



F.C. Tucker Company

# 2923 Marian Ave Lafayette, IN 47905



## Heather Roth

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F.C. Tucker/Shook

## F.C. Tucker Shook

300 N 5th Street, Suite 100

Lafayette, IN 47901





**Pending / For Sale** • Pending as of 3/8/2026

List Price  
**\$269,999**  
 Pending Date 3/8/2026 Listing ID 202605360

**3** Beds      **2** Baths      **1,830** Sq Ft      **0.6** Acres

RVM®  
**\$221,240**  
 RVM® Updated 3/1/2026

RVM® Estimated Range      RVM® Confidence  
 \$190.3K      \$252.2K      ★★★★★

RVM® Month Change  
 ↓ \$4,270

**Basic Facts**

Type Single Family	Price to Est. Value 122%
Days in RPR 16	Land Use Single Family Residential
Year Built 1962	APN/TaxID 79-08-08-200-015.000-009
Price by SqFt \$148 per sq ft	Previously sold for \$215,000 on 6/4/2024

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# Property Information

## Property Facts

Name	Public Facts	Listing Facts	Agent Refinements
Property Type	Single Family	Single Family	–
Property Subtype	Single Family Residential	Site-Built Home	–
Bedrooms	–	3	–
Total Baths	1	2	–
Full Baths	1	2	–
Partial Baths	–	–	–
Living Area (sq ft)	1,830	1,830	–
Building Area (sq ft)	1,830	1,830	–
Lot Size	0.6 acres	0.6 acres	–
Lot Dimensions	26040 SF	140x186	–
Basement (sq ft)	1,510	600	–
Garage	Yes	Attached	–
Garage (spaces)	2	2	–
Year Built	1962	1962	–
Total Rooms	1	10	–
Roofing	Asphalt	Asphalt	–
Heating	Central	Forced Air, Gas	–
Cooling	Central	Central Air	–
Fireplaces	–	1	–
Basement	Improved Basement (Finished)	Block	–
Foundation	–	Full Basement, Partially Finished	–
Construction	Masonry	–	–
Exterior Walls	–	Stone, Vinyl	–
Number of Units	0	–	–
Number of Stories	1 story with Basement	–	–





## Interior Features

LISTING			
Basement	Block	Cooling	Central Air
Fireplace	Family Room	Floor	Carpet, Vinyl, Ceramic
Heating	Gas, Forced Air	Approximate Above Ground	1230 sq ft
Approximate Below Ground	600 sq ft	Approximate Finished	1830 sq ft

ROOM DETAILS			
Living Room	16 x 14	Primary Bedroom	13 x 13
Bedroom	11 x 13	Bedroom	9 x 16
Bonus	9 x 8	Dining Room	10 x 10
Kitchen	18 x 13	Recreation	13 x 18
Family Room	25 x 10		

PUBLIC			
Base Area	2740 sq ft	Basement	1510 sq ft
Basement Finished	600 sq ft	Number of Plumbing Fixtures	6
Other Rooms	Game / Recreation Room		

## Exterior Features

LISTING			
Fence	Chain Link	Foundation	Full Basement, Partially Finished
Garage	Attached	Roof	Asphalt
Sewer	Septic	Water	Well
Lot Size Dimensions	140x186		

PUBLIC			
Lot Size - Square Feet	26,040 sq ft	Lot Size - Frontage Feet	140 sq ft





### Exterior Features

PUBLIC			
Lot Size - Depth Feet	186 sq ft	Lot Size - Acres	0.60 acres
Neighborhood Code	5792	Water	Yes
Sewer	None	Building Condition	Average
Building Quality	C+		

### Location Details

Directions to Property	Head northeast on IN-25 from 65. Take the traffic circle to stay on Old State Rd 25. Turn east onto E 300 N. Turn East to stay on E 300 N. Turn South on Marian Ave.	Subdivision	East Tipp Heights
Location Features	City/Town/Suburb	Area Description	Tippecanoe County
Flood Zone	X (unshaded)		

## Photos

### Listing Photos



# Photos

## Listing Photos



# Photos

## Listing Photos



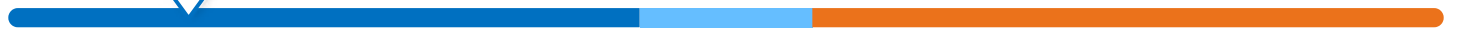
# Market Trends

## Market Trends for Lafayette, IN 47905

Single Family Residence

February 2026

### Market Type



**Seller's Market**

Balanced Market

Buyer's Market

### Key Details

Months of Inventory

**1.5**

↑ 4.9% MoM

Sold to List Price %

**97.9%**

↓ 0.62% MoM

Median Days in RPR

**45**

↑ 50% MoM

Median Sold Price

**\$274,500**

↑ 9.8% MoM





## February 2026 Active Listings

Lafayette, IN 47905

Single Family Residence

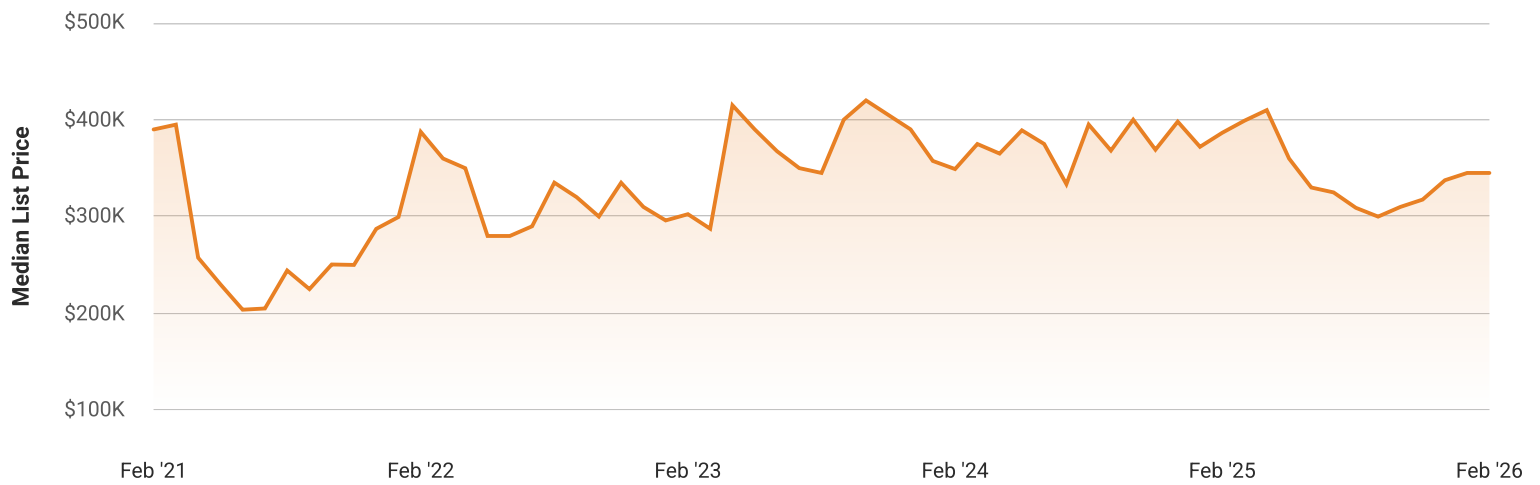
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory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

Source: Listing sources

Update Frequency: Monthly

**Median List Price - \$345,000**

● 0% Month over Month





## February 2026 Pending Listings

Lafayette, IN 47905

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 - \$309,900**

↑ 4.5% Month over Month





## February 2026 Sold Listings

Lafayette, IN 47905

Single Family Residence

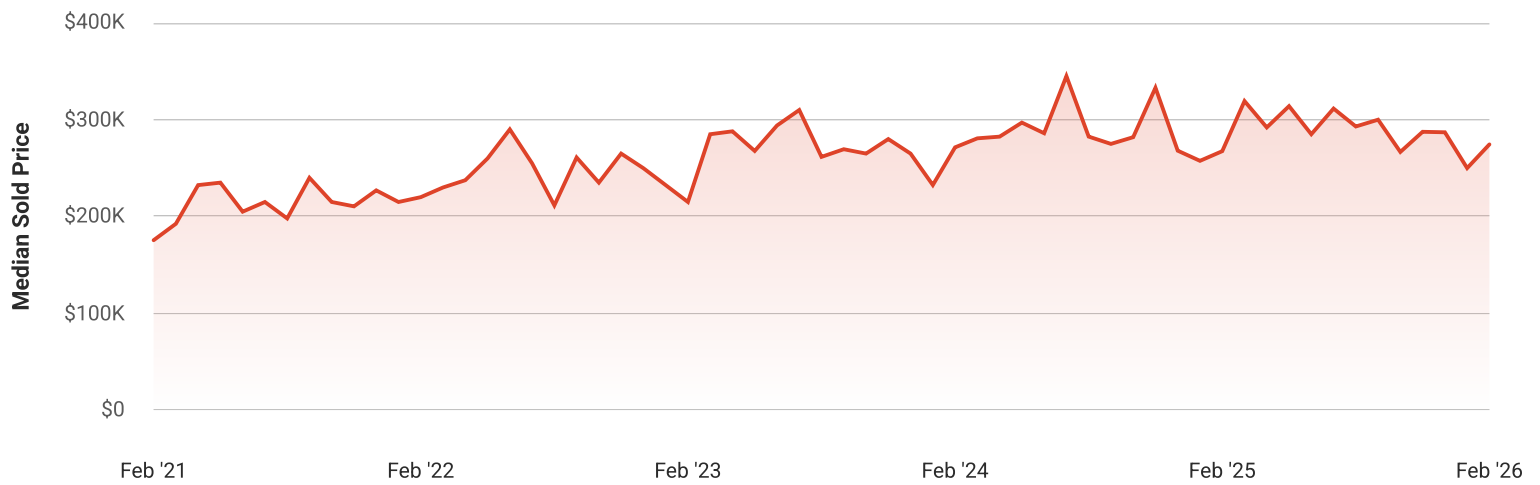
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between 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 - \$274,500**

↑ 9.8% Month over Month



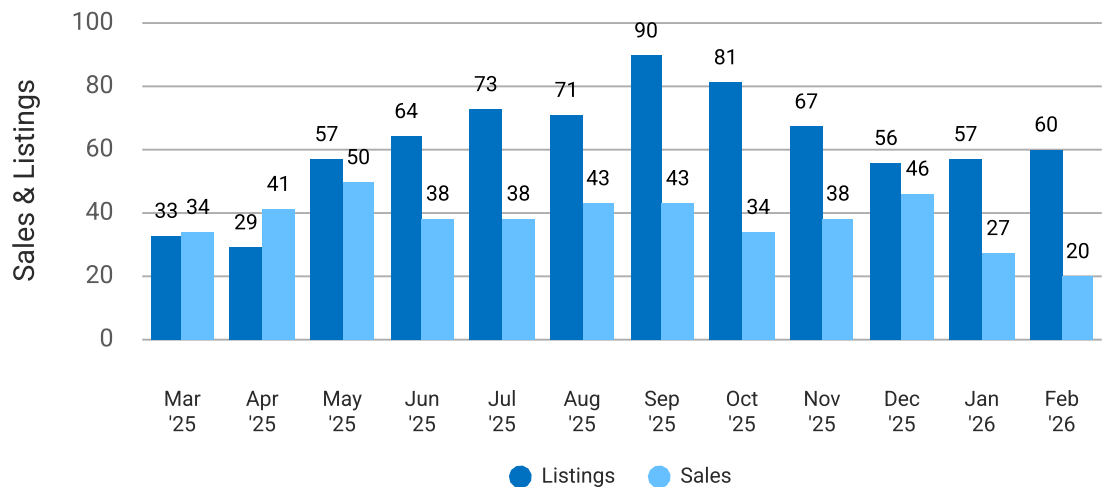
## Total Sales and Active Listings in Lafayette, IN 47905

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





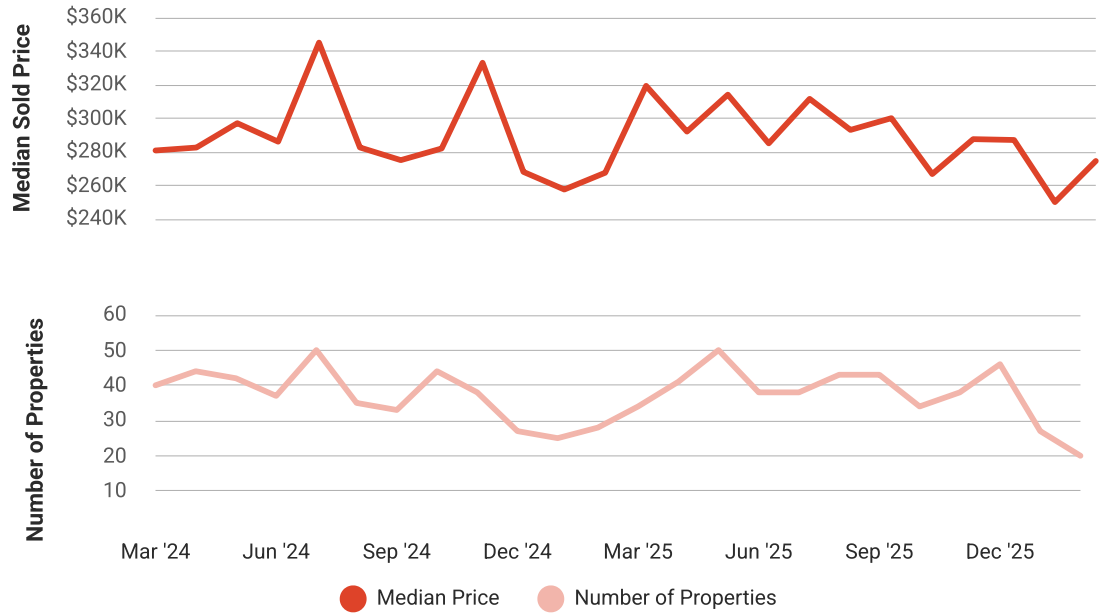
### Median Sold Price vs Sold Listings in Lafayette, IN 47905

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



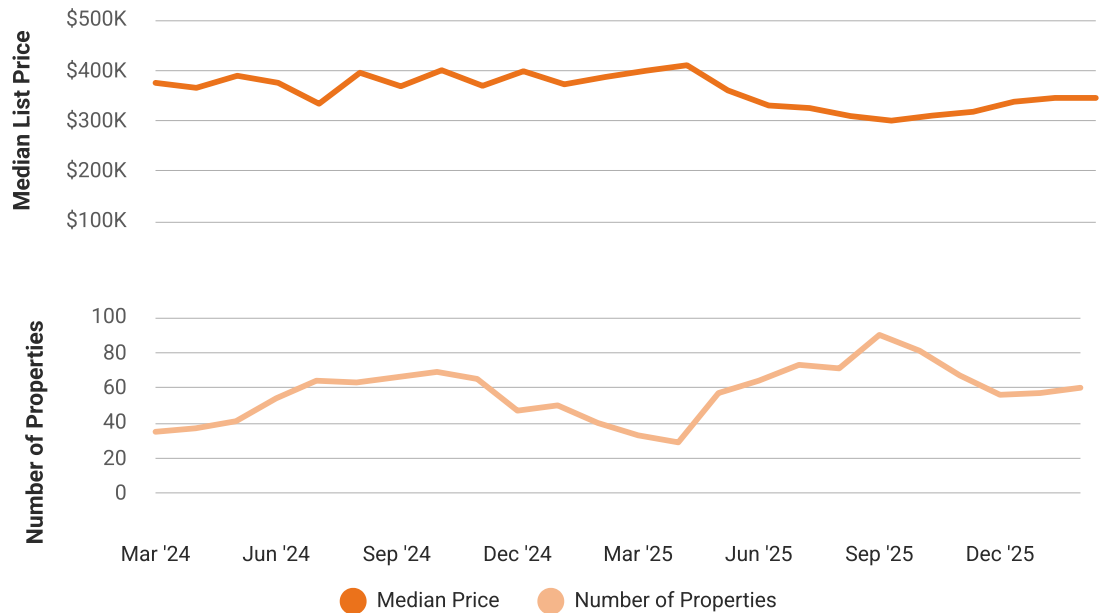
### Median List Price vs Active Listings in Lafayette, IN 47905

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

	47905	Tippecanoe...	Indiana	USA
Median Estimated Home Value	\$292K	\$300K	\$277K	\$366K
Est. Home Value 12-Mo. Change	+4.3%	+4.7%	+3.1%	+0.1%
Median List Price	\$344K	\$408K	\$290K	-
List Price 1-Month Change	+4.3%	+5.8%	+0.3%	-
List Price 12-Month Change	-11%	+2.1%	+1.8%	-
Median Home Age	53	50	56	44
Own	63%	54%	70%	65%
Rent	37%	46%	30%	35%
\$ Total Value <small>(of all buildings for which permits were issued)</small>	-	\$308.05M	\$8.13B	\$384.62B
% Change in permits <small>(for all buildings)</small>	-	+11%	+17%	+6%
% Change in \$ value <small>(for all buildings)</small>	-	-21%	+6%	+5%

## People Facts & Stats

	47905	Tippecanoe...	Indiana	USA
Population	42K	187K	6.81M	332.39M
Population Density per Sq Mi	350	376	190	94
Pop Change since 2020	+0%	+2.9%	+0%	+2.1%
Median Age	35	29	38	39
Male / Female Ratio	49%	51%	50%	50%



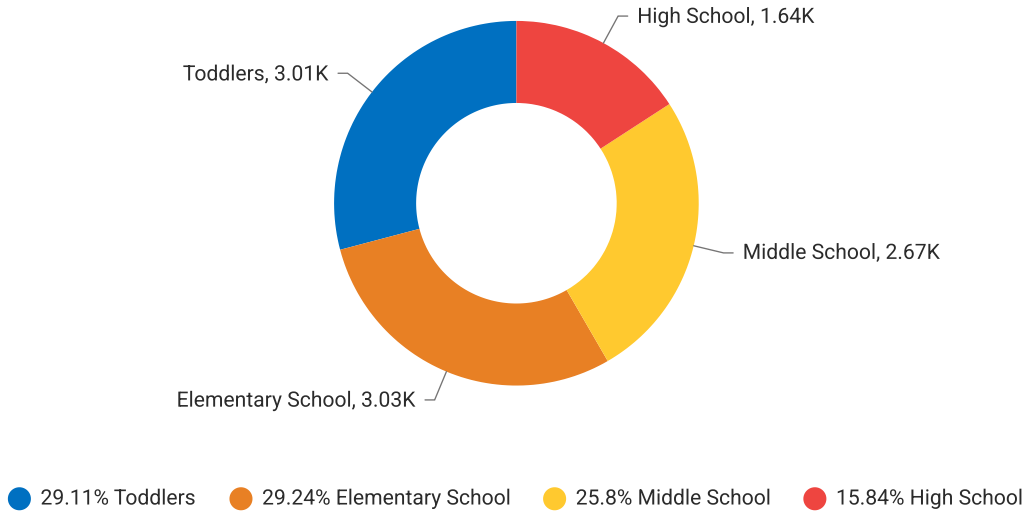


### Population of Children by Age Group in 47905

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

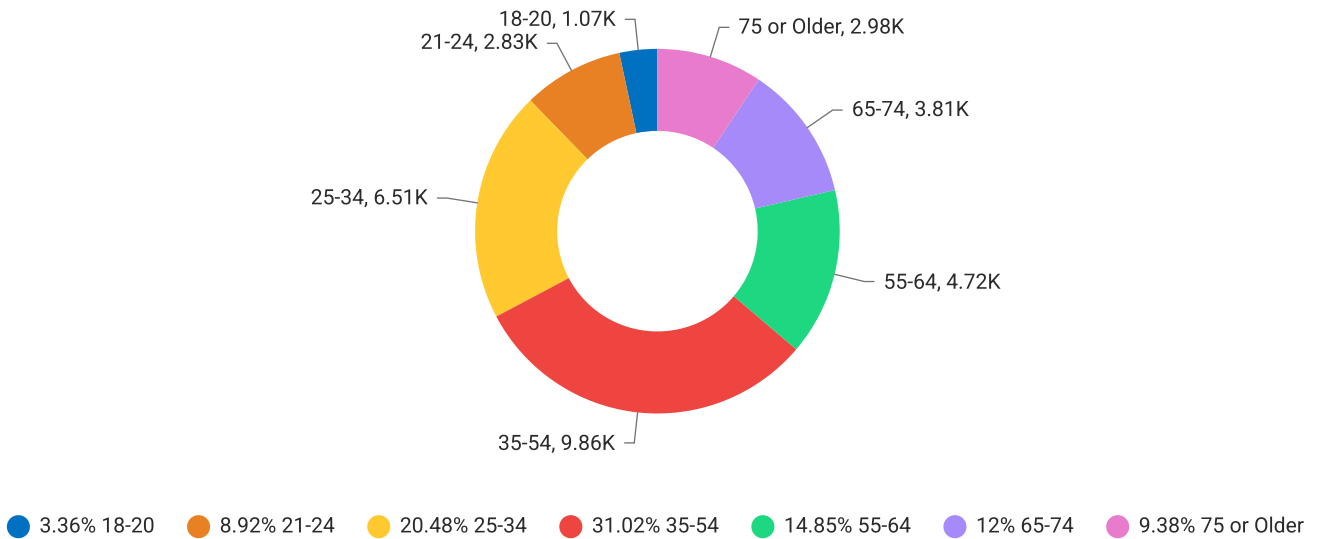


### Population of Adults by Age Group in 47905

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



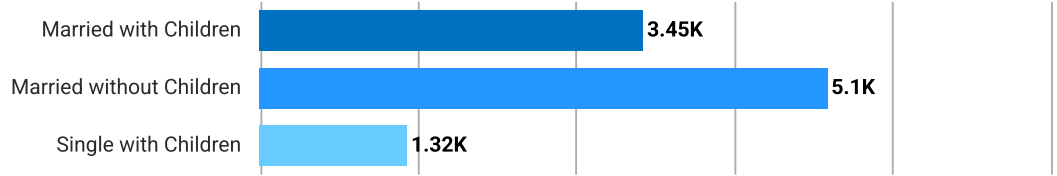


### Households With Children in 47905

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

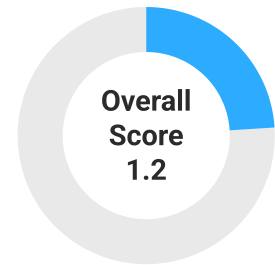


### Walkability Scores (out of 5) (out of 5)

This neighborhood or ZIP code is rated for walking access to general points of interest, reflected in the overall score, plus amenities (such as retail stores) and leisure (such as restaurants and parks). Other factors considered in the scores are street types, weather, public transportation and population density.

Source: Precisely

Update Frequency: Quarterly



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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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