

TOWN OF SALEM

COMMERCIAL INVENTORY AND VALID SALES

ASSESSMENTS ARE AT MARKET VALUE

COMMERCIAL SALES FROM JANUARY 1, 2020 TO DECEMBER 31, 2021

The information included in this report was printed as of February 28, 2022

The information in this publication includes valid commercial transactions entered
in the Real Property System at the Town of Salem Assessor's Office.

SBL Number	=	Legal Identification of parcel, Section, Block, and Lot
Location	=	Street Number and Street Name for each parcel.
Prop Class	=	Property Class Code (see next page for descriptions).
Preliminary 2022 Assessment	=	The current total assessment on the parcel.
Sale Date	=	The transfer date of the parcel.
Sale Price	=	The selling price of the parcel.
Sq Foot	=	The square footage of the parcel.
Year Built	=	The year the parcel was built
Assessment Per Sqft	=	Tentative assessment divided by the square footage.
Acres	=	Lot size of the parcel.

Property Class Code Description

410 = Living Accom	481 = Attached Row Building	710 = Manufacturing and Processing
411 = Apartments	482 = Downtown Row (detached)	714 = Light Industrial Manufacturing and Processing
414 = Hotel	483 = Converted Residence	715 = Heavy Manufacturing and Processing
415 = Motel	484 = One Story Small Structure	720 = Mining and Quarrying
416 = Mobile Home Parks	485 = One Story Small Structure - Multi-occupancy	721 = Sand and Gravel
417 = Camps, Cottages, Bungalows	486 = Minimart	730 = Wells
421 = Restaurants	513 = Drive-In Theaters	732 = Oil - Forced Flow (for Production)
422 = Diners and Luncheonettes	534 = Racetracks	742 = Water Pipelines
423 = Snack Bars, Drive-Ins	541 = Bowling Centers	800 = Public Services
425 = Bar	542 = Ice or Roller Skating Rinks	821 = Flood Control
426 = Fast Food Franchises	544 = Health Spas	822 = Water Supply
431 = Auto Dealers - Sales and Service	546 = Other Indoor Sports	830 = Communication
432 = Service and Gas Stations	550 = Outdoors Sports Activities	831 = Telephone Facility
433 = Auto Body, Tire Shops	552 = Public Golf Courses	833 = Radio
434 = Automatic Car Wash	553 = Private Golf Country Clubs	834 = Television other than Community Antenna TV
436 = Self-Service Car Wash	555 = Riding Stables	836 = Telephone Outside Plant
438 = Parking Lot	557 = Other Outdoor Sports	837 = Cellular Telephone Towers
439 = Small Parking Garage	582 = Camping Facilities	841 = Motor Vehicle
440 = Storage, Warehouse, and Distribution Facility	590 = Parks	842 = Ceiling Railroad
441 = Gas, Fuel, Oil, Storage Distribution	591 = Playgrounds	843 = Nonceiling Railroad
442 = Mini Warehouse (Self Service Storage)	592 = Athletic Fields	845 = Water
444 = Lumber Yard, Sawmills	600 = Community Services	852 = Landfills and Dumps
446 = Cold Storage Facility	611 = Libraries	853 = Sewage Treatment and Water Pollution Control
447 = Trucking Terminals	612 = Schools	860 = Special Franchise Property
449 = Other Storage, Warehouse/Distribution Facility	614 = Special Schools and Institutions	861 = Electric and Gas
451 = Regional Shopping Center	615 = Other Educational Facilities	866 = Telephone
452 = Area or Neighborhood Shopping Center	620 = Religious	867 = Miscellaneous
453 = Large Retail Outlet	632 = Benevolent and Moral Associations	869 = Television
454 = Large Retail Food Store	633 = Homes for the Aged	871 = Electric and Gas Facilities
455 = Dealerships - Sales and Service other than Auto	642 = All Other Health Facilities	872 = Electric Substation
461 = Standard Bank/Single Occupancy	650 = Government	873 = Gas Measuring and Regulation Station
462 = Drive-In Bank Branch	651 = Highway Garage	882 = Electric Transmission Improvement
464 = Office Building	652 = Office Building (Government)	883 = Gas Transmission Improvement
465 = Professional Building	662 = Police and Fire Protection	884 = Electric Distribution - Outside Plant Property
471 = Funeral Homes	681 = Cultural Facilities	885 = Gas Distribution - Outside Plant Property
472 = Dog Kennels, Veterinary Clinics	682 = Recreational Facilities	910 = Private Wild Lands and Forest Lands
474 = Billboards	692 = Roads, Streets, Highways, and Parkways	962 = County Owned Public Parks and Recreation
475 = Junkyards	695 = Cemeteries	

<u>Sbl Number</u>	<u>Location</u>	<u>Property Class</u>	<u>Preliminary 2022 Assessment</u>	<u>Sale Date</u>	<u>Sale Price</u>	<u>Square Footage</u>	<u>Year Built</u>	<u>Assessment Per Sqft</u>
218.-1-12.1	944 Camden Valley Rd	411	\$240,000			4,474	1978	\$53.64
208.12-2-35	34 West Broadway	411	\$360,000			15,456	1900	\$23.29
216.1-2-18	4031 State Route 22	416	\$993,900					
216.-1-19	4432 State Route 29	416	\$160,000					
193.-1-19.2	1773 County Route 153	418	\$400,000			7,985	2002	\$50.09
216.-2-11	4404 State Route 22	421	\$65,000			1,232	1950	\$52.76
209.9-1-23	182 Main St	422	\$100,000			2,096	1940	\$47.71
216.-1-21	4139 State Route 22	422	\$65,000			1,468	1950	\$44.28
209.9-1-18	160 Main St	430	\$100,000	2/23/21	\$25,500	2,000	1900	\$50.00
240.2-2-28	1039 County Route 61	432	\$150,000			280	1950	\$535.71
209.9-1-31	194 Main St	432	\$140,000			2,336	1900	\$59.93
209.9-1-17	154 Main St	433	\$200,000			2,094	1920	\$95.51
209.9-1-15	158 Main St	433	\$35,000			2,010	1920	\$17.41
225.-1-3.9	518 Steele Rd	433	\$300,000			5,816	1990	\$51.58
208.12-2-8	201 Main St	438	\$40,000					
208.12-1-19.1	93 West Broadway	442	\$400,000			7,140	1900	\$56.02
216.-1-22.3	4090 State Route 22	444	\$400,000			16,722	2001	\$23.92
208.-2-83	59 Vale St	444	\$200,000			4,400	1980	\$45.45
208.-2-85	61 Vale St	444	\$225,000			8,899	1980	\$25.28

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209.-1-60	1 Brook Ln	449	\$80,000			4,320	1900	\$18.52
240.2-2-31.1	1046 County Route 61	449	\$70,000			4,143	1900	\$16.90
240.2-3-42	691 County Route 64	449	\$65,000			1,872	1900	\$34.72
232.4-2-18.1	County Route 64A	449	\$10,600			2,590	1980	\$4.09
208.12-4-12	5 Park Pl	449	\$50,000	3/23/21	\$50,000	15,012	1900	\$3.33
208.12-2-2	8 Railroad St	449	\$100,000			6,144	1900	\$16.28
216.-1-22.2	4134 State Route 22	449	\$700,000			26,096	1994	\$26.82
215.-4-16.1	State Route 29	449	\$225,000			12,972	1980	\$17.35
215.-4-16	4186 State Route 29	449	\$600,000			15,064	1980	\$39.83
208.-2-86	7 Thomas St	449	\$530,000			28,484	1980	\$18.61
208.-2-84	43 Vale St	449	\$50,000			26,100	1920	\$1.92
208.12-2-38.1	42 West Broadway	449	\$75,000			4,140	1950	\$18.12
201.-1-34	5109 State Route 22	455	\$1,300,000			36,876	1980	\$35.25
209.-1-63.1	32 South Main St	456	\$1,400,000	9/14/20	\$1,484,824	8,704	2018	\$160.85
208.12-2-12	187 Main St	457	\$260,000			1,976	1980	\$131.58
209.9-1-36	212 Main St	462	\$480,000			3,192	2010	\$150.38
208.12-2-5	213 Main St	464	\$300,000			3,815	1900	\$78.64
215.-4-16.2	4180 State Route 29	464	\$110,000			1,536	1990	\$71.61
209.-1-47	116 Riley Hill Rd	470	\$575,000			2,560	1900	\$224.61

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209.9-1-3	19 East Broadway	471	\$325,000			4,608	1900	\$70.53
216.-2-3.2	4321 State Route 22	472	\$400,000			6,160	1990	\$64.94
215.-4-13.1	4189 State Route 29	473	\$40,000			784	1990	\$51.02
209.9-1-29.2	190 Main St	481	\$160,000			7,800	1900	\$20.51
209.9-1-30	192 Main St	481	\$65,000			1,280	1900	\$50.78
240.2-2-31	1042 County Route 61	482	\$105,000			4,400	1900	\$23.86
240.2-2-29	1043 County Route 61	482	\$150,000	12/17/20	\$150,000	5,881	1900	\$25.51
240.2-2-31.2	1044 County Route 61	482	\$270,000			5,872	1900	\$45.98
208.12-2-11	189 Main St	482	\$50,000	2/20/21	\$50,000	1,196	1900	\$41.81
208.12-2-10	191 Main St	482	\$90,000			2,592	1900	\$34.72
209.9-1-32	196 Main St	482	\$140,000			8,640	1900	\$16.20
208.12-2-9	197 Main St	482	\$97,000	1/15/21	\$96,500	8,436	1900	\$11.50
209.9-1-33	198 Main St	482	\$120,000	9/4/20	\$117,500	4,520	1900	\$26.55
209.9-1-34	200 Main St	482	\$160,000			10,244	1900	\$15.62
208.12-2-7	207 Main St	482	\$140,000			6,384	1900	\$21.93
208.12-2-6	211 Main St	482	\$170,000			9,648	1900	\$17.62
209.9-1-37	214 Main St	482	\$242,000			4,168	1900	\$58.06
208.12-2-4	217 Main St	482	\$120,000			5,022	1900	\$23.89
208.12-2-3	219 Main St	482	\$170,000			5,319	1900	\$31.96

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209.9-1-1	224 Main St	482	\$210,000			9,440	1900	\$22.25
208.-1-38.12	44 Smith Rd	482	\$165,000			5,553	1900	\$29.71
216.-2-1.22	4283 State Route 22	482	\$140,000			5,163	1970	\$27.12
216.-2-18	4322 State Route 22	482	\$150,000	12/7/20	\$115,000	6,240	1950	\$24.04
216.-2-10	4415 State Route 22	482	\$80,000			3,952	1950	\$20.24
208.12-3-11	173 Main St	483	\$120,000			2,800	1940	\$42.86
209.9-1-35	204 Main St	483	\$120,000			4,760	1900	\$25.21
209.9-1-38	220 Main St	483	\$110,000			3,427	1900	\$32.10
208.12-3-4	23 West Broadway	483	\$140,000			2,688	1900	\$52.08
209.9-1-29.1	5 East Broadway	484	\$25,000			756	1940	\$33.07
216.1-2-20	4061 State Route 22	484	\$280,000			5,250	2008	\$53.33
216.-2-19	4318 State Route 22	485	\$80,000			1,392	1950	\$57.47
208.8-2-18	232 Main St	486	\$780,000			3,680	1980	\$211.96
209.9-1-27	11 East Broadway	511	\$235,000	7/31/20	\$235,000	6,479	1900	\$36.27
209.-1-79	21 Archibald St	531	\$50,000					
193.-1-19.1	County Route 153	533	\$545,900					
193.-1-19.17	County Route 153	533	\$263,100					
193.-1-17	482 Quarry Rd	550	\$85,000			1,536	1950	\$55.34
215.-4-18	316 Sportsman Way	550	\$100,000			1,440	1970	\$69.44

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208.-1-46.2	426 Black Creek Rd	557	\$110,000			3,104	1970	\$35.44
209.-1-46	Riley Hill Rd	580	\$500,000			8,816	1998	\$56.72
208.-2-81.1	West Broadway	592	\$37,700					
209.-1-17	41 East Broadway	612	\$15,000,000			144,685	1980	\$103.67
240.2-3-44	697 County Route 64	620	\$200,000			2,173	1900	\$92.04
240.2-3-56	730 County Route 64	620	\$250,000			4,840	1900	\$51.65
209.9-1-12	32 East Broadway	620	\$425,000			8,419	1900	\$50.48
208.8-5-9	247&249 Main St	620	\$570,000			8,452	1900	\$67.44
216.-2-12	4400 State Route 22	620	\$288,000			2,880	1950	\$100.00
208.12-3-5	13 West Broadway	620	\$350,000			7,096	1900	\$49.32
208.12-3-2	29 West Broadway	620	\$300,000			6,314	1900	\$47.51
209.9-1-5	11 Cato St	632	\$550,000			21,625	1990	\$25.43
216.-1-23	379 Rexleigh Rd	651	\$200,000			8,180	1970	\$24.45
208.12-3-7	181 Main St	652	\$225,000			7,184	1950	\$31.32
208.12-2-15	12 West Broadway	652	\$450,000	12/10/20	\$447,595	2,660	1990	\$169.17
232.4-3-57	736 County Route 64	662	\$90,000			2,700	1980	\$33.33
232.4-3-58	738 County Route 64	662	\$60,000			4,540	1920	\$13.22
209.-1-35	152 East Broadway	662	\$120,000			2,220	1980	\$54.05
209.-1-80.1	53 South Main St	662	\$1,200,000			8,756	2017	\$137.05

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216.-2-1.21	4279 State Route 22	662	\$500,000			4,308	2002	\$116.06
240.2-2-33	21 Adam Ln	681	\$170,000			3,232	1980	\$52.60
232.4-2-1	13 County Route 64A	681	\$26,400			440	1852	\$60.00
208.-1-38.27	Butternut Dr	692	\$31,600					
193.-1-8.15	Ole Hickory Hill Way	692	\$2,600					
209.-1-78	9 Archibald St	695	\$32,400					
241.-3-13	Binninger Rd	695	\$23,400					
225.-2-9	352 Camden Valley Rd	695	\$25,000					
208.-1-27	Cemetery Rd	695	\$38,500					
208.-1-25	344 Cemetery Rd	695	\$245,600					
208.-1-26.1	Cemetery Rd Off N	695	\$31,500					
191.-5-5	County Route 30	695	\$11,000					
208.8-2-9	32 Blanchard St	714	\$150,000			6,036	1950	\$24.85
240.2-2-24	6 County Route 64A	714	\$260,000			15,166	1950	\$17.14
208.-1-6	County Route 30	720	\$240,000					
208.-1-13.1	1052 Old County Ln	720	\$90,000					
208.-2-82.1	53 Stanton Hill Rd	823	\$180,000			2,884	1971	\$62.41
209.9-1-11	34 East Broadway	831	\$145,000			2,304	1950	\$62.93
648.000-0000-708.400-1881	Tele Communications	831	\$2					

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648.000-0000-708.400-1882	Tele Communications	831	\$3,559					
648.000-0000-631.900-1883	Telecom Ceilings	831	\$86,625					
648.000-0000-631.900-1881	Tele com	836	\$41					
648.000-0000-631.900-1882	Tele com	836	\$193,022					
648.000-0000-708.400-1883	Tele Communications	836	\$376					
217.-1-13.2	916 Steele Rd	837	\$418,500					
216.-1-22	Public Service-Town	843	\$118,700					
209.-1-16.1	Public Service-Village	843	\$33,500					
216.-1-22.1	State Route 22	843	\$37,300					
208.-2-16.2	Village	843	\$50,000			1,750	1900	\$28.57
500.-80-1	special franchise	860	\$43,588					
500.-10-8.-1	Special Franchise-Town	861	\$81,000					
500.-10-8.-2	Special Franchise-Town	861	\$897,262					
500.-71-4	Special Franchise	866	\$44,909					
500.-72-6	Special Franchise	866	\$5,067					
500.-60-9.-1	Special Franchise-Town	866	\$41,149					
500.-60-9.-2	Special Franchise-Town	866	\$397,539					
500.-53-2	Special Franchise Town	869	\$1,604,204					
209.9-1-2	226 Main St	872	\$279,548					

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201.3-1-9	North Main St	872	\$633,321					
648.89-9999-131.600-1017		882	\$207,995					
648.89-9999-131.600-1007	Public Service-Town	882	\$71,428					
648.89-9999-131.600-1887	Public Service-Town	884	\$4,142,461					
208.-1-28	Cemetery Rd	910	\$62,900					
194.-1-21	Chambers Rd/n Off	910	\$7,500					
210.-1-5	LOT 15&16 Cockburns Pat	910	\$103,900					
207.-2-6	Dillon Hill Rd	910	\$93,500					
207.-3-1	Dillon Hill Rd	910	\$92,000					
207.-2-2	Dillon Hill Rd/e Off	910	\$15,500					
209.-1-48	Riley Hill Rd/s Off	910	\$114,800					
210.-1-14	LOT 175 Turners Pat	910	\$81,900					
210.-1-6	Wilson Ln/s Off	910	\$544,500					
202.-1-14	780 Blind Buck Rd	912	\$234,000					
194.-1-11	Blossom Rd	912	\$90,500					
194.-1-1	Blossom Rd/w Off	912	\$48,500					
194.-1-10	County Route 153	912	\$237,300					