

NewYorkComparables.com reports New York State real property transfers and home values.

By New York Property Solutions

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New York Real Estate Agents, Mortgage professionals, home buyers, home sellers and real estate investors now have a research tool for home and real property values. <http://NewYorkComparables.com> reports all property transfers in New York State including private sales as well as those sold through real estate brokerages.

The database is searchable by municipality, county, street, buyer name, sale price, and sale date as well as a few other key fields. Data comes from forms filed with the county clerk at the time of a deed transfer and includes over 75 pieces of information. The basic search reveals the street address, assessed value, sale price, sale date, tax parcel id, property class, and school district. The detail page includes indicators such as arm's length transaction, new construction indicator and even the name and address of the attorney who recorded the deed. NewYorkComparables.com does not currently report data for New York City transactions.

The site officially launched November 17, 2007 and contains property sales as recent as October of 2007.

The most significant indicator of value when analyzing a property is comparable sales. Anyone buying or selling a home, land, business, or apartment building in New York needs to know the actual selling price of all homes in the neighborhood before a value can be determined.

The website, <http://NewYorkComparables.com>, offers daily, monthly, bi-annual and annual subscriptions averaging \$7-\$12 per month.

For more information, visit <http://www.NewYorkComparables.com> or email info@nycomponline.com

Category	Real Estate, Finance
Tags	new york property sales, new york real estate, new york rental property, new york home sales, new york home values
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