 288.99 | 9072 | Raised Ranch/Hi Ranch | 1978 | 2135 | ResidentialStreet | C | | Light | None |
| 2606 TERRELL AVE OCEANSIDE, NY 11572 | 2018-04-13 | \$385,000.00 | \$389,208.05 | 193.56 | 5000 | Old Style | 1920 | 1989 | ResidentialStreet | C- | | Light | None |
| 2809 WEEKS AVE OCEANSIDE, NY 11572 | 2018-04-10 | \$635,000.00 | \$641,940.55 | 441.28 | 8450 | Old Style | 1838 | 1439 | ResidentialStreet | C | | Light | None |
| 2800 ROCKAWAY AVE OCEANSIDE, NY 11572 | 2018-04-03 | \$833,320.00 | \$842,428.19 | 258.47 | 8501 | Colonial | 2016 | 3224 | SecondaryStreet | B- | MajorHwy | Light | None |
| 2948 DEEN ST OCEANSIDE, NY 11572 | 2018-04-03 | \$590,000.00 | \$596,448.70 | 285.71 | 3480 | Colonial | 1996 | 2065 | | C | | Light | None |
| 150 DAVISON AVE OCEANSIDE, NY 11572 | 2018-03-23 | \$400,000.00 | \$405,839.60 | 399.20 | 6000 | Ranch | 1953 | 1002 | | C | MajorHwy | Light | None |
| 2790 RIVER AVE OCEANSIDE, NY 11572 | 2018-03-16 | \$775,000.00 | \$786,314.23 | 307.91 | 11040 | Split Level | 1959 | 2517 | ResidentialStreet | C+ | | Light | Water View |
| 552 DOVER RD OCEANSIDE, NY 11572 | 2018-03-14 | \$848,394.00 | \$860,779.70 | 263.15 | 7715 | Colonial | 2016 | 3224 | ResidentialStreet | B- | MajorHwy | Light | None |
| 50 MERLE AVE OCEANSIDE, NY 11572 | 2018-03-09 | \$165,300.00 | \$167,713.21 | 167.14 | 6160 | Bungalow, Cottage | 1920 | 989 | | D | | Light | None |
| 2909 DAVIS ST OCEANSIDE, NY 11572 | 2018-03-09 | \$450,000.00 | \$456,569.55 | 398.58 | 4000 | Old Style | 1925 | 1129 | ResidentialStreet | C- | | Light | None |
| 2767 WOODS AVE OCEANSIDE, NY 11572 | 2018-03-02 | \$384,500.00 | \$390,113.32 | 295.77 | 4520 | Cape | 1940 | 1300 | SecondaryStreet | C | SecondarySt | Light | None |

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| 514 WINDSOR PL OCEANSIDE, NY 11572 | 2018-02-08 | \$485,000.00 | \$493,866.77 | 367.42 | 5000 | Old Style | 1924 | 1320 | ResidentialStreet | C- | | Light | None |
| 111 PINE ST OCEANSIDE, NY 11572 | 2018-01-30 | \$643,277.00 | \$657,415.59 | 267.14 | 4888 | Colonial | 1947 | 2408 | | C | | Light | None |
| 2681 WINDSOR AVE OCEANSIDE, NY 11572 | 2018-01-26 | \$480,000.00 | \$490,549.92 | 324.32 | 4000 | Old Style | 1927 | 1480 | ResidentialStreet | C- | | Light | None |
| 2911 DAVISON ST OCEANSIDE, NY 11572 | 2018-01-26 | \$415,000.00 | \$424,121.29 | 354.70 | 3750 | Old Style | 1923 | 1170 | ResidentialStreet | C+ | | Light | None |
| 31 MERLE AVE OCEANSIDE, NY 11572 | 2018-01-24 | \$500,000.00 | \$510,989.50 | 306.37 | 8800 | Old Style | 1935 | 1632 | ResidentialStreet | C- | | Light | None |
| 2946 COURT ST OCEANSIDE, NY 11572 | 2018-01-23 | \$438,000.00 | \$447,626.80 | 297.96 | 7002 | Cape | 1952 | 1470 | | C | | Light | None |