


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	175 WAVERLY AVE EAST ROCKAWAY, NY 11518		
Property Identifier	422260100080		
Economic Unit Type			
Style	Colonial		
Year Built & Depreciation	1974-96.48		
Total Floor Area	2733		
Quality Grade	C+		
Bathrooms & Fixtures	3-0-11		
Land Size	7820	Note: Land size reflects total Economic Unit.	
Market Area	5	Current Land	\$267,000
Neighborhood	Lynbrook-174	Current Improvement	\$555,000
Percent Complete	1	Total Value*	\$822,000

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