

## Comparable Sales Data Worksheet

Appellant Name \_\_\_\_\_

Petition No. BE 2024 \_\_\_\_\_

(comparable sales are property that best match the characteristic of your property)

	Subject (your Property)	Sale 1	Sale 2	Sale 3	Sale 4	
1. Address						
2. Parcel Number						
3. Sales Price						
4. Sales Date						
5. AGLA (Above Ground Living area- total area in square feet of finished, above grade residential space)						
6. Unfinished AGLA (Total area in sq. ft of unheated areas such as balconies, porches and attics)						
7. Total Basement (Total area in sq. ft of the lowest story of a building which maybe partially of wholly below ground level)						
8. Finished Basement (Total area in sq. ft of the basement that had been improved or remodeled)						
9. Stories # of horizontal divisions of the building						
10. Year Built/Renovated Date the building became habitable/date of any modernization, remodeling or restoration						
11. Living Units (# of apartments, condos, or other areas of the property)						

Sales information can be located by accessing the Assessor's website at [www.klickitatcounty.org/Assessor](http://www.klickitatcounty.org/Assessor)  
 Use only the sales you feel are comparable to your parcel.

<b>12. Condition</b> (state of appearance of a building, usually expressed as poor, fair or good)						
<b>13. Building Grade</b> (letter, number or word that denotes quality of the structure)						
<b>14. Garage/Carport</b> (total sq. ft of a garage or carport or yes/no declaration)						
<b>15. Accessories</b> (any nonessential structure that adds value to the property, e.g. pool, shed, barn, workshop)						
<b>16. Zoning</b> (public regulation of the character and extent real estate use)						
<b>17. Lot Size</b>						
<b>18. Views</b> (the scene viewed from a property, e.g. Mt. Hood, Mt. Adams, Columbia River and the quality of the view, usually expressed as limits, average, good)						
<b>19. Water Front</b>						
<b>20. Water Front Rights</b> (incidental right of landowner abutting a body of water to use the water area for piers, boat houses, fishing and access)						
<b>21. Water Front Bank</b> (low, medium or high)						
<b>22. Water Front Access Restricted</b> (is the landowner of property abutting a body of water restricted from access to the water? Yes/no with reason)						
<b>23. Sewers/Septic</b> (type of waste disposal system for the property, city or private)						
<b>24. Water</b> (Type of drinking, bathing water system on the property, city, county, private well)						

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<b>25. Access</b> (right of ingress to and egress from a property that abuts a street; highway, an easement in a street that adjoins abutting property; includes access to water)						
<b>26. Topography</b> (surface features of the property, e.g. hills, valleys, slopes and the classification or quality of the feature, e.g. steep, slope, gently sloping hill)						
<b>27. Traffic</b> (movement of people and vehicles along, past or near the property that may detract from its use)						
<b>28. Environmental</b> (conditions, circumstances, and influences that surround the property or general area and promote deterioration, crowding, excessive dwelling density, incompatible use unsafe living, congestion)						
<b>29. Nuisances</b> (anything that interferes with the use and enjoyment of the property)						

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