

Comparative Analysis

Location & Details

Location:

Boone County, AR

Address:

No data available

Zip Code:

No data available

APN:

537-00004001

View Property:

<https://landportal.com/?p>

Property Details

Use Code:

8001

Land Use:

Residential\Vacant Land

Size:

14.79 acres

Last Sale Price:

No data available

Last Sale Date:

No data available



Accessibility & Restrictions

Land Locked:

No

Road Frontage:

385.28ft

Environmental Data

Wetlands Coverage:

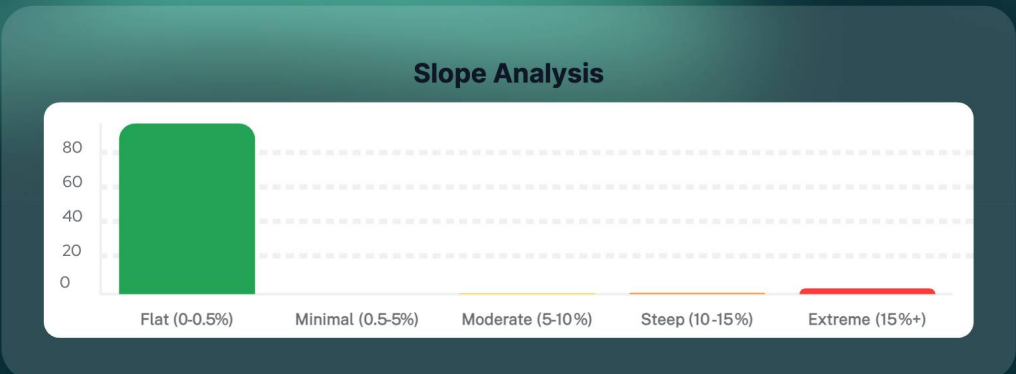
0.81 %

FEMA Coverage (Flood Risk):

No data available

Elevation Average:

No data available



Slope Estimation

Flat (0-0.5%):

95.57%

Minimal (0.5-5%):

0.08%

Moderate (5-10%):

0.56%

Steep (10-15%):

0.78%

Extreme (15%+):

2.9%

Cost Estimation

The TLP estimate reflects land value only and excludes buildings, structures, or other improvements.

Total TLP Estimate price

\$92,271.74

TLP Estimate per acre

\$6,238.79 / acre

Avg. Price (All Similar) per acre

\$6,451.94 / acre

Avg. Price (County) per acre

\$6,436.41 / acre

Avg. Price (Zip Code) per acre

No data available

Similar plots

#	COUNTY, STATE	APN	SIZE, ACRE	DISTANCE, ML	LAST SALE PRICE, \$	LAST SALE DATE	PRICE / ACRE, \$	FEMA (%)	LAND LOCKED	ROAD FRONT, FT	WETLANDS, (%)	LESS 10% SLOPE, (%)	DAYS ON MARKET	PROPERTY DETAILS
1	Boone, AR	021-08167-000	13.25	4.32	75,000.00	6-17-2025	5,660.38	-	No	92.68	1.52	17.69	-	View Property
2	Boone, AR	021-08151-003	14	3.28	86,900.00	2-7-2025	6,207.14	-	No	1443.1	0	18.72	-	View Property
3	Boone, AR	020-05485-001	13.44	7.24	91,500.00	6-6-2025	6,808.04	-	Yes	0	0.89	8.81	211	View Property
4	Boone, AR	020-05649-000	12.97	0.84	70,000.00	1-29-2025	5,397.07	-	No	893.47	0	5.15	131	View Property
5	Boone, AR	020-05491-000	12.65	7.39	95,000.00	12-31-2024	7,509.88	-	Yes	0	0.36	4.94	62	View Property
6	Boone, AR	021-07623-004	17.76	8.16	108,000.00	6-10-2024	6,081.08	-	No	1036.59	0	16.69	-	View Property
7	Boone, AR	020-05830-001	10	1.79	75,000.00	1-4-2024	7,500.00	-	No	1788.07	0.64	51.89	-	View Property

Price Distribution for Similar Properties

Similar properties searched from 6.51 to 23.07 acres with coef 0.42

- similar properties
- average by county
- estimated price
- avg price by all similar properties