

Kingston, NH All Qualified Sales (4/1/2022 to 3/31/2023)

Map	Lot	Sub	Str. #	Street	Land Use	Owner Name	SaleDate	Sale Price	Old Value	New Value	Ratio
000R13	00001B	0	7	ANN HANNAGAN LN	Single Family	SULIVERAS, CHERYL L.	6/1/2022	650,000	374,500	607,100	0.93
000R16	5	0005-2	4	ASH DR	Single Family	FAIST, JAMES D.	4/12/2022	325,000	243,800	363,700	1.12
000R16	5	005-24	23	ASH DR	Single Family	NAMAN, KATHLEEN LYNNE	9/27/2022	380,000	245,500	363,700	0.96
000R23	27	2	16	BALL RD	Single Family	SANTOS, REBECCA	9/13/2022	550,000	303,500	495,500	0.90
000R23	25	00000E	19	BALL RD	Single Family	ROMANO, SAMANTHA	12/2/2022	668,000	438,800	704,400	1.05
000R23	20	0	27	BALL RD	Single Family	KNUDSEN, ANDREW L.	9/26/2022	370,000	221,400	356,100	0.96
0000U9	15	0	12	BARTLETT ST	Single Family	DELOS REYES, DARIEL	5/6/2022	340,000	231,500	342,500	1.01
0000U9	34	0	21	BARTLETT ST	Single Family	COOLEN, NICK	7/22/2022	450,000	378,700	516,800	1.15
0000U3	58	0	9	BASS LN	Single Family WF	MITCHELL-PHAUK, TAYLOR	4/1/2022	350,000	167,000	280,500	0.80
0000R3	4	LU4004	8	BENT GRASS CIRCLE	Single Family	BOUTCHIE, GLENN C JR	1/31/2023	579,933	250,000	567,100	0.98
0000R3	4	LU4007	14	BENT GRASS CIRCLE	Single Family	COX, RICHARD	12/8/2022	568,000	194,900	510,100	0.90
000R33	27	41	2	CASTLE COURT	Single Family	MULLIN, ANNE MARIE	10/3/2022	483,000	336,300	470,500	0.97
000R34	00001A	0	51	CHURCH ST	Comm/Ind	LUMSHAW LLC	5/31/2022	700,000	441,500	651,800	0.93
0000U3	54	0	13	CIRCUIT DR	Single Family	CLARK, CORY T.	12/16/2022	368,000	207,700	337,200	0.92
0000U3	42	0	25	CIRCUIT DR	Single Family WF	LYNDES, JAMIE TORONE	12/13/2022	255,000	190,900	247,800	0.97
0000U3	36	0	37	CIRCUIT DR	Single Family WF	BARRANCO, MARIA	6/27/2022	400,000	227,000	383,000	0.96
000R35	20	0	16	CLEMENT AVE	Single Family	JACOBS, SIOBHAN O'RIORDAN	11/4/2022	483,000	221,000	433,600	0.90
0000R7	20	46	8	COLBY RD	Single Family	EAGAN, MATTHEW	7/1/2022	500,000	265,500	462,800	0.93
0000R7	20	8	21	COLBY RD	Single Family	WHITCHER, JAMES M	12/20/2022	385,000	266,400	444,200	1.15
000R17	18	13	5	COTTONWOOD CIRCLE	Single Family	O'STEEN, THOMAS	10/3/2022	585,000	376,400	595,200	1.02
0000R9	63	0	9	COUNTRY POND RD	Single Family	FEDELE, PAUL JOHN	2/22/2023	250,000	192,700	272,600	1.09
000R22	41	0	60	DANVILLE RD	Single Family	HEINLEIN-ROTH, LILY E.	5/26/2022	310,000	204,400	325,300	1.05
000R30	00040C	0	14	DEER RUN CIRCLE	Single Family	DIMITRI, NOELLE C & BEARD, JEFFRY W	10/31/2022	648,400	371,900	591,100	0.91
0000R3	4	OLU3-2		DIAMOND OAKS BLVD	Single Family	LICARE, ROBERT C, TRUSTEE	12/5/2022	375,000	0	361,900	0.97
0000R3	4	OLU3-3		DIAMOND OAKS BLVD	Single Family	RCJD REALTY LLC	2/2/2023	369,000	0	344,700	0.93
0000U3	83	0	5	DULCIES PT RD	Single Family	DAVIDUK, AMINDA	10/3/2022	345,000	176,200	301,700	0.87
0000U3	82	0	7	DULCIES PT RD	Single Family	BIBEAU, NATHANIEL J.	8/10/2022	340,000	173,400	287,500	0.85
0000U3	76	0	10	DULCIES PT RD	Single Family WF	BENT, ARTHUR F. JR.	5/26/2022	500,000	238,200	441,200	0.88
000R34	59	0	14	EXETER RD	Single Family	MURPHY, JEFFREY R.	6/3/2022	617,533	360,100	569,300	0.92
000R35	12	0	53	EXETER RD	Single Family	WITHAM, TROY A.	6/22/2022	805,000	304,700	727,900	0.90
000R38	5	0	82	EXETER RD	Single Family	MALVERS, MICHAEL W.	7/29/2022	511,000	287,560	468,948	0.92
0000U4	168	0	5	FIFTH ST	Single Family	REDMOND, TRISTIN	11/1/2022	235,000	118,100	219,400	0.93
0000U4	54	0	36	FOURTH ST	Single Family WF	HOLLENBACH, ELIZABETH	2/27/2023	352,000	214,700	355,100	1.01
0000U4	223	0	15	GREAT PD RD	Single Family	WILSON, ANGELA J.	7/22/2022	310,000	169,800	308,400	0.99
0000U4	47	0	54	GREAT PD RD	Single Family	BARRETT, MICHAEL O, TRUSTEE	3/1/2023	325,000	176,200	325,300	1.00
0000R7	20	21	4	HEMLOCK RD	Single Family	CHRETIEN, MICHAEL D.	11/1/2022	638,533	400,400	621,800	0.97
0000R4	8	28	8	HILLSIDE RD	Single Family	BROWNE, STEVEN M.	10/12/2022	665,000	504,200	754,600	1.13
0000U1	28	0	23	HOOKE AVE	Single Family WF	JANACKAS, PETER W.	12/9/2022	500,000	281,700	470,300	0.94

Map	Lot	Sub	Str. #	Street	Land Use	Owner Name	SaleDate	Sale Price	Old Value	New Value	Ratio
000R15	2	002-6A	8A	HORSE SHOE LN	Single Family	LAZARI, GRIGORII	6/10/2022	450,000	299,100	437,400	0.97
0000R7	00011A	2	81	HUNT RD	Single Family	JOHNSON, CHRISTOPHER	4/14/2022	325,000	244,300	325,600	1.00
0000R7	00011A	1	81	HUNT RD	Single Family	MCKEIGHAN, AMANDA	4/26/2022	375,000	265,400	355,500	0.95
0000R6	1	13	30	JERICHO DR	Single Family	KEITH, ANDREW J.	6/28/2022	630,000	379,200	596,100	0.95
0000R9	1	00002B	3	KASHER DR	Single Family	MATTHEWS-DENATALE, GAIL	10/25/2022	385,000	243,800	371,400	0.96
0000R9	1	00006A	8A	KASHER DR	Single Family	ROSARIO, KRISTINA	8/10/2022	410,000	267,400	405,200	0.99
0000R8	32	12	6	KINNERET DR	Single Family WF	RAE, JAMES CHARLES JR	4/15/2022	830,000	449,900	872,200	1.05
0000R8	32	11	8	KINNERET DR	2 Unit WF	CHIARADONNA, MATTHEW J.	5/24/2022	975,000	522,000	894,200	0.92
0000U8	1	3	3	LANTERN LN	Single Family	CLEMENTS, JAMES J.	5/13/2022	267,533	156,600	277,800	1.04
0000U8	1	6	6	LANTERN LN	Single Family	BONARRIGO, EDWARD	10/18/2022	247,400	121,500	242,100	0.98
0000U8	1	10	10	LANTERN LN	Single Family	LANDRY, KAREN	7/18/2022	280,000	150,200	270,800	0.97
0000U8	1	12	12	LANTERN LN	Single Family	JOHNSTONE, ANN MARIE	6/22/2022	295,000	150,700	271,500	0.92
0000U8	1	13	13	LANTERN LN	Single Family	RATTE, SCOTT & MARK, TRUSTEES	7/18/2022	250,000	125,900	247,400	0.99
0000U8	1	31	31	LANTERN LN	Single Family	CELONA, MARGARET	1/9/2023	290,000	151,700	271,300	0.94
0000R6	14	6	8	LEFEVRE DRIVE	Single Family	CONNER, ZACHARY D.	5/20/2022	761,000	355,300	710,500	0.93
000R34	54	0	1	LITTLE RIVER RD	Comm/Ind	BRENTWOOD PROPERTY HOLDINGS, LLC	9/22/2022	900,000	505,800	727,200	0.81
000R34	46	0	29	LITTLE RIVER RD	Single Family	MOORE, SARITA, TRUSTEE	8/19/2022	432,000	228,200	384,800	0.89
000R39	20	0	56	LITTLE RIVER RD	Single Family	MOREY, ROBERT S & LAURIE J, TRUSTEES	6/16/2022	760,000	501,100	781,500	1.03
000R35	45	11	23	MADISON AVE	Single Family	LESSARD, JARED R.	1/20/2023	650,000	412,000	644,600	0.99
0000U6	6	0	32	MAIN ST	Single Family	FATHMAN, JANIS ANNE	3/23/2023	600,000	357,500	558,800	0.93
000U10	42	0	157	MAIN ST	Single Family	SZWED, LAUREEN ANNE	10/12/2022	625,000	474,700	675,000	1.08
000R34	76	0	181	MAIN ST	Single Family	MEAGHER, MICHAEL K.	6/24/2022	560,000	330,100	556,600	0.99
000R34	73	0	185-A	MAIN ST	Single Family	HALLETT, WILLIAM ALBION II	8/10/2022	625,000	347,200	569,100	0.91
0000U2	23	0	6	MAPLE ST	Single Family	DRAGON, BREANNA	7/1/2022	335,000	186,800	310,300	0.93
000R23	32	5	11	MOCKINGBIRD LN	Single Family	POLLARD, SEAN P & ALYSSA	8/4/2022	650,000	365,200	601,000	0.92
0000R8	12	0	22	MORNING DOVE RD	Single Family	LEE, BRIAN	3/23/2023	267,000	208,700	317,900	1.19
0000R8	32	23	37	MORNING DOVE RD	Single Family	WOLFENDALE, BRIAN M	3/31/2023	785,000	105,800	854,200	1.09
0000R3	4	LU4031	1	MULLIGAN WAY	Single Family	CASTALDO, STEVEN A.	5/18/2022	545,000	395,300	562,900	1.03
000R19	8	0	7	NEW BOSTON RD	Comm/Ind	7 NEW BOSTON ROAD, LLC	12/21/2022	100,000	94,400	101,600	1.02
000R19	16	0	11	NEW BOSTON RD	Single Family	YOUNG, ROGER	9/30/2022	210,000	136,500	206,200	0.98
000R18	00035B	0	47	NEW BOSTON RD	Single Family WF	LENTO, STEPHANIE	3/20/2023	600,000	359,200	581,000	0.97
000R17	40	0	82	NEW BOSTON RD	Single Family	GAGE, DANIEL H.	4/8/2022	194,000	150,500	197,700	1.02
000R17	42	0	86	NEW BOSTON RD	Single Family	HCR CONSTRUCTION INC	2/8/2023	155,000	144,900	166,400	1.07
000R15	3	0	107	NEW BOSTON RD	2 Unit	FRANZOSA, MATTHEW J.	10/20/2022	670,000	560,200	671,600	1.00
0000R4	31	0	39	NEWTON JCT RD	Single Family	ROBERTSON, SETH	7/7/2022	455,000	237,600	425,700	0.94
0000R4	26	0	49	NEWTON JCT RD	Single Family	GREGG, BRENDA A.	8/26/2022	475,000	224,100	383,000	0.81
0000R4	24	0	53	NEWTON JCT RD	Single Family	RICCIO, PAUL	7/20/2022	250,000	194,400	304,900	1.22
0000U4	200	0	10	NINTH ST	Single Family	TURCOTTE, DOROTHY ANN	12/5/2022	299,933	128,300	314,800	1.05
000R33	32	0	43	NORTH RD	Single Family	MORROW, JACQUELINE E.	8/25/2022	453,333	296,700	458,100	1.01

Map	Lot	Sub	Str. #	Street	Land Use	Owner Name	SaleDate	Sale Price	Old Value	New Value	Ratio
000R4	10	7	12	ORDWAY LANE	Single Family	AVELAR, REYNALDO GARCIA	7/22/2022	730,000	451,600	715,100	0.98
000R22	8	0	6	PAGE RD	Single Family	6 PAGE ROAD LLC	5/11/2022	615,000	363,600	615,900	1.00
000R22	33	00000A	17-A	PAGE RD	Single Family	DAVIDUK, AMINDA	7/29/2022	515,000	0	474,000	0.92
000R22	33	00000B	17-B	PAGE RD	Single Family	DAVIDUK, AMINDA	7/29/2022	515,000	0	474,000	0.92
000R9	79	12	12	PILLSBURY PASTURE RD	Single Family	LEONARD, BRETT	8/17/2022	660,000	422,600	648,700	0.98
000R36	1	9	7	RED GATE DR	Single Family	VESTA, STEPHEN E.	8/19/2022	699,000	494,200	728,500	1.04
000R30	00068L	0	11	RIDGE WOOD DR	Single Family	CYR, GARY	6/24/2022	425,000	293,600	434,500	1.02
000U11	28	0	12	ROCKRIMMON RD	Single Family	MULYCA, CHARLENE L	3/24/2023	803,000	550,700	812,000	1.01
000U11	44	0	20	ROCKRIMMON RD	Single Family	GUARINO, AMANDA C.	6/1/2022	450,000	253,500	424,400	0.94
000R30	42	0	63	ROCKRIMMON RD	Single Family	RABKIN, DANIEL DMITRY	10/4/2022	440,000	327,800	460,000	1.05
000R8	46	0	96	RT 125	Comm/Ind	THE GREEN GRIFFIN LLC	7/8/2022	350,000	295,100	347,300	0.99
000R21	16	0	154	RT 125	Comm/Ind	FLAIR REALTY, LLC	8/3/2022	165,000	118,700	174,500	1.06
000R3	3	001-12	17-12	RT 125	Comm/Ind	MCCARTHY, PATRICK T	2/2/2023	285,000	135,200	276,400	0.97
000R2	13	1	34-1	RT 125	Comm/Ind	CPM PROPERTIES, LLC	9/19/2022	325,000	0	343,200	1.06
000R2	13	2	34-2	RT 125	Comm/Ind	JMP LANDSCAPING, LLC	9/22/2022	349,900	581,300	343,200	0.98
000R2	13	3	34-3	RT 125	Comm/Ind	G BY THE SEA, LLC	1/12/2023	369,933	581,300	343,200	0.93
000R2	13	4	34-4	RT 125	Comm/Ind	THE CRAIG D FERETRA REVOCABLE TRUST	10/17/2022	369,900	581,300	343,200	0.93
000R2	13	5	34-5	RT 125	Comm/Ind	LARSON PROPERTIES, LLC	9/16/2022	349,000	581,300	343,200	0.98
000R2	13	6	34-6	RT 125	Comm/Ind	WAS REALTY, LLC	10/11/2022	345,500	581,300	375,700	1.09
000U9	58	0	20	SCOTLAND RD	Single Family	ORLOWITZ, GABRIEL H.	4/15/2022	560,000	323,100	537,000	0.96
000U4	121	0	5	SECOND ST	Single Family	FOUGERE, PAUL F.	10/28/2022	350,000	198,200	345,900	0.99
000R13	00003L	0	3	SHADY LN	Single Family	HEINZ, STEVEN	4/8/2022	550,000	323,800	551,100	1.00
000U4	41	0	24	TENTH ST	Single Family WF	FALONG, RONALD A.	7/19/2022	285,333	158,600	258,500	0.91
000R42	10	0	16	THORNE RD	Single Family	LODGE, TIMOTHY A. JR.	6/21/2022	410,000	205,600	361,800	0.88
000R42	1	0	44	TUCKER RD	Single Family	COREY, BIANCA NAMURA	8/31/2022	580,000	293,806	550,900	0.95
000R9	14	0	21	WEST SHORE PK RD	Single Family	MAGALEI, TYLER JOSHUA	10/11/2022	640,000	144,900	590,400	0.92