



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	PAGE 1 of 1												
Exterior Wall	16	WD FR STUC 100		0500	01	2,917	109.5570	181.86	530,486	2018	2018	0	0	0	3.50	96.50	VALUATION BY												
Roof Structure	08	IRREGULAR 100		1 SFR CUST 100% - 2022													Heated Area: 2505												
Roof Cover	03	COMP SHNGL 100															HX Base Yr 2022												
Interior Wall	05	DRYWALL 100																											
Interior Floor	13	LVT/LAMNT 100																											
Air Condition	03	CENTRAL 100																											
Heating Type	04	AIR DUCTED 100																											
Bedrooms		3 100																											
Bathrooms		2.5 100																											
Frame	02	WOOD FRAME 100																											
Stories	1.	1. 100																											
Units		0 100																											
Occupancy	00	NONE 100																											