

2024 Assessment: 010 – City of Duluth

Q1: 08-COFCR + 08-FTNGT

COFFEE CREEK + FOUNTAIN GATE

Neighborhood	# of Sales*	Avg Price
08-COFCR + 08-FTNGT	6	\$492,100

*Sales that were not used to determine value because of incomplete construction are shown for illustrative purposes.

010-0606-00650

205 COFFEE CREEK BLVD

Adjusted price: \$445,000

Sale Date: July 2023

Land size: 7455 SF

Principal Structure: 1572 SF

Buyer: HUOTARI, TRACY & JOHN N

Seller: LICK, MARY ANN



010-0606-00900

2 MALLARD LN

Adjusted price: \$515,000

Sale Date: October 2022

Land size: 11219 SF

Principal Structure: 1140 SF

Buyer: BRENK, JOHN

Seller: WEIRICK, PAULA J & OLSON, STEVEN



010-0606-00690

221 COFFEE CREEK BLVD

Adjusted price: \$515,000

Sale Date: April 2023

Land size: 7468 SF

Principal Structure: 1800 SF

Buyer: LAUGHLIN, ANDREW

Seller: CARLSON, GREG & TERI



010-0606-00740

307 COFFEE CREEK BLVD

Adjusted price: \$530,000

Sale Date: June 2023

Land size: 7071 SF

Principal Structure: 1668 SF

Buyer: BERRY, MARK G & DAY, ELIZABETH C

Seller: BT CAPITAL MGMT LLC



010-0606-00680

219 COFFEE CREEK BLVD

Adjusted price: \$540,000

Sale Date: April 2023

Land size: 6514 SF

Principal Structure: 1800 SF

Buyer: MARJORIE T. KERN LIVING TRUST

Seller: CARLSON, GREG & TERI L



010-1775-00250

3939 FOUNTAIN GATE DR

Adjusted price: \$407,500

Sale Date: April 2023

Land size: 5224 SF

Principal Structure: 2585 SF

Buyer: MATTSON, MICHAEL A & LINDA S

Seller: MAAS, THOMAS & KATHERINE

