Garrett Kopich
Ashland Auction Group LLC
Office Ph: (410) 488-3124
Ph:

CMA 4-Up Public Records Report

Wednesday, December 3, 2025

This page outlines the subject property versus comparables properties.

Address	433 E Lynn Ave	2719 Wilkens Ave	2435 Ashton St	2717 Wilkens Ave
County	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD
Municipality				
Neighborhood	MILL HILL			
Status	Active	Closed	Closed	Closed
Closed Date				
List Price	$25,000	$130,000	$164,900	$185,000
Closed Price		$134,000	$164,000	$24,750
Concessions	$0.00	$4,000.00	$0.00	$0.00
Financing		VA	FHA	FHA
Property Class	Residential	Residential	Residential	Residential
Structure Type	End of Row/Townhouse			
Ownership	Fee Simple	Fee Simple	Ground Rent	Fee Simple
Sale Type	Auction			
Style	Other			
Levels/Stories	2	2.00	2.00	2.00
Year Built	1920	1926	1952	1926
Condition			Excellent, Very Good	
Annual Tax	$1,150	$606	$1,150	$307
Tax Total Asmt	$48,733	$25,667	$48,733	$13,000
Lot Acres/SqFt	0a / 0sf	0a / 0.00sf	0a / 0.00sf	0a / 0.00sf
Lot Dimension				
Waterfront	No	No	No	No
Abv Grd Fin SF	840	1,176	840	1,260
Total Bldg SF	1260	1,764	1,260	1,890
Total Units		1	1	1
Bedrooms	2	0	0	0
Baths	1 /	1 / 1	2	3 / 1
Garage Spaces		0	0	0
Parking Feat				
Basement	Other	Yes (Type Unknown)	Yes (Type Unknown)	Yes (Type Unknown)
Cooling	No Cooling			
Heat	Radiator	Radiators	Hot/Warm Air	Radiators
Pool	No Pool	False	False	False
DOM	19	3	82	33
MLS#	MDBA2192154	MDBA2182208	MDBA2153056	MDBA2168408

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Wednesday, December 3, 2025

CMA 4-Up Listings Report

This page outlines the subject property versus comparables properties.

Address	433 E Lynn Ave	2717 Wilkens Ave	2435 Ashton St	2719 Wilkens Ave
County	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD	Baltimore City, MD
Municipality				
Neighborhood	MILL HILL	MILL HILL	MILL HILL	MILL HILL
Status	Active	Closed	Closed	Closed
Closed Date		11/14/2025	06/27/2025	10/06/2025
List Price	$25,000	$185,000	$164,900	$130,000
Closed Price		$190,000	$164,000	$134,000
Concessions	$0.00	$0.00	$0.00	$4,000.00
Financing		FHA	FHA	VA
Property Class	Residential	Residential	Residential	Residential
Structure Type	End of Row/Townhouse	Interior Row/Townhouse	Interior Row/Townhouse	Interior Row/Townhouse
Ownership	Fee Simple	Fee Simple	Ground Rent	Fee Simple
Sale Type	Auction	Standard	Standard	Standard
Style	Other	Federal	Federal	Federal
Levels/Stories	2	3	3	3
Year Built	1920	1926	1952	1926
Condition			Excellent, Very Good	
Annual Tax	$1,150	$260	$1,118	$527
Tax Total Asmt	$48,733	$13,000	$47,367	$25,667
Lot Acres/SqFt	0a / 0sf	0a / 1,275.00sf	0a / 1,050.00sf	0a / 1,190.00sf
Lot Dimension				
Waterfront	No	No	No	No
Abv Grd Fin SF	840	1,260	840	1,176
Blw Grd Fin SF	200	620	300	0
Total Bldg SF	1260	1,880	1,260	1,764
Total Units		0	0	0
Bedrooms	2	4	2	3
Baths	1 /	3 / 1	2	1 / 1
Garage Spaces		0	0	0
Parking Feat				
Basement	Other	Other	Partially Finished	Connecting Stairway, Interior
Cooling	No Cooling	Central A/C	Central A/C	Ceiling Fan(s), Window Unit(
Heat	Radiator	Central	Forced Air	Baseboard - Electric
Pool	No Pool	No Pool	No Pool	No Pool
DOM	19	33	82	3
MLS#	MDBA2192154	MDBA2168408	MDBA2153056	MDBA2182208

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