

4/16/2024	COMMERCIAL SALES - 1-1-22 Thru 12-31-23											
Parcel	Location	Includes Parcel(s)	Zoning	Sale Date	Sale Price	Imprname	Story	YrBlt	LivUnit	Land SF	Bldg SF	\$/SF
APARTMENTS LO RISE												
501960000	1114 CHERRY ST	-	SR-5	1/31/2022	\$ 245,000	APARTMENTS- 4 UNITS	2	1990	4	7,200	2,600	\$94.23
502040000	614 SCOTT AVE	-	TR-10-UTO	4/13/2022	\$ 317,000	APARTMENTS- 4 UNITS	2	1996	4	7,200	3,936	\$80.54
503160000	836 VINE AVE	-	MR-20	3/21/2022	\$ 1,380,000	APARTMENTS- 13 UNITS	3	1988	13	19,684	13,632	\$101.23
503160000	836 VINE AVE	-	MR-20	6/22/2023	\$ 1,471,000	APARTMENTS- 13 UNITS	3	1988	13	19,684	13,632	\$107.91
614500000	2235 BROOKVIEW CT	-	MR-12	12/22/2022	\$ 550,000	APARTMENTS- 8 UNITS	2	1986	8	19,487	8,160	\$67.40
702400000	455 CHURCH AVE	0702410000, 0702420000, 0702430000, 0702620000	MR-36	12/28/2022	\$ 1,380,000	APARTMENTS- 6 UNITS TOTAL	2	1908	6	9,000	8,988	
702420000	432 WISCONSIN ST	0702400000, 0702410000, 0702430000, 0702620000	MR-36	12/28/2022	\$ 1,380,000	APARTMENTS- 4 UNITS	2	1927	4	5,507	3,064	
702430000	424 WISCONSIN ST	0702400000, 0702410000, 0702420000, 0702620000	MR-36-UTO	12/28/2022	\$ 1,380,000	APARTMENTS- 4 UNITS	2	1929	4	4,845	3,444	
1213360000	2005 W LINWOOD AVE	-	UMU-PD	4/28/2022	\$ 223,000	APARTMENTS- 4 UNTIS	2	1983	4	13,974	2,944	\$75.75
1307130000	1118 W 20TH AVE	-	NMU	6/15/2022	\$ 5,000,000	BRIARWOOD COTTAGES- 56 UNITS	1	1996	56	267,375	54,672	\$91.45
1323910000	1250 W 18TH AVE	-	MR-12	9/15/2022	\$ 280,000	APARTMENTS- 4 UNITS	2	1987	4	14,337	4,048	\$69.17
1323910000	1250 W 18TH AVE	-	MR-12	5/22/2023	\$ 489,640	APARTMENTS- 4 UNITS	2	1987	4	14,337	4,048	\$120.96
1514819100	1820 GROVE ST	-	MR-20	6/2/2023	\$ 1,480,000	APARTMENTS - 16 UNITS	2	1967	16	32,830	18,352	\$80.65
1519720100	805 ANCHORAGE CT	-	MR-20	12/30/2022	\$ 240,000	APARTMENTS- 4 UNIT	2	1964	4	13,430	4,216	\$56.93
1527060000	70 W SNELL RD	-	MR-12	12/9/2022	\$ 190,000	APARTMENTS- 4 UNIT	2	1985	4	13,050	4,048	\$46.94
1603430000	801 DOVE ST	0204580000	SR-9	3/2/2022	\$ 320,000	APARTMENTS- 4 UNITS	1.5	1890	4	5,760	5,296	
AUTO SERVICE CENTER												
1413850000	411 W 20TH AVE	-	HI	5/6/2022	\$ 280,000	AVENUE AUTO	1	1987		20,143	2,310	\$121.21
1519601700	3020 JACKSON ST	-	SMU	1/31/2022	\$ 370,000	FORMERLY KRUEGER AUTO	1	2000		146,305	4,200	\$88.10
1001280000	934 N MAIN ST	-	UMU	3/31/2023	\$ 400,000	JOHN'S AUTOMOTIVE SERVICE CENTER INC	1	1965		13,560	2,912	\$137.36
1225200100	1944 W FERNAU AVE	-	HI	6/7/2022	\$ 466,000	DON HERMAN'S AUTO REPAIR	1	2000		97,269	7,000	\$66.57
1410940000	2107 MINNESOTA ST	1410930000	UI	1/19/2023	\$ 111,000	BOS SERVICES LLC	1	1960		12,960	1,920	
BAR/TAVERN												
200180000	216 N MAIN ST	-	CMU	5/13/2022	\$ 250,000	SCREWBALLS SPORTS PUB	2	1900		3,645	3,033	\$82.43
604090000	760 W 6TH AVE	-	NMU	1/12/2023	\$ 231,500	LYONS DEN		2010		12,250	1,432	\$161.66
BARBER SHOP/BEAUTY SALON												
1217830000	1302 W MURDOCK AVE	-	NMU	10/3/2022	\$ 140,000	A TOUCH OF CLASS PET SPA	1	1950		19,180	1,140	\$122.81
BOAT STORAGE SHED												
1601340000	1239 N SAWYER ST	1604720000, 1604720100, 1604720103	RMU	12/15/2022	\$ 1,117,000					55,180		
1604720103	1144 FILLMORE AVE	1601340000, 1604720000, 1604720100	RMU	12/15/2022	\$ 1,117,000	HERGERT STORAGE WAREHOUSE	1	1972		12,627	9,760	
CAR WASH - AUTOMATIC												
603520100	911 WITZEL AVE	-	UMU	2/15/2023	\$ 422,000	JET STREAM CAR WASH	1	1986		82,546	14,366	\$29.37
COMM SHOP CNTR/BIG BOX & STRIP												
1307440600	1935 S KOELLER ST	-	SMU-PD	10/13/2022	\$ 5,861,050	PETCO/MULTI TENANT	1	1995		229,039	47,856	\$122.47
FAST FOOD RESTAURANT												
1311930000	2101 W 9TH AVE	-	SMU	10/28/2022	\$ 700,000	SCOOTER'S COFFEE		2023		35,000	5,928	\$118.08
1323130100	1570 RIPON LN	-	SMU-PD	9/9/2022	\$ 590,000	DUNKIN'/BASKIN ROBBINS		2022	1	30,995	4,176	\$141.28
1402900000	2326 OREGON ST	-	UMU	12/15/2022	\$ 165,000	SUBWAY	1	1949		8,370	1,492	\$110.59
GREENHOUSE INSTITUTIONAL SMALL												
1307600000	1307 W 9TH AVE	1310750000	SR-3	11/30/2022	\$ 304,245	HRNACKS FLOWERLAND	1	1970		64,002	30,223	
INDUSTRIAL/LIGHT MANUFACTURING												
800790000	627 BAY SHORE DR	-	UMU-RFO	9/22/2022	\$ 1,050,000	STEEL MOON RECORDING / MULTI TENANT	2	1932		71,300	44,752	\$23.46
INDUSTRIAL/LIGHT MANUFACTURING - Cont.												

Parcel	Location	Includes Parcel(s)	Zoning	Sale Date	Sale Price	Imprname	Story	YrBlt	LivUnit	Land SF	Bldg SF	\$/SF
1214090000	2300 ALGOMA BLVD	-	UMU	3/18/2023		N E W PAWSIBILITIES	1	UNK		32,512	5,130	\$0.00
1329103001	2975 S OAKWOOD RD	-	HI	6/30/2023	\$ 585,000	OSHKOSH OFFICE SYSTEMS	1	1997		84,506	7,000	\$83.57
1329103004	2925 S OAKWOOD RD	-	HI	9/28/2022	\$ 217,000	OSHKOSH GLASS COMPANY	1	1998		39,640	3,750	\$57.87
1410700000	2222 MINNESOTA ST	-	UI	12/2/2022	\$ 260,280	J & M ELECTRIC	1	1953		18,090	10,914	\$23.85
1519603200	280 E FERNAU AVE	-	HI	1/4/2022	\$ 400,000	MOE'S MARINE	1	1988		59,851	10,973	\$36.45
MEDICAL OFFICE BUILDING												
614630000	509 S WASHBURN ST	-	SMU	7/22/2022	\$ 770,000	OPHTHALMIC SURGERY	1	1982		17,230	5,208	\$147.85
1519110200	510 DOCTORS CT	-	BP	3/29/2022	\$ 145,000	VACANT MED OFFICE	1	1971		31,200	3,868	\$37.49
1519110800	501 DOCTORS CT	-	BP	6/23/2022	\$ 1,500,000	AMBULATORY SURGICAL CENTER	1	1985		74,991	12,329	\$121.66
MINI MART/CONVENIENCE STORE												
1610570000	403 N SAWYER ST	-	UMU	3/9/2022	\$ 390,000	OSHKOSH QWIK PANTRY	1	1959		12,000	1,736	\$224.65
MIXED COMM/RESIDENTIAL												
300210000	610 OREGON ST	-	CMU	4/13/2022	\$ 60,000	VACANT BUILDING	1	UNK	1	3,000	2,130	\$28.17
400800000	416 N MAIN ST	0400990000	CMU	8/8/2022	\$ 136,000	VACANT BLDG	2	1884		2,240	4,120	
400810000	418 N MAIN ST	0200820000	CMU	8/8/2022	\$ 414,000	VACANT BLDG	2	1885		2,240	3,109	
400990000	414 N MAIN ST	0400800000	CMU	8/8/2022	\$ 136,000	THE EXCLUSIVE COMPANY	2	1875		1,801	2,528	
605290000	959 W 6TH AVE	-	UMU	10/21/2022	\$ 125,000	THUNDERBIRD BAKERY	2	1914	1	13,268	5,382	\$23.23
700260000	509 N MAIN ST	-	CMU	4/25/2022	\$ 1,600,000	PART OF SALON AURA OF OSHKOSH LLC	3	1895	10	5,425	15,927	\$100.46
700320000	519 N MAIN ST	-	CMU	3/31/2023	\$ 315,000	THE MAGNET	2	UNK	5	5,250	7,962	\$39.56
700820000	665 N MAIN ST	-	UMU	9/8/2022	\$ 150,000	FORMERLY MP KELLY PLMG BY MIKE GUDDEN LLC	2	1947	2	3,500	4,000	\$37.50
703310000	322 CHURCH AVE	-	UMU	2/22/2022	\$ 150,000	H20 WELD SALES	2	1913		6,920	2,580	\$58.14
900820000	927 OREGON ST	-	CMU	1/31/2022	\$ 325,000	ESCAPE RENTALS LLC	2	1926	5	4,400	7,870	\$41.30
1006690000	1001 N MAIN ST	-	UMU	6/13/2022	\$ 125,000	MIAMI CURVES	2	1900	1	2,904	2,580	\$48.45
1007740000	21 W NEW YORK AVE	-	UMU	4/29/2022	\$ 400,000	OSHKOSH AREA UNITED WAY/APTS	2	1911	6	14,400	7,844	\$50.99
MIXED RETAIL W/OFFICE UNITS												
200820000	318 N MAIN ST	0400810000	CMU	8/8/2022	\$ 414,000	GREAT ESTATES FURNITURE	2	1950		8,190	16,176	
MOTEL												
1323080200	1581 W SOUTH PARK AVE	-	SMU	5/15/2023	\$ 1,850,000	SUPER 8 MOTEL- 61 ROOMS	2	1987		119,023	25,226	\$73.34
OFFICE BUILDING												
101570000	338 PEARL AVE	-	UMU	6/1/2023	\$ 550,000	FORMERLY BELLA ACADEMY OF COSMOTOLOGY	1	1929		33,710	5,151	\$106.78
200230000	208 STATE ST	-	CMU	6/15/2022	\$ 200,000	MULTIPLE OFFICES/KARATE CLUB	2	1921		6,400	8,960	\$22.32
200230000	208 STATE ST	-	CMU	7/18/2023	\$ 389,300	MULTIPLE OFFICES/KARATE CLUB	2	1921		6,400	8,960	\$43.45
301350900	600 S MAIN ST 9	0301352400	RMU-RFO	5/5/2022	\$ 323,000	BASEMENT UNIT UNFINISHED	1	1915		671	736	
301352400	600 S MAIN ST 301	0301350900	RMU-RFO	5/5/2022	\$ 323,000	WOHLT INVESTMENTS LLC	1	1915		4,136	4,856	
302240000	1026 OREGON ST	-	CMU	11/3/2022	\$ 80,000	SHIRLEY PERZENTKA MASSAGE	1	UNK		4,300	1,035	\$77.29
306050100	1650 S MAIN ST	0306060000	UMU	11/17/2022	\$ 340,000	JUNGENBERG CHIROPRACTIC	1	1988		72,800	1,993	
608770200	141 N SAWYER ST	-	UMU	4/15/2022	\$ 365,000	OSHKOSH COMPLETE DENTISTRY	1	1970		16,640	3,400	\$107.35
701510000	204 CHURCH AVE	-	UMU	2/4/2022	\$ 150,000	FORMERLY EDELSTEIN LAW		UNK		4,851	2,296	\$65.33
1209640000	511 W MURDOCK AVE	-	NMU	12/7/2022	\$ 200,000	FOX CITIES PSYCHIC	1	1987		7,158	1,996	\$100.20
1307360300	1018 W SOUTH PARK AVE	-	HI	12/29/2022	\$ 300,000	OLD DUTCH/MULTI TENANT	2	1923		92,188	14,067	\$21.33
1307440303	1496 W SOUTH PARK AVE	-	SMU	1/27/2022	\$ 480,000	MATHE CPA OSHKOSH	1	1999		110,642	3,500	\$137.14
1326040201	2065 S WASHBURN ST	-	HI	10/31/2022	\$ 520,000	THE SULLIVAN GROUP LLP	1	1993		39,640	4,000	\$130.00
1413950000	2665 OREGON ST	-	HI	3/18/2022	\$ 260,000	STURGEON SPIRITS	1	1967		42,296	5,380	\$48.33
OFFICE CONDO												
622010000	2450 WITZEL AVE	-	NMU	4/20/2022	\$ 508,000	FORMERLY CHOICE BANK	1	1994		86,260	9,473	\$53.63
RECREATIONAL/HEALTH												
1225060000	1990 WALTER CT	-	HI	12/5/2022	\$ 320,000	KING FITNESS	1	1955		19,123	5,234	\$61.14

Parcel	Location	Includes Parcel(s)	Zoning	Sale Date	Sale Price	Imprname	Story	YrBlt	LivUnit	Land SF	Bldg SF	\$/SF
1608060700	500 N CAMPBELL RD 7	-	RMU	6/29/2022	\$ 26,000	BOAT SLIP		1996		252,212	-	
1608060800	500 N CAMPBELL RD 8	-	RMU	9/22/2022	\$ 28,000	BOAT SLIP		1996		252,212	-	
1608061500	500 N CAMPBELL RD 15	-	RMU	5/23/2022	\$ 29,000	BOAT SLIP		1996		252,212	-	
1608061500	500 N CAMPBELL RD 15	-	RMU	6/7/2022	\$ 29,000	BOAT SLIP		1996		252,212	-	
1608061600	500 N CAMPBELL RD 16	-	RMU	5/8/2022	\$ 28,000	BOAT SLIP		1996		252,212	-	
1608061600	500 N CAMPBELL RD 16	-	RMU	6/7/2022	\$ 28,000	BOAT SLIP		1996		252,212	-	
1608061900	500 N CAMPBELL RD 19	-	RMU	6/9/2022	\$ 29,000	BOAT SLIP		1996		252,212	-	
1608066400	500 N CAMPBELL RD 64	-	RMU	3/5/2022	\$ 28,000	BOAT SLIP		1996		252,212	-	
RESTAURANT												
1036403000	60 WISCONSIN ST	-	UMU-PD	9/6/2022	\$ 350,000	BIG APPLE BAGELS	1	2002		125,693	2,003	\$174.74
6002500000	556 W 5TH AVE	-	UMU	1/12/2022	\$ 339,500	PLAYERS	1	UNK		21,434	5,063	\$67.06
6116200000	580 S KOELLER ST	-	SMU-PD	6/6/2022	\$ 2,350,000	GOLDEN CORRAL	2	2006		220,748	10,544	\$222.88
1219800000	2605 JACKSON ST	-	SMU	10/14/2022	\$ 795,000	PRIMO ITALIAN RESTAURANT	1	1958		64,469	7,960	\$99.87
RETAIL STORE												
1311690000	2015 DICKINSON AVE	-	SMU	2/24/2022	\$ 402,000	FORMERLY CARPET WAREHOUSE	1	1967		16,000	9,500	\$42.32
1519590800	2670 JACKSON ST	-	SMU	9/27/2022	\$ 979,000	F.I.R.E.FITNESS CAMP/MULTIPLE TENANTS	1	1976		143,213	20,000	\$48.95
1604720000	1232 N SAWYER ST	1601340000, 1604720100, 1604720103	RMU	12/15/2022	\$ 1,117,000	HERGERT SPORT CENTER	1	1944		25,800	14,140	
1610730100	303 N SAWYER ST	-	UMU	11/21/2022	\$ 250,000	NASLUND RENTAL OFFICE	1	1960		60,942	1,878	\$133.12
STORAGE WAREHOUSE												
1512311011	208 E SMITH AVE	1512311022, 1512311023, 1512311024	UI	11/18/2022	\$ 230,000	SALZER SIDING	2	UNK		20,184	15,496	