




















S	Price	Area - Address	Owner	Map/Pcl	Ty	Acres	Br/Ba	Zone	Last Update
	\$295,000	Mid Island - 12B Amelia Drive	12 Amelia Drive LLC	67/443.2	Com	0.00	0/0	RC-2	07/24/12
<p>Large commercial building on Amelia Drive with excellent visibility. 12B Amelia offers approximately 1,000 square feet of office space with a kitchenette, half bath and hardwood floors.</p> <p><b>LINK# 75423</b></p>									
	\$606,443	South of Town - 1 Sparks Avenue	Norton	55/180.1	Com	0.22	0/2	RC	06/12/12
<p>Not Listed in LINK</p> <p><b>LINK# 76496</b></p>									
	\$760,000	Mid Island - 48 Nobadeer Farm Road	Forty Eight Nobadeer LLC	69/36	Com	0.28	0/2	RC-2	05/18/12
<p>Not Listed in LINK</p> <p><b>LINK# 76328</b></p>									
	\$875,000	Mid Island - 2 Sanford Road # #4 & #6	Happy Hands Trust	55/809 &	Com	0.28	0/0	RC	10/05/12
<p>Unit 4 and Unit 6 sold together. Taxes assessments, sqft and rms represent totals for both units. See OM ID# 76535 and ID #76534 for individual listing sheets.</p> <p>Unit 4: Newly renovated 1,096 sq. ft. commercial condominium on the first floor of the Sanford Boat Building in the Mid-Island commercial district. Great on site parking, close to the Nantucket Bank, Stop and Shop, the Seagrille and other established businesses. This listing is for the real estate only.</p> <p><b>LINK# 76894</b></p>									
	\$1,060,000	Cliff - 11 Crooked Lane	MSPCA	41/205 part	Com	5.06	0/4		06/01/12
<p>Sale represented a portion of the total acreage. Not Listed in LINK</p> <p><b>LINK# 76479</b></p>									
	\$1,150,000	Town - 112 Pleasant Street	Labbe	55/149	Com	0.57	4/1	RC-2	12/21/12
<p>Not Listed in LINK</p> <p><b>LINK# 77040</b></p>									

S	Price	Area - Address	Owner	Map/Pcl	Ty	Acres	Br/Ba	Zone	Last Update
	\$1,220,000	Mid Island - 6 West Creek Road #	Keane Trust	55/173	Com	0.14	4/3	RC-2	12/27/12
<p>Located on West Creek Road on with excellent commercial visibility, this retail unit offers much business potential along with additional income potential from two 2 bedroom apartments on second and third floors. Ample parking in back. Perfect for office or retail space.</p>									
<b>LINK# 77045</b>									
	\$1,300,000	Mid Island - 14 & 16 Davkim Lane	Glowacki	68/59 & 60	Com	1.24	2/1	RC-2	12/19/12
<p>Not listed in LINK Two parcels - 5,000sf warehouse and a second parcel with 2 small dwellings. 338sf 2/1 BR/BA cottage and a 484sf 2/1 BR/BA cottage. Acreage represents both parcels</p>									
<b>LINK# 77042</b>									
	\$1,417,500	Mid Island - 9 Amelia Drive	MLCFC 9 Amelia Drive LLC	67/433	Com	0.29	3/1	CN	08/28/12
<p>Not Listed in LINK</p>									
<b>LINK# 76744</b>									
	\$1,437,500	Town - 25B Washington Street	Hedge & Home LLC	42.32/21.2	Com	0.11	2/3.5	CDT	10/12/12
<p>Live where you Work!Residential/Commercial building conveniently located in the heart of Nantucket's bustling commercial district and adjacent to downtown restaurants, shops and ferry docks. First floor can be used for retail or office space; a one bedroom apartment occupies the second and third floor and a separate one bedroom guest cottage to the rear of the property completes the package. This is a great opportunity to purchase a downtown Nantucket property with three income producing units and an excellent rental history.</p>									
<b>LINK# 73858</b>									
	\$1,450,000	Town - 20 North Water Steet	Island Reef Guest House	4242/46	Com	0.13	14/12	ROH/S	03/16/12
<p>Not listed in LINK</p>									
<b>LINK# 76021</b>									
	\$2,075,000	Town - 82 Easton Street	Rare Half Gas RT	4242/5	Com	0.13	0/2	LC	12/28/12
<p>Not listed in LINK Second structure on property</p>									
<b>LINK# 77060</b>									

	S	Price	Area - Address	Owner	Map/Pcl	Ty	Acres	Br/Ba	Zone	Last Update
	S	\$2,492,500	Town - 9 India Street Not Listed in LINK Commercial Restaurant	DeMarco	4231/049	Com	0.07	5/3	ROH/S	09/18/12
<b>LINK# 76843</b>										
	S	\$2,500,000	Town - 5 North Water Street A rare opportunity for an in-town commercial space or home with plenty of yard and parking. Set on an oversized, corner lot, this property is now subdividable. As-is, it has room for over ten parking spaces and is located in the core downtown district, within a block of the Town Building and within 4 blocks of Main Street. Built in 1850, the building has been well maintained. It was lifted in 1997 and had an entirely new poured concrete foundation placed under it, has central air conditioning, and wide plank hard wood flooring throughout, and is wired for internet and modern phone systems. Also included is a separate office building which could mean	Ranney	4242/0088	Com	0.17	0/1.5	LC	12/13/12
<b>LINK# 75254</b>										
	S	\$2,800,000	Town - 21 Broad Street Not Listed in LINK	Nesbitt Inn LLC	4242/76	Com	0.18	5/7	RCTD	07/23/12
<b>LINK# 76596</b>										
	S	\$3,420,000	Town - 20 Straight Wharf Rare opportunity to own one of Nantucket's prime locations on Straight Wharf's waterfront. This three-story, 7,000 +/- square foot building offers fabulous harbor views and is perfectly situated to take advantage of the wharf's bustling activity. It is surrounded by well-established businesses, the Hy-Line ferry and marina traffic. An island landmark, the property is currently home to a 175-seat restaurant and a two bedroom apartment with spectacular views of Nantucket Harbor and Monomoy.	Nantucket Island Products	4231/86	Com	0.07	2/2+	RC	06/05/12
<b>LINK# 73725</b>										
	S	\$3,600,000	Town - 35 Main Street Not listed in LINK	Minucci	4231/210	Com	0.04	0/2	RCTD	12/20/12
<b>LINK# 77041</b>										
	S	\$3,820,000	Town - 76 Main Street Rare opportunity to own a Main Street mansion on a large lot and create a mult-generational family compound only steps to the center of Town. Keep the existing architecture or possibly bring back to the original Victorian mansion which was built in 1883 by Captain William Swain as his primary residence. A very special offering to buy one of the larger, historic properties on Main Street.	Seafarer Inn Inc.	4231/110	Com	0.27	20/21	ROH/S	05/02/12
<b>LINK# 74548</b>										

S	Price	Area - Address	Owner	Map/Pcl	Ty	Acres	Br/Ba	Zone	Last Update
	\$4,500,000	Town - 33 Main Street	Maury	4231/211	Com	0.03	1/1+	RCTD	10/26/12
<p>The building has approximately 4,000 square feet of net usable retail space and residential space on four floors. It is heated by gas and is air conditioned. A new roof was put on in 1998 and the rest of the building was renovated in 2008/2009.</p>									
<p><b>LINK# 76358</b></p>									

Records: 19

\*Listings: 19

**AVERAGE SELLING PRICE: \$1,935,734 \* MEDIAN SELLING PRICE: \$1,437,500 \* AVERAGE DOM: 454**