

2886 Bentbrook Ln West Lafayette, IN 47906



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F.C. Tucker Shook

300 N 5th Street, Suite 100

Lafayette, IN 47901





2886 Bentbrook Ln, West Lafayette, IN 47906



Off Market / Public Record • Sold Date: 6/2/2021, Public Record

Closed Price

\$400,000

Off Market Date 6/2/2021



6 Beds



3 Baths



3,604 Sq Ft



0.45 Acres

Basic Facts

Type

Single Family

Land Use

Single Family Residential

Year Built

1993

APN/TaxID

79-06-09-227-010.000-022

Price by SqFt

\$163 per sq ft

Previously sold

for \$400,000 on 6/2/2021

Zoning

R1

RVM®

\$585,790

RVM® Updated 5/9/2026

RVM® Estimated Range

\$521.4K

\$650.2K

RVM® Confidence



RVM® Month Change

↑ \$5,590

RVM® Year Change

↑ 3.54%

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Property Information

Property Facts

Name	Public Facts	Agent Refinements
Property Type	Single Family	—
Property Subtype	Single Family Residential	—
Bedrooms	6	—
Total Baths	3	—
Full Baths	2	—
Partial Baths	1	—
Living Area (sq ft)	3,604	—
Building Area (sq ft)	3,604	—
Lot Size	0.45 acres	—
Lot Dimensions	19392 SF	—
Basement (sq ft)	1,332	—
Garage	Yes	—
Garage (spaces)	3	—
Year Built	1993	—
Total Rooms	14	—
Roofing	Asphalt	—
Heating	Central	—
Cooling	Central	—
Fireplaces	1	—
Basement	Improved Basement (Finished)	—
Number of Units	0	—
Number of Stories	1 story with Basement	—



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Interior Features

PUBLIC			
Base Area	3876 sq ft	Basement	1332 sq ft
Basement Finished	1060 sq ft	Garage	875 sq ft
Number of Plumbing Fixtures	23	Other Rooms	Family Room/Den, Game / Recreation Room

Exterior Features

PUBLIC			
Lot Size - Square Feet	19,392 sq ft	Lot Size - Frontage Feet	96 sq ft
Lot Size - Depth Feet	202 sq ft	Lot Size - Acres	0.45 acres
Neighborhood Code	514-022	Water	Yes
Sewer	None	Current Use	Single Family Residential
Building Condition	Average	Building Quality	B

Location Details

Flood Zone X (unshaded)

Photos

Historical Photos





Photos

Historical Photos



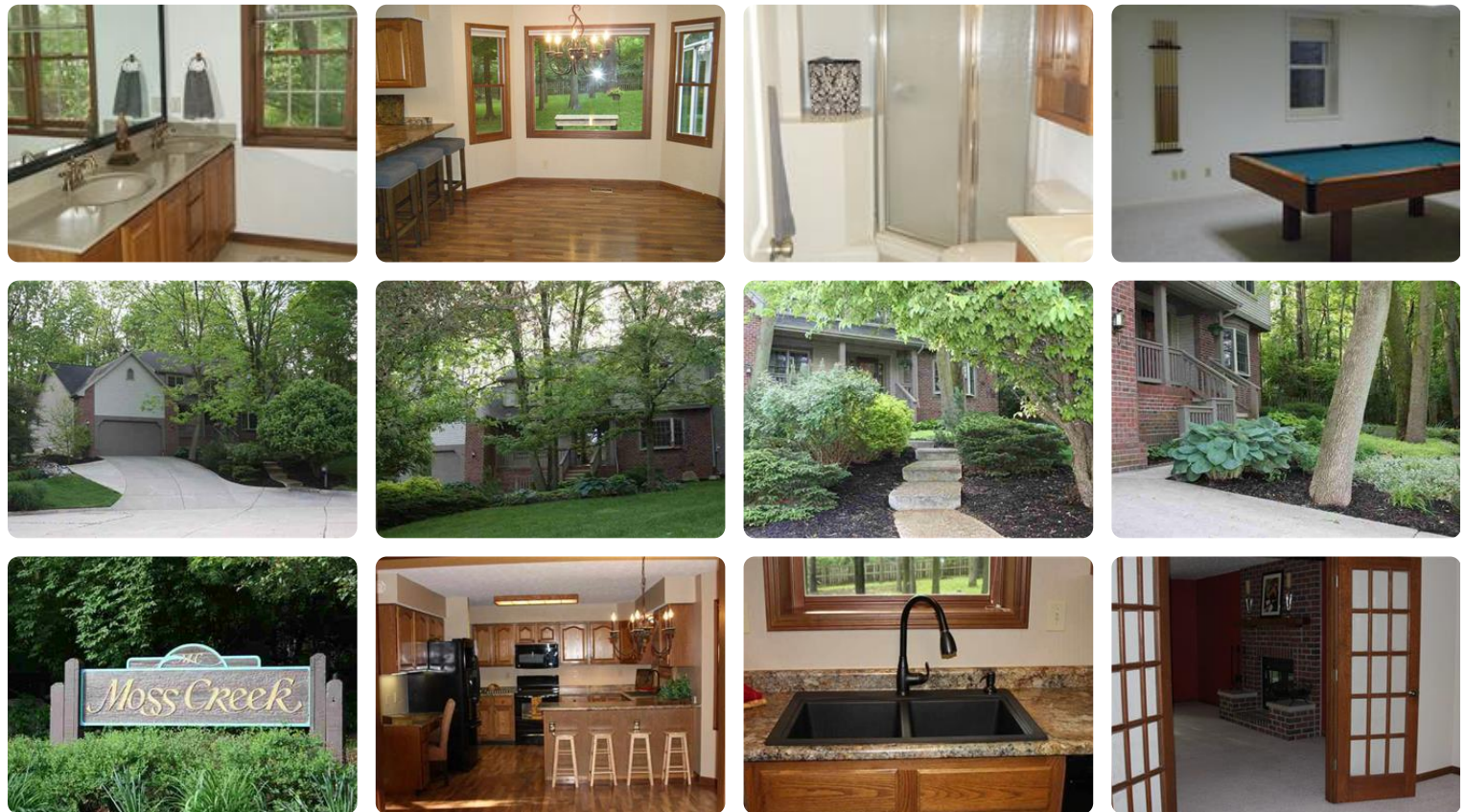
Photos

Historical Photos



Photos

Historical Photos





2886 Bentbrook Ln, West Lafayette, IN 47906

Market Trends

Market Trends for West Lafayette, IN 47906

Single Family Residence

April 2026

Market Type

Seller's Market

Balanced Market

Buyer's Market

Key Details

Months of Inventory

3.42

↑ 14% MoM

Sold to List Price %

98.9%

↑ 0.98% MoM

Median Days in RPR

11

↓ 60.71% MoM

Median Sold Price

\$410,000

↓ 3.53% MoM





2886 Bentbrook Ln, West Lafayette, IN 47906

April 2026 Active Listings

West Lafayette, IN 47906

Single Family Residence

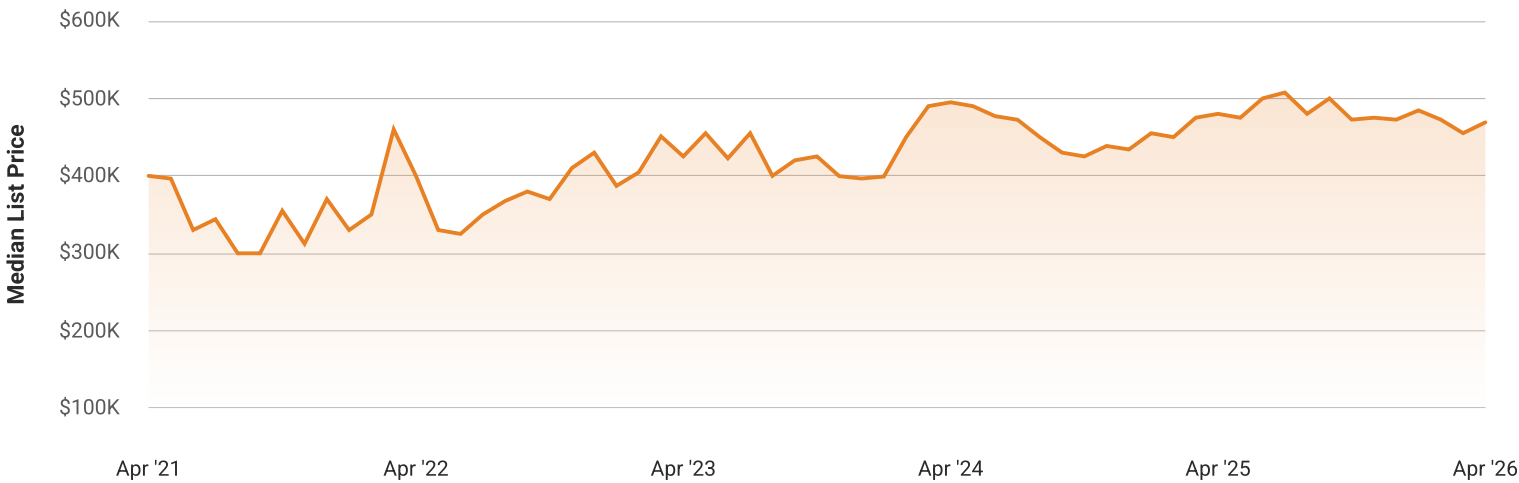
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - \$469,000

↑ 3.1% Month over Month





2886 Bentbrook Ln, West Lafayette, IN 47906

April 2026 Pending Listings

West Lafayette, IN 47906

Single Family Residence

This graphic summarizes key statistics for properties that were in a pending status on the last day of the month. RPR uses the list date, a derived pending date and a derived off-market status date to determine if the listing was in a pending status on the last day of the month. An end-of-month snapshot of pending listings helps to understand inventory that is waiting to close, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - \$429,950

↑ 0.1% Month over Month





2886 Bentbrook Ln, West Lafayette, IN 47906

April 2026 Sold Listings

West Lafayette, IN 47906

Single Family Residence

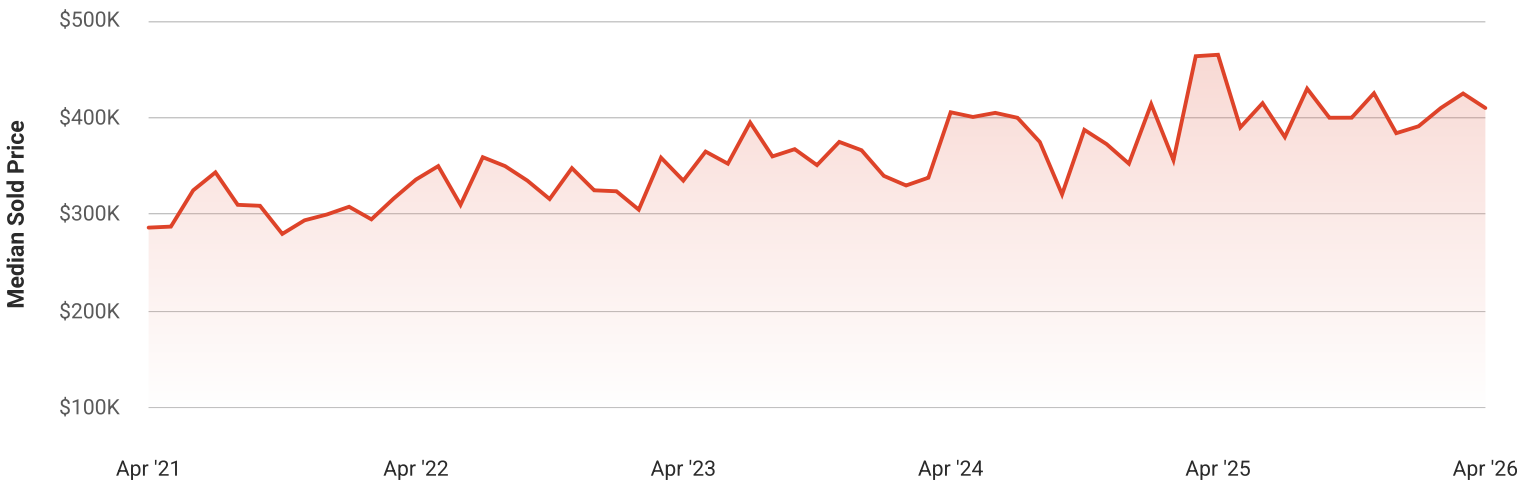
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources

Update Frequency: Monthly

Median Sold Price - \$410,000

↓ 3.5% Month over Month



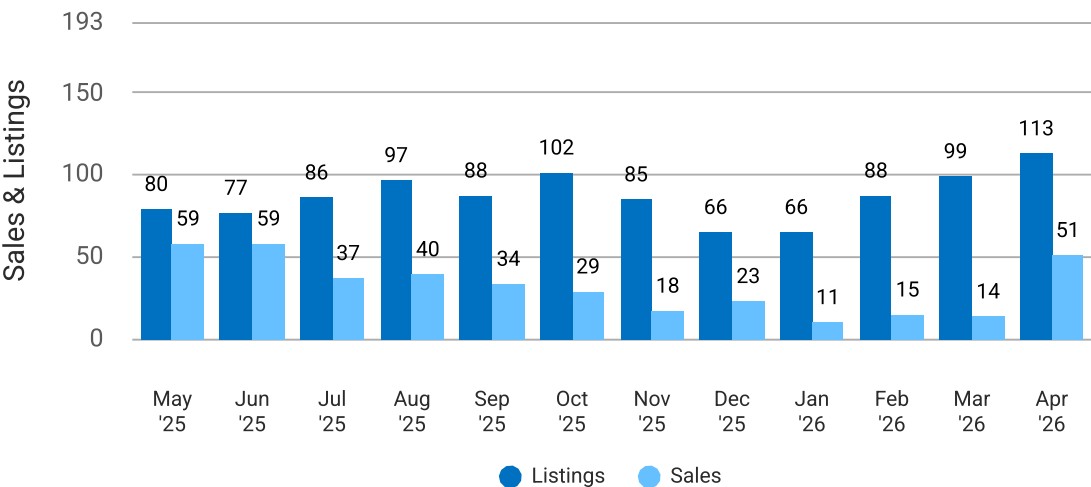
Total Sales and Active Listings in West Lafayette, IN 47906

Single Family Residence

This graph compares the number of sales with the number of active listings in the local market.

Source: MLS data where licensed

Update Frequency: Monthly





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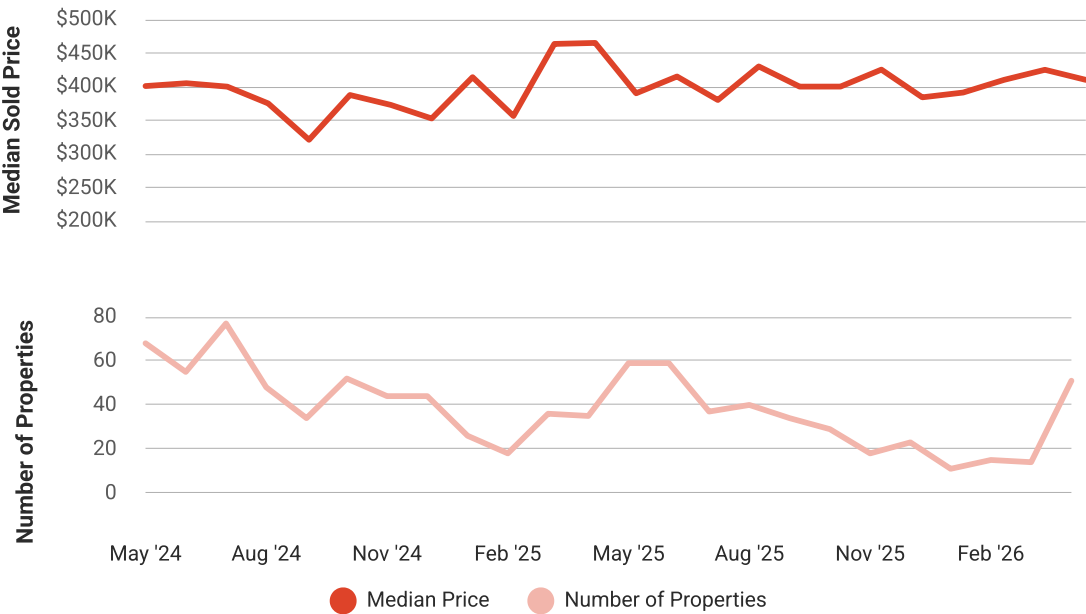
Median Sold Price vs Sold Listings in West Lafayette, IN 47906

Single Family Residence

This chart compares the trend of median sold price and number of sold listings for the given location.

Source: Listing Data

Update Frequency: Monthly



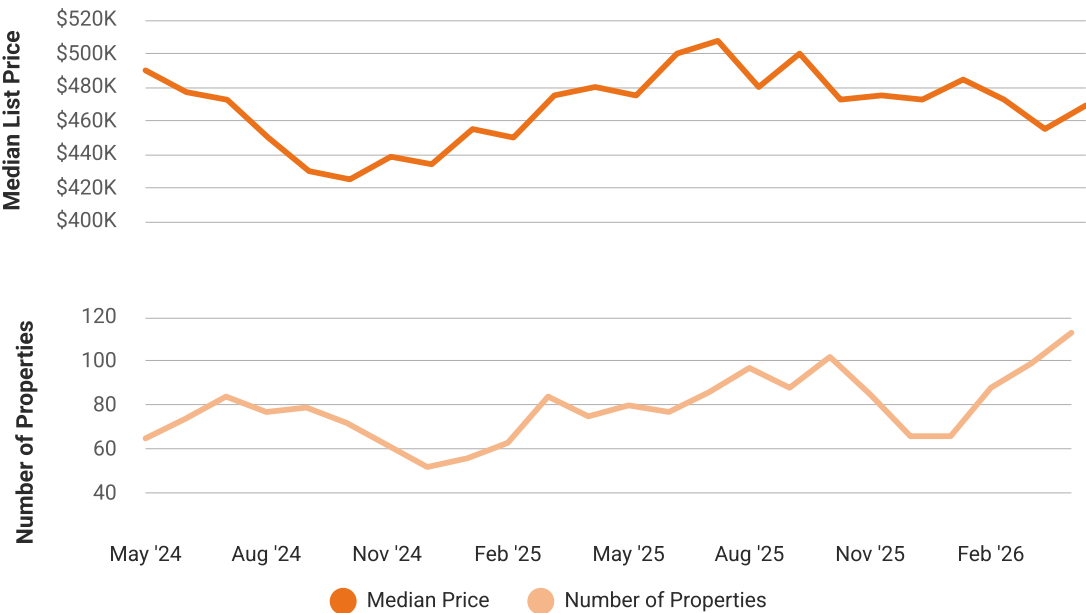
Median List Price vs Active Listings in West Lafayette, IN 47906

Single Family Residence

This chart compares the trend of median list price and number of active properties for the given location.

Source: Listing Data

Update Frequency: Monthly





Neighborhood

Housing Facts & Stats

	47906	Tippecanoe...	Indiana	USA
Median Estimated Home Value	\$383K	\$297K	\$277K	\$369K
Est. Home Value 12-Mo. Change	+3.7%	+2.5%	+3%	-0.2%
Median List Price	\$463K	\$430K	\$300K	–
List Price 1-Month Change	+1.7%	+1.2%	+1.7%	–
List Price 12-Month Change	-3.6%	0%	+0.7%	–
Median Home Age	39	49	55	44
Own	44%	54%	70%	65%
Rent	56%	46%	30%	35%
\$ Total Value (of all buildings for which permits were issued)	–	\$308.05M	\$8.13B	\$384.62B
% Change in permits (for all buildings)	–	+11%	+17%	+6%
% Change in \$ value (for all buildings)	–	-21%	+6%	+5%

People Facts & Stats

	47906	Tippecanoe...	Indiana	USA
Population	72K	187K	6.81M	332.39M
Population Density per Sq Mi	558	376	190	94
Pop Change since 2020	+3.4%	+2.4%	+2.1%	+2.5%
Median Age	22	29	38	39
Male / Female Ratio	53%	51%	50%	50%





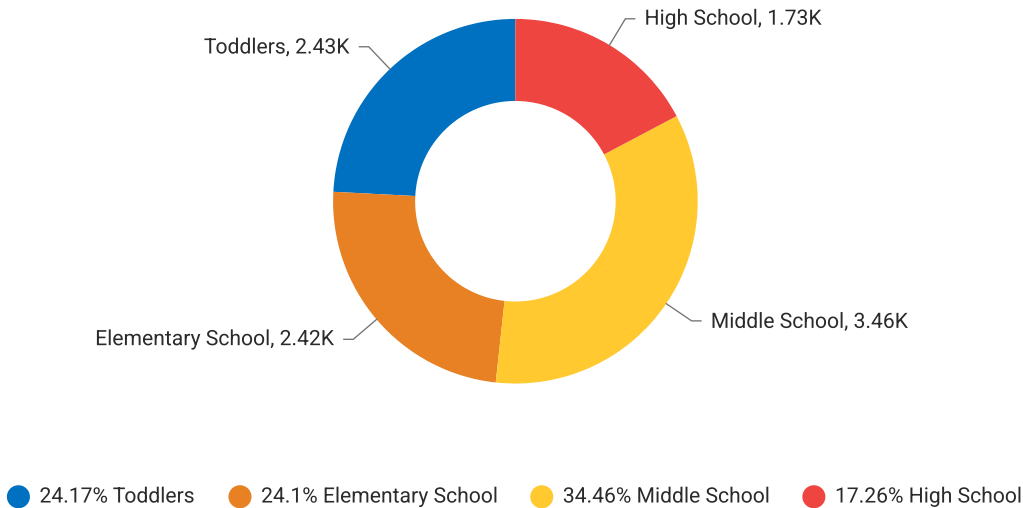
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Population of Children by Age Group in 47906

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Source: U.S. Census

Update Frequency: Annually

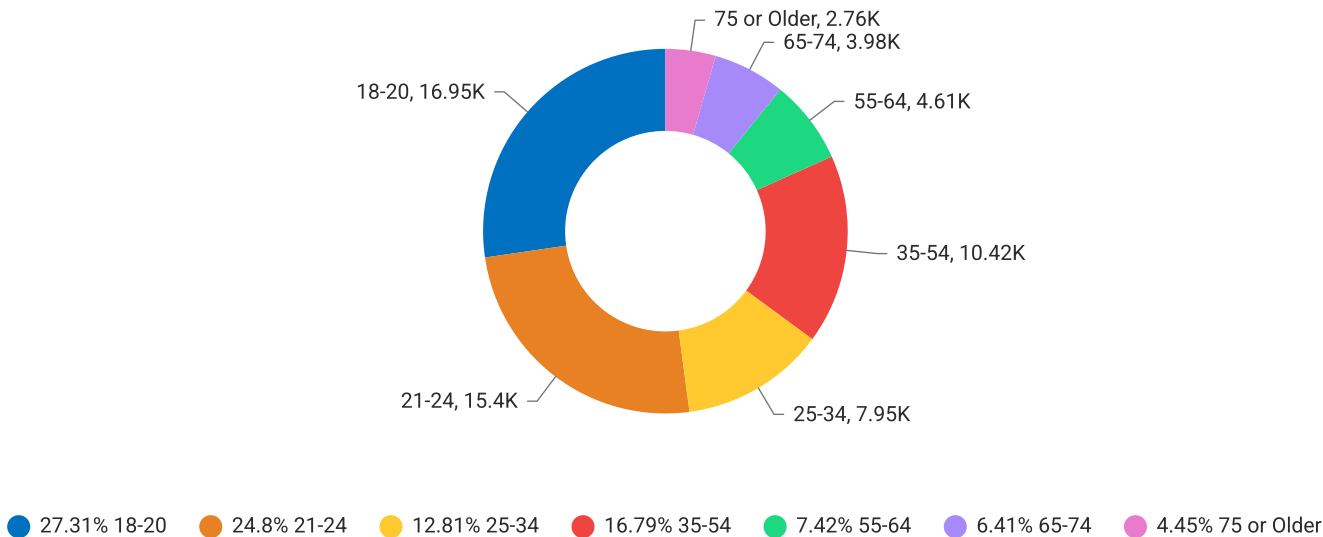


Population of Adults by Age Group in 47906

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Source: U.S. Census

Update Frequency: Annually





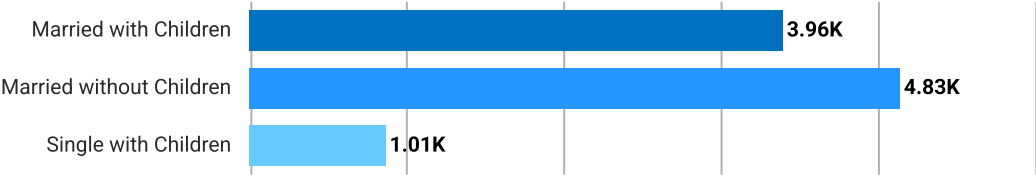
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Households With Children in 47906

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Source: U.S. Census

Update Frequency: Annually

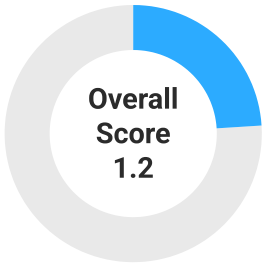


Walkability Score (out of 5)

This neighborhood or ZIP code is rated for walking access to general points of interest, reflected in the overall score. Other factors considered in the scores are street types, weather, public transportation and population density.

Source: Precisely

Update Frequency: Quarterly



About RPR

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- RPR is a wholly owned subsidiary of the National Association of REALTORS® and a member benefit to REALTORS®.
- RPR's data sources range from MLSs and county-level tax and assessment offices, to the U.S. Census and FEMA, to specialty data set providers such as Esri (consumer data), Niche (school information) and Precisely (geographic boundaries).

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