

Town of Rye Sales Book - 2022 Tentative Assessment Roll MULTI-FAMILY RESIDENCES



For photos of these properties and more information, please visit the Town's property data portal at: <https://townofrye.prosgar.com/>

Note that this list is sorted by VILLAGE then Neighborhood Code. See last page for instructions on how to find your Neighborhood Code.

Village	School District	print_key	parcel_location_address	Bldg Style	Ownership Code	Living Area (Sq Ft)	Acres	Sale Price	Sale Date (7/1/2020+)	Property Class	Neighborhood Code
Mamaroneck	Rye Neck SD	154.26-1-13	540 Second St	Colonial		2,172	0.11	\$695,000	3/28/2022	2 - Family Residence	3001
Mamaroneck	Rye Neck SD	154.26-1-12	535 Second St	Old Style		1,920	0.21	\$650,000	11/5/2021	2 - Family Residence	3001
Mamaroneck	Rye Neck SD	154.26-1-57	625 Meadow St	Cape Cod		1,497	0.3	\$635,000	3/26/2021	2 - Family Residence	3001
Mamaroneck	Rye Neck SD	154.25-1-3	536 Second St	Colonial		2,024	0.31	\$840,000	5/12/2021	2 - Family Residence	3001
Mamaroneck	Rye Neck SD	154.34-2-8	521 Jefferson Ave	Old Style		2,045	0.33	\$924,000	5/3/2022	2 - Family Residence	3001
Mamaroneck	Rye Neck SD	154.27-2-70	411 Fourth St	Old Style		2,376	0.12	\$820,000	1/14/2022	2 - Family Residence	3002
Mamaroneck	Rye Neck SD	155.29-1-11	1417 Stoneybrook Ave	Colonial		1,779	0.12	\$740,000	1/20/2021	2 - Family Residence	3002
Mamaroneck	Rye Neck SD	154.27-2-35	1131 Halstead Ave	Old Style		2,136	0.13	\$830,000	2/25/2022	2 - Family Residence	3002
Mamaroneck	Rye Neck SD	154.36-2-2	1505 Harrison Ave	Colonial		2,160	0.15	\$700,000	9/15/2021	2 - Family Residence	3002
Mamaroneck	Rye Neck SD	154.36-2-28	1312 Sherman Ave	Colonial		1,944	0.15	\$795,000	5/28/2021	2 - Family Residence	3002
Mamaroneck	Rye Neck SD	155.29-1-26	311 Hornidge Rd	Cape Cod		1,816	0.17	\$830,000	6/22/2021	2 - Family Residence	3002
Mamaroneck	Rye Neck SD	154.27-2-71	422 Hunter St	Colonial		1,899	0.17	\$810,000	1/11/2021	2 - Family Residence	3002
Mamaroneck	Rye Neck SD	154.42-1-35	441 Halstead Ave	Old Style		2,896	0.27	\$830,000	8/19/2021	3 - Family Residence	3002
Mamaroneck	Rye Neck SD	154.51-1-21	640 Stuart Ave	Colonial		2,440	0.16	\$780,000	3/28/2022	2 - Family Residence	3003
Mamaroneck	Rye Neck SD	154.44-1-2	922 Stuart Ave	Colonial		3,473	0.23	\$820,000	11/23/2021	2 - Family Residence	3003
Port Chester	Port Chester SD	141.28-3-28	449 Ellendale Ave	Colonial		1,420	0.05	\$340,000	9/21/2020	2 - Family Residence	1001
Port Chester	Port Chester SD	141.36-1-32	412 W William St	Old Style		1,566	0.09	\$550,000	5/13/2021	2 - Family Residence	1001
Port Chester	Port Chester SD	142.29-1-9	288 Olivia St	Old Style		1,458	0.09	\$470,000	1/11/2022	2 - Family Residence	1001
Port Chester	Port Chester SD	141.28-3-56	37 Merritt St	Old Style		1,584	0.1	\$460,000	11/30/2020	2 - Family Residence	1001
Port Chester	Port Chester SD	135.76-3-38	92 Breckenridge Ave	Old Style		1,848	0.11	\$535,000	11/4/2020	2 - Family Residence	1001
Port Chester	Port Chester SD	142.29-1-24	5-7 Fairview Pl	Colonial		2,916	0.11	\$645,000	1/13/2022	2 - Family Residence	1001
Port Chester	Port Chester SD	135.76-3-22	130 Irenhyl Ave	Old Style		3,325	0.12	\$700,000	6/18/2021	2 - Family Residence	1001
Port Chester	Port Chester SD	135.76-2-1	133 Irenhyl Ave	Old Style		2,651	0.12	\$749,000	10/19/2021	2 - Family Residence	1001
Port Chester	Port Chester SD	135.76-3-10	136 Fairview Ave	Colonial		2,436	0.12	\$665,000	9/17/2021	2 - Family Residence	1001
Port Chester	Port Chester SD	141.28-3-25	79 Merritt St	Cape Cod		1,740	0.12	\$558,000	4/16/2021	2 - Family Residence	1001
Port Chester	Port Chester SD	141.28-3-38	62 S Regent St	Old Style		2,418	0.12	\$685,000	10/15/2020	3 - Family Residence	1001
Port Chester	Port Chester SD	141.28-3-46	420 Franklin St	Old Style		2,624	0.13	\$685,000	4/27/2021	2 - Family Residence	1001
Port Chester	Port Chester SD	135.76-2-8	180 Fairview Ave	Old Style		3,505	0.14	\$835,000	10/20/2020	2 - Family Residence	1001
Port Chester	Port Chester SD	142.21-1-29	19 Summit Ave	Old Style		2,600	0.15	\$670,000	5/20/2021	3 - Family Residence	1001
Port Chester	Port Chester SD	142.29-1-47	121 Soundview St	Old Style		2,214	0.19	\$687,000	5/20/2022	2 - Family Residence	1001
Port Chester	Port Chester SD	141.28-3-74	18 S Regent St	Old Style		1,748	0.21	\$650,000	3/19/2021	3 - Family Residence	1001
Port Chester	Port Chester SD	135.84-2-17	10 Monroe Pl	Old Style		2,932	0.24	\$640,000	1/27/2021	2 - Family Residence	1001
Port Chester	Port Chester SD	135.84-2-15	18 Monroe Pl	Colonial		2,739	0.24	\$694,000	7/7/2020	2 - Family Residence	1001
Port Chester	Port Chester SD	142.22-2-9	63 Poningo St	Duplex		1,854	0.06	\$375,000	5/11/2022	2 - Family Residence	1002
Port Chester	Port Chester SD	142.22-1-58.1	5 Bush Ave	Duplex		1,908	0.06	\$415,000	4/7/2021	2 - Family Residence	1002
Port Chester	Port Chester SD	136.79-1-33	191 Highland St	Old Style		2,274	0.08	\$700,000	12/9/2021	3 - Family Residence	1002
Port Chester	Port Chester SD	142.30-1-73	72 Pearl St	Old Style		1,992	0.1	\$540,000	10/21/2021	2 - Family Residence	1002
Port Chester	Port Chester SD	142.21-1-45	34 Spring St	Duplex		2,304	0.11	\$700,000	8/2/2021	2 - Family Residence	1002
Port Chester	Port Chester SD	142.21-1-46	30-32 Spring St	Old Style		3,234	0.11	\$657,200	3/24/2021	2 - Family Residence	1002
Port Chester	Port Chester SD	136.63-2-29	530 Locust Ave	Old Style		2,496	0.11	\$615,000	12/11/2020	2 - Family Residence	1002
Port Chester	Port Chester SD	136.56-1-8	245 Madison Ave	Colonial		2,030	0.11	\$560,000	4/22/2022	2 - Family Residence	1002
Port Chester	Port Chester SD	142.29-3-10	67 Washington St	Old Style		2,990	0.11	\$650,000	10/9/2020	3 - Family Residence	1002
Port Chester	Port Chester SD	136.63-1-77	74 Putnam Ave	Cape Cod		1,750	0.12	\$670,000	2/17/2022	2 - Family Residence	1002

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Port Chester	Port Chester SD	136.71-2-19	428 Orchard St	Old Style		2,901	0.13	\$600,000	3/8/2022	2 - Family Residence	1002
Port Chester	Port Chester SD	136.71-2-26	446 Orchard St	Old Style		2,976	0.13	\$660,000	5/20/2021	2 - Family Residence	1002
Port Chester	Port Chester SD	141.44-2-70	69 Grandview Ave	Old Style		2,091	0.14	\$630,000	10/30/2020	2 - Family Residence	1002
Port Chester	Port Chester SD	136.64-1-55	15 Madison Ave	Colonial		2,660	0.15	\$775,000	5/6/2022	2 - Family Residence	1002
Port Chester	Port Chester SD	136.64-1-13	36 Madison Ave	Old Style		1,472	0.15	\$675,000	5/23/2022	2 - Family Residence	1002
Port Chester	Port Chester SD	136.70-1-23	130 Haseco Ave	Old Style		2,030	0.15	\$685,000	4/13/2021	3 - Family Residence	1002
Port Chester	Port Chester SD	141.44-3-49	238 S Regent St	Old Style		2,929	0.17	\$785,000	9/28/2021	3 - Family Residence	1002
Port Chester	Port Chester SD	141.44-2-26	38 Grant St	Old Style		996	0.2	\$500,000	2/19/2021	2 - Family Residence	1002
Port Chester	Port Chester SD	136.78-3-55	274 Willett Ave	Colonial		2,006	0.31	\$777,274	7/21/2021	2 - Family Residence	1002
Port Chester	Port Chester SD	142.61-1-29	50 Edgar Pl	Old Style		1,260	0.07	\$490,000	5/10/2021	2 - Family Residence	1003
Port Chester	Port Chester SD	142.62-1-27	17 Cottage St	Old Style		1,897	0.12	\$612,250	7/20/2021	2 - Family Residence	1003
Port Chester	Port Chester SD	142.54-2-50	169 Grace Church St	Old Style		1,722	0.12	\$562,500	8/27/2021	2 - Family Residence	1003
Port Chester	Port Chester SD	142.46-1-27	83 Grace Church St	Old Style		1,634	0.17	\$525,000	2/5/2021	2 - Family Residence	1003
Port Chester	Port Chester SD	142.46-2-59	21 Armett St	Colonial		2,700	0.18	\$505,000	10/23/2020	2 - Family Residence	1003
Port Chester	Port Chester SD	142.54-2-38	49 Alto Ave	Old Style		2,054	0.19	\$520,000	3/25/2021	2 - Family Residence	1003
Port Chester	Port Chester SD	142.54-2-28	161 Grace Church St	Colonial		2,508	0.21	\$669,000	5/10/2021	2 - Family Residence	1003
Port Chester	Port Chester SD	142.55-1-18	39 Greenwood Ave	Old Style		2,348	0.33	\$485,000	12/3/2020	2 - Family Residence	1003
Port Chester	Port Chester SD	136.77-1-29	29 Elmont Ave	Old Style		2,006	0.18	\$640,000	7/21/2021	2 - Family Residence	1005
Port Chester	Port Chester SD	142.21-2-3	341 Westchester Ave	Old Style		3,084	0.29	\$800,000	7/26/2021	3 - Family Residence	1005
Port Chester	Port Chester SD	136.70-2-13	29 Marathon Pl	Old Style		1,932	0.14	\$490,000	1/13/2021	2 - Family Residence	1006
Port Chester	Port Chester SD	136.47-2-58	74 Halstead Ave	Old Style		1,632	0.16	\$599,000	9/22/2021	2 - Family Residence	1006
Port Chester	Port Chester SD	136.47-2-30	71 Halstead Ave	Old Style		1,664	0.17	\$555,000	2/17/2021	2 - Family Residence	1006
Port Chester	Port Chester SD	136.62-1-8	28 Clermont Ave	Colonial		2,418	0.24	\$690,000	11/10/2021	2 - Family Residence	1006
Port Chester	Port Chester SD	136.47-2-37	93 Halstead Ave	Old Style		1,912	0.35	\$695,000	10/4/2021	2 - Family Residence	1006
Rye Brook	Port Chester SD	141.44-1-8	4 West St	Old Style		1,804	0.08	\$385,000	4/2/2021	2 - Family Residence	1001
Rye Brook	Port Chester SD	141.35-2-12	27 Highview Ave	Colonial		2,176	0.12	\$690,000	11/9/2020	2 - Family Residence	1001
Rye Brook	Port Chester SD	141.35-1-7	254 S Ridge St	Colonial		2,736	0.14	\$790,000	2/26/2021	2 - Family Residence	1001
Rye Brook	Port Chester SD	135.83-1-47	17 Division St	Old Style		1,318	0.15	\$725,000	12/17/2021	2 - Family Residence	1001
Rye Brook	Port Chester SD	141.43-1-9	3 Wyman St	Old Style		2,352	0.15	\$750,000	8/18/2021	2 - Family Residence	1001
Rye Brook	Port Chester SD	135.84-1-20	8 Woodland Ave	Colonial		2,484	0.15	\$749,000	2/10/2022	2 - Family Residence	1001
Rye Brook	Port Chester SD	141.35-2-45	508 W William St	Old Style		2,256	0.15	\$530,000	1/29/2021	2 - Family Residence	1001
Rye Brook	Port Chester SD	141.35-2-5	15 Westview Ave	Colonial		1,780	0.18	\$600,000	9/24/2021	2 - Family Residence	1001
Rye Brook	Port Chester SD	135.75-1-81	33 Hawthorne Ave	Colonial		2,308	0.37	\$575,000	12/15/2020	2 - Family Residence	1001

To find your neighborhood code, go to <https://townofrye.prosgar.com/> and select [Quick Property Search]. Type in your [Street #] and the first few letters of your [Street Name]. Leave off "Road," "Drive," "Street," etc.

In the middle of the page, under [Property Description] (just under the photo), you will find [Neighborhood Code]. In Mass Valuation, like properties within the SAME neighborhood code are used in the Valuation Model to determine Market Value.

The screenshot shows the 'PROS Property Search' interface. The address '549 Willett Ave, Port Chester, 10573 - 136.55-1-59 - SWIS: 554801' is highlighted. The 'Structure' table lists building details. The '2022 Assessment Information' table shows values like \$118,500 for Land Assessed Value. The 'Property Description' table includes 'Property Type: 210 - 1 Family Res' and 'Neighborhood Code: 1002 VPC & PCSD'. The 'Last Property Sale' table shows a sale date of 03/30/2021 for \$530,000.

Building 1	
Building Style	05 - Colonial
Number of Stories	2.0
Exterior Wall Material	01 - Wood
Actual Year Built	1924
Eff. Year Built	2005
Year Remodeled	2020
Number of Kitchens	1
Number of Full Baths	1
Number of Half Baths	2
Number of Bedrooms	3
Number of Fireplaces	1
Heat Type	3 - Hot wtr/stm
Fuel Type	4 - Oil
Central Air	No
Basement Type	4 - Full
Overall Condition	3 - Normal
Total Sq Ft	1640
1st Story Sq Ft	860
2nd Story Sq Ft	780
1/2 Story Sq Ft	
3/4 Story Sq Ft	
Additional Story Sq Ft	
Finished Attic Sq Ft	
Finished Basement Sq Ft	
Finished Rec Room Sq Ft	400
Finished Over Garage Sq Ft	

Land Assessed Value	\$118,500
Total Assessed Value	\$579,700
Equalization Rate	100%
Full Market Value	\$579,700
Partial Construction	No
County Taxable	\$579,700
Municipal Taxable	\$579,700
School Taxable	\$579,700
Village Taxable	\$579,700

Property Type	210 - 1 Family Res
Neighborhood Code	1002 VPC & PCSD
SWIS	554801
Water Supply	3 - Comm/public
Utilities	4 - Gas & elec
Road Type	3 -
Zoning	R5 SFR 5K SqFt Lot/Min

Deed Date	03/30/2021
Deed Book	61064
Deed Page	3629
Contract Date	
Sale Date	03/17/2021
Full Sale Price	\$530,000
Net Sale Price	\$530,000
Usable For Valuation	Yes
Arms Length	Yes
Prior Owner	Harrison Cook