ICE SiteX Report

OrderID: 95053963

SiteX Property Information Report



Subject Property Location

1106 OATES ST NE, WASHINGTON, DC 20002-3824

County:	**DISTRICT OF COLUMBIA DC**	Census Tract:	110010088.024005
Property Use:	Row house (Residential)	Zoning:	RF-1
Parcel Number:	4059 0267	Thomas Bros Pg-Grid:	1006-3H

Valuation

Value:	**$615,000**	FSD:	26
Value Range:	$455,100 - $774,900	Confidence Score:	74

County Tax & Assessment

Assessment Year:	2024	Market Value Year:	2024	Tax Rate Code Area:	
Assd Land Value:	$462,070	Market Land Value:	$462,070	Tax Year:	2024
Assd Improvement:	$250,390	Market Improvment Value:	$250,390	Total Taxable Value:	$6,056
Total Assessed Value:	$712,460	Total Assessor Market Value:	$712,460	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 0267 Block: 4059 Subdivision: TRINIDAD
Abbreviated Description: SQUARE 4059 LOT 0267 NBHD: TRINIDAD
City/Muni/Twp: WARD 005

Property Characteristics

Lot Size:	2,091 SF	Bedrooms:	3	Pool:	
Building Area:	1464 SF	Baths:	1	Fireplace:	
Year Built:	1925	Partial Baths:	1	Type Const:	
Number of Buildings:		Number of Rooms:	7	Ext Walls:	Combination
Number of Units:		Garage Type:		Heating:	Floor/Wall
Number of Stories:	2+B	Number of Cars:		A/C:	N
Style:		Basement:	Yes	Roof Cover:	Metal
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	08/15/2023	Sales Price:	N/A
Document #:	2023069918 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	08/10/2023		
Document Type:	Transfer on Death Deed		

Legal Description:
Lot: 267 Block: 4059 Map Ref: LB 77 FO 110

Mortgage Record

Recording Date:	08/30/2021	Loan Amount:	N/A
Document #:	2021116559 BK-PG -	Loan Type:	Credit Line (Revolving)
TD Due Date:	09/05/2051	Type Finance:	VAR

Legal Description:
Lot: 2067 Block: 4059

Prior Transfer

Recording Date:	08/03/2021	Sales Price:	N/A
Document #:	2021104447 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 0267 Block: 4059 Subdivision: TRINIDAD
Abbreviated Description: SQUARE 4059 LOT 0267 NBHD: TRINIDAD
City/Muni/Twp: WARD 005

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Prior Transfer

Recording Date:	08/03/2021	Sales Price:	$608,960
Document #:	2021104447 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	07/21/2021		
Document Type:	Special Warranty Deed		

Legal Description:
Lot: 0267 Block: 4059

Prior Transfer

Recording Date:	11/20/2018	Sales Price:	$536,660
Document #:	2018115943 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	11/14/2018		
Document Type:	Special Warranty Deed		

Legal Description:
Lot: 0267 Block: 4059

Prior Transfer

Recording Date:	03/23/2018	Sales Price:	N/A
Document #:	2018029735 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	03/22/2018		
Document Type:	Intra-family Transfer or Dissolution		

Legal Description:
Lot: 0267 Block: 4059

Mortgage Record

Recording Date:	12/19/2014	Loan Amount:	N/A
Document #:	BK-PG 2014-117084	Loan Type:	Balloon
TD Due Date:	06/17/2015	Type Finance:	ADJ

Legal Description:
Lot: 0267 Block: 4059

Mortgage Record

Recording Date:	07/11/2014	Loan Amount:	N/A
Document #:	BK-PG 2014-62274	Loan Type:	New Conventional
TD Due Date:	07/01/2044	Type Finance:	FIX

Legal Description:
Lot: 0267 Block: 4059

Prior Transfer

Recording Date:	11/21/2013	Sales Price:	N/A
Document #:	2013130520 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	10/21/2013		
Document Type:	Quit Claim Deed		

Legal Description:
Lot: 0267 Block: 4059
Abbreviated Description: BLOCK:4059 LOT:0267

Mortgage Record

Recording Date:	11/21/2013	Loan Amount:	N/A
Document #:	BK-PG 2013-130522	Loan Type:	Future Advance Clause/Open End Mortgage
TD Due Date:		Type Finance:	FIX

Legal Description:
Lot: 0267 Block: 4059

Area Sales Analysis

Total Area Sales	$9,060,255	Median # of Bedrooms	3
Median Lot Size	1,923 SF	Median # of Baths	2
Median Living Area	1,400 SF	Median Year Built	1922
Price Range - 2 Yrs	$140,000 to $935,000	Age Range	48 years to 120 years
Median Value	$711,000	Median Age	103 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.18Mi.	**1625 11TH PL NE** **WASHINGTON, DC 20002-2303**	05/20/2025	$440,000	$314	1400	6/3/2	1977	1,290 SF	
		APN: 4054 0105 Document #: 2025049547 Document Type: Deed Price Code: D Land Use: Row house (Residential) Legal: Lot: 105 Block: 4054 MapRef: LB 167 FO 70 Abbreviated Description: Lot:105 Block:4054 Map Ref:LB 167 FO 70								
2	.01Mi.	**1114 OATES ST NE** **WASHINGTON, DC 20002-3824**	05/05/2025	$440,000	$313	1404	7/3/2	1925	1,296 SF	
		APN: 4059 0263 Document #: 2025043821 Document Type: Deed Price Code: D Land Use: Row house (Residential) Legal: Lot: 263 Block: 4059 Subdivision: CLARENCE H SMALLS SUBDIVISION MapRef: LB 77 FO 110 Abbreviated Description: Lot:263 Block:4059 Subdivision:CLARENCE H SMALLS SUBDIVISION Map Ref:LB 77 FO 110								
3	.03Mi.	**1119 OWEN PL NE** **WASHINGTON, DC 20002-2609**	04/17/2025	$700,000	$598	1170	8/4/3	1925	1,152 SF	
		APN: 4059 0190 Document #: 2025038262 Document Type: Deed Price Code: D Land Use: Row house (Residential) Legal: Lot: 190 Block: 4059 Subdivision: ETHEL M RUTTYS SUBDIVISION MapRef: LB 72 FO 49 Abbreviated Description: Lot:190 Block:4059 Subdivision:ETHEL M RUTTYS SUBDIVISION Map Ref:LB 72 FO 49								
4	.14Mi.	**1148 MORSE ST NE** **WASHINGTON, DC 20002-3806**	04/15/2025	$731,000	$422	1732	7/3/2	1909	2,499 SF	
		APN: 4065 0066 Document #: 2025037271 Document Type: Deed Price Code: D Land Use: Row house (Residential)								

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Legal: Lot: 66 Block: 4065 Subdivision: JAMES E KELLEYS SUBDIVISION MapRef: LB 23 FO 132 Abbreviated Description: Lot:66 Block:4065 Subdivision:JAMES E KELLEYS SUBDIVISION Map Ref:LB 23 FO 132

5	.14Mi.	**1136 MORSE ST NE** **WASHINGTON, DC 20002-3806**	04/09/2025	$745,000	$528	1410	8/3/3	1909	1,923 SF

APN: 4065 0055 Document #: 2025035254
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 55 Block: 4065 Subdivision: CHARLES H DAVIDSON SUBDIVISION MapRef: LB 23 FO 118 Abbreviated Description: Lot:55 Block:4065 Subdivision:CHARLES H DAVIDSON SUBDIVISION Map Ref:LB 23 FO 118

6	.05Mi.	**1143 OATES ST NE** **WASHINGTON, DC 20002-3823**	03/12/2025	$935,000	$799	1170	6/4/3	1927	2,400 SF

APN: 4064 0116 Document #: 2025024899
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 116 Block: 4064 Subdivision: ETHEL M RUTTYS SUBDIVISION MapRef: LB 80 FO 104 Abbreviated Description: Lot:116 Block:4064 Subdivision:ETHEL M RUTTYS SUBDIVISION Map Ref:LB 80 FO 104

7	.18Mi.	**1115 MORSE ST NE** **WASHINGTON, DC 20002-3805**	02/12/2025	$140,000	$108	1292	6/3/3	1925	2,795 SF

APN: 4070 0135 Document #: 2025015363
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 135 Block: 2 Subdivision: ALLEN C CLARKS SUBDIVISION MapRef: LB 58 FO 198 Abbreviated Description: Lot:135 Block:2 Subdivision:ALLEN C CLARKS SUBDIVISION Map Ref:LB 58 FO 198

8	.06Mi.	**1122 NEAL ST NE** **WASHINGTON, DC 20002-3822**	11/19/2024	$280,000	$206	1358	8/2/2	1925	2,418 SF

APN: 4064 0063 Document #: 2024108573
Document Type: Special Warranty Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 63 Block: 6 Subdivision: ETHEL M RUTTYS SUBDIVISION MapRef: LB 76 FO 64 Abbreviated Description: Lot:63 Block:6 Subdivision:ETHEL M RUTTYS SUBDIVISION Map Ref:LB 76 FO 64

9	.16Mi.	**1610 MONTELLO AVE NE** **WASHINGTON, DC 20002-2702**	11/18/2024	$719,900	$483	1488	6/3/3	1905	1,408 SF

APN: 4058 0802 Document #: 2024108518
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 12 Block: 10 Subdivision: TRINIDAD MapRef: LB 7 FO 74 Abbreviated Description: Block:10 Subdivision:TRINIDAD Map Ref:LB 7 FO 74Abbreviated Description:NORTH16FT LOT12

10	.14Mi.	**1140 MORSE ST NE** **WASHINGTON, DC 20002-3806**	11/06/2024	$711,000	$477	1488	6/3/2	1909	1,923 SF

APN: 4065 0053 Document #: 2024104394
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 53 Block: 3 Subdivision: CHARLES H DAVIDSONS SUBDIVISION MapRef: LB 23 FO 118 Abbreviated Description: Lot:53 Block:3 Subdivision:CHARLES H DAVIDSONS SUBDIVISION Map Ref:LB 23 FO 118

11	.08Mi.	**1414 MONTELLO AVE NE** **WASHINGTON, DC 20002-2804**	11/01/2024	$808,856	$568	1422	8/4/3	1905	1,530 SF

APN: 4059 0277 Document #: 2024102966
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 277 Block: 4059 MapRef: LB 209 FO 152 Abbreviated Description: Lot:277 Block:4059 Map Ref:LB 209 FO 152

12	.19Mi.	**1236 NEAL ST NE** **WASHINGTON, DC 20002-3810**	10/18/2024	$807,000	$588	1372	8/4/3	1922	2,501 SF

APN: 4063 0075 Document #: 2024098225
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 75 Block: 4063 Subdivision: TRINIDAD MapRef: LB 68 FO 170 Abbreviated Description: Lot:75 Block:4063 Subdivision:TRINIDAD Map Ref:LB 68 FO 170

13	.14Mi.	**1126 MORSE ST NE** **WASHINGTON, DC 20002-3806**	10/08/2024	$200,000	$164	1216	6/3/1	1909	1,923 SF

APN: 4065 0060 Document #: 2024094865
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 60 Block: 4065 Subdivision: CHARLES H DAVIDSONS SUBDIVISION MapRef: LB 23 FO 118 Abbreviated Description: Lot:60 Block:4065 Subdivision:CHARLES H DAVIDSONS SUBDIVISION Map Ref:LB 23 FO 118

14	.03Mi.	**1123 OWEN PL NE** **WASHINGTON, DC 20002-2609**	09/18/2024	$801,499	$685	1170	6/3/1	1925	1,152 SF

APN: 4059 0192 Document #: 2024088003
Document Type: Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 192 Block: 4059 Subdivision: M RUTTYS SUBDIVISION MapRef: LB 72 FO 49 Abbreviated Description: Lot:192 Block:4059 Subdivision:M RUTTYS SUBDIVISION Map Ref:LB 72 FO 49

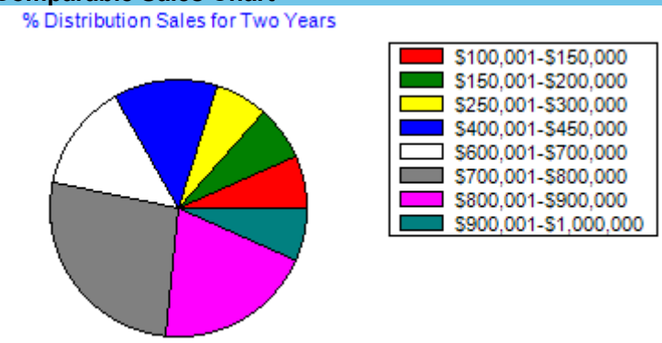
15	.14Mi.	**1154 MORSE ST NE** **WASHINGTON, DC 20002-3806**	08/22/2024	$601,000	$332	1808	7/3/1	1909	2,878 SF

APN: 4065 0814 Document #: 2024078485
Document Type: Special Warranty Deed Price Code: D
Land Use: Row house (Residential)
Legal: Lot: 49 Block: 3 Subdivision: KELLEYS SUB DIVISION MapRef: LB 17 FO 30 Abbreviated Description: Block:3 Subdivision:KELLEYS SUB DIVISION Map Ref:LB 17 FO 30Abbreviated Description:PORTION LOT49

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Comparable Sales Chart



The Subject Property Information report will provide all the information available to us from public records for the address listed above. In addition to any recent sales data and mortgage information, it will include, where available, the physical characteristics of the property.

Information regarding the physical characteristics of a given property, such as living area, year built, bedrooms baths,etc... and previous sales information are obtained from public record and reported as is. As such, they will vary in content and completeness from county to county and state to state.

Further, such information has not been verified by this service through site inspection and may be subject to errors due to building additions or deletions or any other changes as well as inaccurate reporting by previous owners, agents or the public agency.

Assessment Cluster

The following are the Tax Assessment for the 15 closest residential properties to the identified subject. The assessed value for each identified property may or may not be representative of the market value, or have the same tax ratios subject to local tax law.

Proxim.	Address	Last Transaction Date	Assessor Market Values	Assessed Values	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
0Mi.	**1106 OATES ST NE**	**08/03/2021**	$712,460	$712,460	1,464	7/3/1	1925	2,091 SF	
0Mi.	**1108 OATES ST NE**	**10/24/2005**	$731,330	$731,330	1,404	8/2/2	1927	1,296 SF	
.01Mi.	**1110 OATES ST NE**	**06/16/2023**	$874,350	$874,350	1,404	7/4/3	1925	1,296 SF	
.01Mi.	**1112 OATES ST NE**	**07/12/2024**	$950,560	$950,560	1,440	10/3/3	1925	1,296 SF	
.01Mi.	**1405 W VIRGINIA AVE NE**		$675,180	$675,180	1,368	7/4/1	1925	1,530 SF	
.01Mi.	**1403 W VIRGINIA AVE NE**	**12/20/2022**	$677,230	$677,230	1,368	6/3/2	1925	1,530 SF	
.01Mi.	**1114 OATES ST NE**	**11/18/2014**	$635,550	$635,550	1,404	7/3/2	1925	1,296 SF	
.02Mi.	**1409 W VIRGINIA AVE NE**	**07/08/2024**	$677,460	$677,460	1,368	8/4/2	1905	1,530 SF	
.02Mi.	**1401 W VIRGINIA AVE NE**	**05/17/2021**	$717,390	$717,390	1,428	6/4/1	1925	1,991 SF	
.02Mi.	**1411 W VIRGINIA AVE NE**	**09/07/2021**	$659,960	$659,960	1,368	7/2/1	1925	1,530 SF	
.02Mi.	**1107 OWEN PL NE**	**10/08/2020**	$730,810	$730,810	1,170	6/3/3	1925	1,490 SF	
.02Mi.	**1109 OWEN PL NE**	**10/28/2020**	$846,900	$846,900	1,170	8/4/3	1925	1,152 SF	
.02Mi.	**1116 OATES ST NE**	**04/12/2024**	$649,790	$649,790	1,404	7/3/1	1925	1,296 SF	
.02Mi.	**1111 OWEN PL NE**	**03/19/2020**	$815,070	$815,070	1,170	10/4/3	1925	1,152 SF	
.02Mi.	**1413 W VIRGINIA AVE NE**	**04/18/2022**	$865,930	$865,930	1,368	6/4/2	1925	1,493 SF	
.02Mi.	**1113 OWEN PL NE**	**06/26/2024**	$822,670	$822,670	1,170	10/4/3	1925	1,152 SF	

Rent vs. Own

Households Occupied by Renters:	52%	Households Occupied by Owners:	34%

Demographics & Income

Median Age:	34.2 years old	Households:	32,779
Median Household Income:	$119,022	Households w/Family:	38%
Household Income Per Capita:	$74,960	Households w/Family Married:	27%
Most Common Education Level:	Graduate Degree	Households w/Family Children:	17%

School District

School District Zone:	District of Columbia Public Schools	Students:	49,896
Number of Schools:	115	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.24Mi.	**Dunbar High School** Number of Students: 666 Student-Teacher Ratio: 15.86	C	Public	9 - 12
0.17Mi.	**Wheatley Education Campus** Number of Students: 302 Student-Teacher Ratio: 8.79	D	Public	EE - 8

Flood Report

The Subject Property of **1106 OATES ST NE, WASHINGTON, DC 20002-3824** is in **Zone X** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA THAT IS DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.
The flood information contained in this report was obtained from maps provided by the Federal Emergency Management Agency (FEMA). Whenever possible we will report if the subject property is inside or outside of a 100 year Flood Hazard Area. These areas are defined as areas that have a one percent (1%) chance in any given year of being affected by a significant flood.

The flood information contained in this report is merely a preliminary review intended to provide the buyer, seller or agent guidance and general proximity of the subject property in relation to the 100 years flood hazard area. The buyer should obtain exact specific information from the seller or agent prior to finalizing his decision regarding the purchase of a given property.

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Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	118%	HIGHER
BURGLARY	88%	LOWER
MOTOR VEHICLE THEFT	129%	HIGHER
FORCIBLE ROBBERY	76%	NOTABLY LOWER
AGGRAVATED ASSAULT	122%	HIGHER
FORCIBLE RAPE	82%	LOWER
MURDER	117%	HIGHER
OVERALL	113%	HIGHER

Disaster Alerts

No alerts noted

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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