

	Beds 3	Full Baths 1	Half Baths N/A	Sale Price N/A	Sale Date N/A
	Bldg Sq Ft 1,524	Lot Sq Ft 5,227	Yr Built 1900	Type SFR	

OWNER INFORMATION			
Owner Name	Yd Properties LLC	Tax Billing Zip+4	0532
Tax Billing Address	Po Box 532	Tax Billing Carrier Route	B006
Tax Billing City & State	Biddeford, ME	Owner Occupied	No
Tax Billing Zip	04005		

COMMUNITY INSIGHTS			
Median Home Value	\$396,296	School District	BIDDEFORD PUBLIC SCHOOLS
Median Home Value Rating	5 / 10	Family Friendly Score	6 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	8 / 100	Walkable Score	89 / 100
Total Incidents (1 yr)	140	Q1 Home Price Forecast	\$405,146
Standardized Test Rank	40 / 100	Last 2 Yr Home Appreciation	21%

LOCATION INFORMATION			
Town	Biddeford City	Carrier Route	C005
Census Tract	252.04	Zoning	R2
Zip Code	04005	Tax Map	40
Zip + 4	2032	Within 250 Feet of Multiple Flood Zones	Yes (Ae, X, X500)

TAX INFORMATION			
Tax-ID 1	BIDD-000040-000000-000029	Total Assessment	\$292,900
Tax-ID 2	162135	Improved Assessment	\$111,400
Tax-ID 3	000162135	Land Assessment	\$181,500
% Improved	38%	Tax Year	2024
Tax Area	04860	Annual Tax	\$4,165
Assessment Year	2024		

ASSESSMENT & TAX			
Assessment Year	2024	2023	2022
Assessed Value - Total	\$292,900	\$289,100	\$252,600
Assessed Value - Land	\$181,500	\$177,700	\$116,000
Assessed Value - Improved	\$111,400	\$111,400	\$136,600
YOY Assessed Change (\$)	\$3,800	\$36,500	
YOY Assessed Change (%)	1.31%	14.45%	
Tax Year	Total Tax	Change (\$)	Change (%)
2022	\$4,145		
2023	\$3,793	-\$352	-8.49%
2024	\$4,165	\$372	9.81%

CHARACTERISTICS			
Land Use - CoreLogic	SFR	Basement Sq Ft	660
Total Units	1	Unfinished Basement Sq Ft	660
Style	Conventional	Attic Sq Ft	336
Stories	2	Heat Type	Hot Water
Year Built	1900	Porch	Open Porch
Building Sq Ft	1,524	Garage Type	Garage
Total Rooms	5	Roof Type	Gable
Bedrooms	3	Roof Material	Asphalt Shingle
Total Baths	1	Exterior	Vinyl
Full Baths	1	Lot Acres	0.12
Basement Type	Basement	Lot Sq Ft	5,227

FEATURES

Feature Type

B
D
L
Q

SELL SCORE			
Rating	Moderate	Value As Of	2025-10-12 04:37:31
Sell Score	615		

ESTIMATED VALUE			
RealAVM™	\$364,200	Confidence Score	69
RealAVM™ Range	\$325,300 - \$403,100	Forecast Standard Deviation	11
Value As Of	09/29/2025		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

RENTAL TRENDS			
Estimated Value	2156	Cap Rate	4.3%
Estimated Value High	2821	Forecast Standard Deviation (FSD)	0.31
Estimated Value Low	1491		

(1) Rental Trends is a CoreLogic® derived value and should be used for informational purposes only. Rental Trends is not intended to provide recommendations regarding rental prices, lease renewal terms, or occupancy levels to landlords.

(2) The FSD denotes confidence in a Rental Trends estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion a Rental Trends estimate will fall within, based on the consistency of the information available at the time of estimation. The FSD can be used to create confidence that the displayed value has a statistical degree of certainty.

LAST MARKET SALE & SALES HISTORY			
Owner Name	Yd Properties LLC		

MORTGAGE HISTORY				
Mortgage Date	09/28/2023	05/13/2022	10/02/2020	10/16/2006
Mortgage Amount	\$400,000	\$285,000	\$64,500	\$90,000
Mortgage Lender	Sawin Cap LLC	Weston Ventures LLC		Bank Of America
Borrower Name	Yd Properties LLC	Yd Properties LLC	Yd Properties LLC	Lapierre Gerard H
Borrower Name 2				Lapierre Janice E
Mortgage Type	Conventional	Conventional	Private Party Lender	Conventional
Mortgage Purpose	Refi	Refi	Refi	Refi
Mortgage Term				15
Mortgage Period				Years

PROPERTY MAP



*Lot Dimensions are Estimated

