



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	VALUATION SUMMARY																
Exterior Wall	10	ABOVE AVG 70		0320	22	2,663	322.0628	338.17	900,547	2023	2023	15	0	0	0.80	84.20	VALUATION BY					STANDARD											
Exterior Wall	20	FACE BRICK 30		1 TOWNHOUSE 0% - 2025										Heated Area: 2160										HX Base Yr									
Roof Structure	01	FLAT 100																															
Roof Cover	04	BUILT-UP 100																															
Interior Wall	05	DRYWALL 100																															
Interior Floor	11	CLAY TILE 70																															
Interior Floor	14	CARPET 30																															
Air Condition	03	CENTRAL 100																															
Heating Type	04	AIR DUCTED 100																															
Bedrooms	3	100																															
Bathrooms	2.5	100																															
Frame	03	MASONRY 100																															
Stories	2.	100																															
Units	0	100																															