

2024 Assessment: 010 – City of Duluth

Q5: 06-PP

PARK POINT LAND SALES

Neighborhood	# of Sales	Avg Price
06-PP	11	\$123,000/\$365,200

010-4400-00160 & 010-4400-00150

XXX MINNESOTA AVE

Adjusted price: \$30,000

Sale Date: June 2022

Land size: 8000 SF

Principal Structure: 0 SF

Buyer: BURKEMO, LISA

Seller: UPHILL MANAGEMENT LLC



010-4400-00450 & 010-4390-01760

XXX MINNESOTA AVE

Adjusted price: \$57,000

Sale Date: January 2019

Land size: 8000 SF

Principal Structure: 0 SF

Buyer: MAXWELL, ANN

Seller: FRANK, GEORGE



010-3580-00870

XXX MINNEOTA AVE

Adjusted price: \$150,000

Sale Date: August 2022

Land size: 3972 SF

Principal Structure: 0 SF

Buyer: EDGERTON, BRADLEY

Seller: LYLE, ANDERSON



010-4390-01870

1317 MINNESOTA AVE

Adjusted price: \$161,500

Sale Date: August 2019

Land size: 6225 SF

Principal Structure: 0 SF

Buyer: MINNESOTA POINT BEACH HOUSES

Seller: 1 LLC



010-4390-01870 & 010-4400-00560

XXX MINNESOTA AVE

Adjusted price: \$164,500

Sale Date: May 2019

Land size: 18219 SF

Principal Structure: 0 SF

Buyer: 1 LLC

Seller: SLATTERY



010-3110-04060

XXX MINNESOTA AVE

Adjusted price: \$175,000

Sale Date: October 2023

Land size: 3997 SF

Principal Structure: 0 SF

Buyer: LLOYD, ANNE

Seller: JOHNSON, MICHAEL



010-3110-01030

2835 MINNESOTA AVE

Adjusted price: \$256,500

Sale Date: August 2020

Land size: 4806 SF, 40 FF

Principal Structure: 0 SF

Buyer: GRAZZINI-SIMS, PATRICK

Seller: BOYNTON



010-3100-01950 & 010-3110-03990 & 01930

3726 MINNESOTA AVE

Adjusted price: \$300,000

Sale Date: July 2018

Land size: 13,514 SF, 90 FF

Principal Structure: 0 SF

Buyer: CURTIS, JAMES

Seller: REVELTS, STEVEN



010-3100-02030, 02040, 02050 & 010-3110-4060, 04065, 04070

3816 MINNESOTA AVE

Adjusted price: **\$312,500**

Sale Date: **October 2021**

Land size: 19,985 SF, 40 FF

Principal Structure: 0 SF

Buyer: JOHNSON, MICHAEL

Seller: RUSS, CHRISTI



010-3110-01000 & 010-3120-03110, 03120

2825 MINNESOTA AVE

Adjusted price: **\$347,000**

Sale Date: **September 2021**

Land size: 10,533 SF, 80 FF

Principal Structure: 0 SF

Buyer: LONGTIN, JOHN

Seller: NORTH SHORE LS LLC



010-3100-00410 & 010-3110-02490

2306 MINNESOTA AVE

Adjusted price: **\$610,000**

Sale Date: **October 2021**

Land size: 21,986 SF, 100 FF

Principal Structure: 0 SF

Buyer: MUNGER, JOHN

Seller: NORTH SHORE LS, LLC

