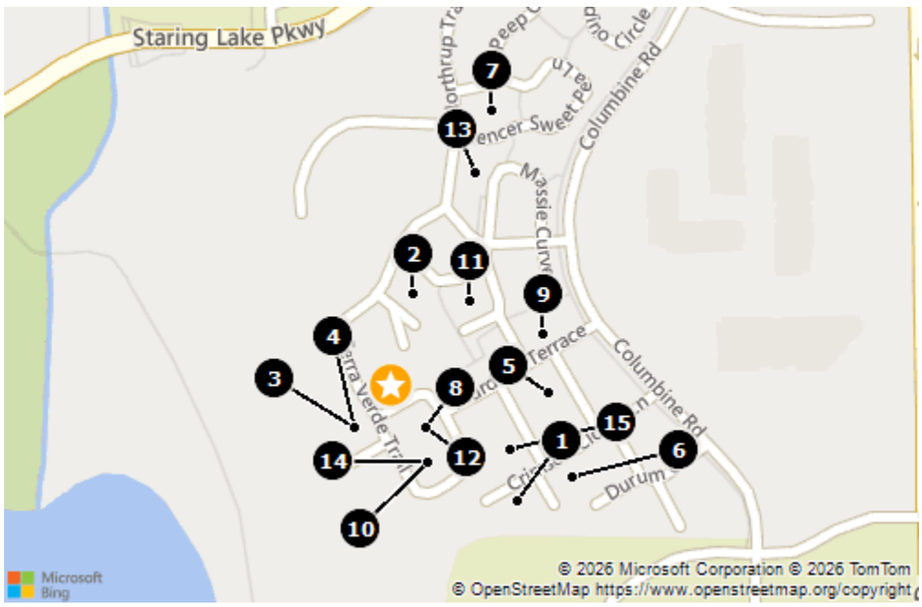
ICE SiteX Report

OrderID: 98722776

SiteX Property Information Report



Subject Property Location

13188 MURDOCK TER, EDEN PRAIRIE, MN 55347-5258

County:	**HENNEPIN MN**	Census Tract:	270530260.232008
Property Use:	Condominium Unit (Residential)	Zoning:	
Parcel Number:	22-116-22-42-0095	Thomas Bros Pg-Grid:	

Valuation

Value:	**$217,000**	FSD:	7	Common Confidence Score:	78
Value Range:	$201,810 - $232,190	ICE Confidence Score:	93		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$52,500	Market Land Value:	$52,500	Tax Year:	2026
Assd Improvement:	$157,000	Market Improvment Value:	$157,000	Total Taxable Value:	$2,328
Total Assessed Value:	$209,500	Total Assessor Market Value:	$209,500	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

District: 61 Subdivision: CIC NO 0798 STARING LAKE VILLAGE HOME Legal Unit: 175 Map Ref: MB:06115 Sec/Twnship/Range: SEC 22 QTR 42 TWN 116 RNG 22

Abbreviated Description: CIC NO 0798 STARING LAKE VILLAGE HOME UNIT NO 175 IRREGULAR

City/Muni/Twp: EDEN PRAIRIE

Property Characteristics

Lot Size:		Bedrooms:	2	Pool:	
Building Area:	1000 SF	Baths:	1	Fireplace:	
Year Built:	1997	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	4	Ext Walls:	
Number of Units:	1	Garage Type:	Tuckunder	Heating:	Floor/Wall
Number of Stories:	1	Number of Cars:		A/C:	K
Style:		Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	09/30/2026	Sales Price:	$223,000
Document #:	T6228396 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	02/06/2024	Sales Price:	$223,000
Document #:	T6058888 BK-PG -	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	01/29/2024		
Document Type:			

Legal Description:

Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 175

Prior Transfer

Recording Date:	01/00/2024	Sales Price:	$223,000
Document #:	BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

District: 61 Subdivision: CIC NO 0798 STARING LAKE VILLAGE HOME Legal Unit: 175 Map Ref: MB:06115 Sec/Twnship/Range: SEC 22 QTR 42 TWN 116 RNG 22

Abbreviated Description: CIC NO 0798 STARING LAKE VILLAGE HOME UNIT NO 175 IRREGULAR

City/Muni/Twp: EDEN PRAIRIE

ICE SiteX Report

OrderID: 98722776

Prior Transfer

Recording Date:	11/08/2021	Sales Price:	$185,000
Document #:	T05894914 BK-PG -	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	10/28/2021		
Document Type:			

Legal Description:
Subdivision: CIC NO 798 Legal Unit: 175
Abbreviated Description: CONDO NAME: STARING LAKE VILLAGE HOMES

Prior Transfer

Recording Date:	02/13/2017	Sales Price:	$137,300
Document #:	T05422422 BK-PG -	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	02/02/2017		
Document Type:			

Legal Description:
Subdivision: STARING LAKE VILLAGE HOME Legal Unit: 175-

Prior Transfer

Recording Date:	08/05/2004	Sales Price:	$152,900
Document #:	865382 BK-PG -	Type of Sale:	Verified Sale Price
Contract Date:	07/02/2004		
Document Type:			

Legal Description:
Abbreviated Description: UNIT #175 CIC #798

Prior Transfer

Recording Date:	04/14/2000	Sales Price:	$105,000
Document #:	732097 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	03/30/2000		
Document Type:			

Legal Description:
Subdivision: CIC #798 STARING LAKE VILLAGE HOMES Legal Unit: 175

Prior Transfer

Recording Date:	06/02/1998	Sales Price:	$87,785
Document #:	668463 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	04/30/1998		
Document Type:			

Legal Description:
Subdivision: CIC #798 STARING LAKE VILLAGE HOMES Legal Unit: 175

Area Sales Analysis

Total Area Sales	$3,346,300	Median # of Bedrooms	2
Median Lot Size	SF	Median # of Baths	2
Median Living Area	940 SF	Median Year Built	1997
Price Range - 2 Yrs	$190,000 to $295,900	Age Range	29 years to 30 years
Median Value	$208,000	Median Age	29 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.1Mi.	**13093 CRIMSON CLOVER LN EDEN PRAIRIE, MN 55347-5260**	10/12/2026	$218,900	$232	940	5/2/2	1997	SF	
		APN: 22-116-22-41-0120 Document #: T6230379 Document Type: Price Code: R Land Use: Condominium Unit (Residential) Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 61 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:61 Abbreviated Description:CIC NO 798								
2	.05Mi.	**13229 BUSH LN EDEN PRAIRIE, MN 55347-2195**	08/18/2026	$295,900	$234	1260	5/2/2	1996	SF	
		APN: 22-116-22-42-0053 Document #: T6219931 Document Type: Price Code: R Land Use: Condominium Unit (Residential) Legal: Subdivision: STARING LAKE COURTHOMES Legal Unit: 17 Abbreviated Description: Subdivision:STARING LAKE COURTHOMES Legal Unit:17 Abbreviated Description:CIC NO 799								
3	.03Mi.	**9084 TERRA VERDE TRL EDEN PRAIRIE, MN 55347-5254**	08/03/2026	$202,000	$214	940	5/2/2	1997	SF	
		APN: 22-116-22-42-0124 Document #: T6217011 Document Type: Price Code: R Land Use: Condominium Unit (Residential) Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 168 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:168 Abbreviated Description:COMMON INTEREST COMMUNITY NO 798								
4	.03Mi.	**9062 TERRA VERDE TRL EDEN PRAIRIE, MN 55347-2199**	07/23/2026	$204,000	$217	940	5/2/2	1997	SF	
		APN: 22-116-22-42-0113 Document #: T6215649 Document Type: Price Code: R Land Use: Condominium Unit (Residential) Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 157 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:157 Abbreviated Description:CIC NO 798								
5	.09Mi.	**9060 SCARLET GLOBE DR EDEN PRAIRIE, MN 55347-5266**	06/23/2026	$200,100	$223	896	4/2/2	1997	SF	
		APN: 22-116-22-41-0065 Document #: T6209018 Document Type: Price Code: R Land Use: Condominium Unit (Residential) Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 114 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:114 Abbreviated Description:CIC NO 798								
6	.12Mi.	**13049 CRIMSON CLOVER LN EDEN PRAIRIE, MN 55347-5272**	04/30/2026	$208,000	$232	896	4/2/2	1997	SF	
		APN: 22-116-22-41-0112 Document #: T6198676 Document Type: Price Code: R Land Use: Condominium Unit (Residential)								

ICE SiteX Report

OrderID: 98722776

Legal: Subdivision: STARING LAKE VILLAGE HOME Legal Unit: 53 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOME Legal Unit:53 Abbreviated Description:CIC NO 798

7	.17Mi.	**8909 PEEP O DAY TRL** **EDEN PRAIRIE, MN 55347-2186**	04/14/2026	$280,000	$222	1260	4/2/2	1997	SF

APN: 22-116-22-13-0074 Document #: T6195450
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE COURTHOMES Legal Unit: 68 Abbreviated Description: Subdivision:STARING LAKE COURTHOMES Legal Unit:68 Abbreviated Description:CIC NO 799

8	.03Mi.	**13179 MURDOCK TER** **EDEN PRAIRIE, MN 55347-5258**	04/03/2026	$212,000	$212	1000	4/2/1	1997	SF

APN: 22-116-22-42-0143 Document #: T6193690
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARLING LAKE VILLAGE HOMES Legal Unit: 187 Abbreviated Description: Subdivision:STARLING LAKE VILLAGE HOMES Legal Unit:187

9	.09Mi.	**13098 MURDOCK TER** **EDEN PRAIRIE, MN 55347-5264**	02/18/2026	$208,000	$232	896	4/2/1	1996	SF

APN: 22-116-22-41-0021 Document #: T6186121
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 210 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:210

10	.05Mi.	**9101 TERRA VERDE TRL** **EDEN PRAIRIE, MN 55347-5255**	01/20/2026	$190,000	$212	896	4/2/2	1997	SF

APN: 22-116-22-42-0128 Document #: T6181337
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 136 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:136 Abbreviated Description:CIC NO 798

11	.07Mi.	**13207 BUSH LN** **EDEN PRAIRIE, MN 55347-2194**	01/14/2026	$242,500	$223	1086	5/2/2	1996	SF

APN: 22-116-22-42-0047 Document #: T6180841
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE COURTHOMES Legal Unit: 11 Abbreviated Description: Subdivision:STARING LAKE COURTHOMES Legal Unit:11 Abbreviated Description:CIC NO 799

12	.03Mi.	**13171 MURDOCK TER** **EDEN PRAIRIE, MN 55347-5257**	12/23/2025	$208,000	$232	896	4/2/2	1997	SF

APN: 22-116-22-42-0139 Document #: T6177414
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE VILLAGE HOME Legal Unit: 183 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOME Legal Unit:183 Abbreviated Description:CIC NO 798

13	.13Mi.	**8990 SCARLET GLOBE DR** **EDEN PRAIRIE, MN 55347-2190**	12/22/2025	$267,000	$211	1260	5/2/2	1996	SF

APN: 22-116-22-13-0063 Document #: T6177190
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE COURTHOMES Legal Unit: 49 Abbreviated Description: Subdivision:STARING LAKE COURTHOMES Legal Unit:49 Abbreviated Description:CIC NO 799

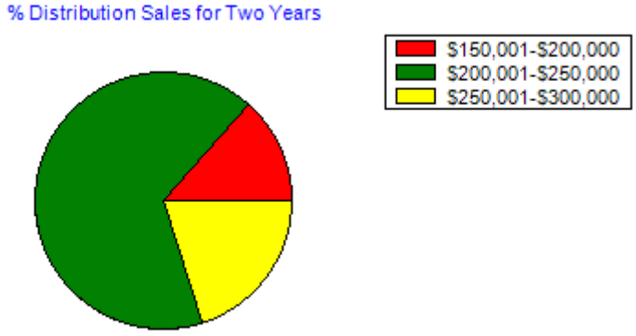
14	.05Mi.	**9111 TERRA VERDE TRL** **EDEN PRAIRIE, MN 55347-5255**	12/11/2025	$190,000	$212	896	4/2/2	1997	SF

APN: 22-116-22-42-0133 Document #: T6174993
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 141 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:141

15	.08Mi.	**13066 CRIMSON CLOVER LN** **EDEN PRAIRIE, MN 55347-5275**	08/19/2025	$219,900	$245	896	4/2/2	1996	SF

APN: 22-116-22-41-0046 Document #: T6153222
Document Type: Price Code: R
Land Use: Condominium Unit (Residential)
Legal: Subdivision: STARING LAKE VILLAGE HOMES Legal Unit: 83 Abbreviated Description: Subdivision:STARING LAKE VILLAGE HOMES Legal Unit:83 Abbreviated Description:CIC NO 798

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.

ICE SiteX Report

OrderID: 98722776

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.	**13188 MURDOCK TER**	**01/00/2024**	$209,500	$209,500	1,000	4/2/1	1997		
0Mi.	**9061 TERRA VERDE TRL**	**09/00/2014**	$210,100	$210,100	896	4/2/2	1997		
0Mi.	**13182 MURDOCK TER**	**07/00/2001**	$208,700	$208,700	896	4/2/2	1997		
0Mi.	**9063 TERRA VERDE TRL**	**05/00/2005**	$208,700	$208,700	896	4/2/2	1997		
0Mi.	**13186 MURDOCK TER**	**07/00/2016**	$210,100	$210,100	896	4/2/2	1997		
0Mi.	**13178 MURDOCK TER**	**06/00/2018**	$210,100	$210,100	896	4/2/2	1997		
0Mi.	**9059 TERRA VERDE TRL**	**10/00/2019**	$220,000	$220,000	940	5/2/2	1997		
0Mi.	**13184 MURDOCK TER**	**11/00/2019**	$208,700	$208,700	896	4/2/2	1997		
0Mi.	**9065 TERRA VERDE TRL**	**06/00/2020**	$208,700	$208,700	896	4/2/2	1997		
0Mi.	**13176 MURDOCK TER**	**04/00/2021**	$221,500	$221,500	940	5/2/2	1997		
0Mi.	**13190 MURDOCK TER**	**06/00/2019**	$216,000	$216,000	945	5/2/1	1996		
0Mi.	**13180 MURDOCK TER**	**06/00/2024**	$210,100	$210,100	896	4/2/2	1997		
.03Mi.	**9035 TERRA VERDE TRL**	**03/00/2001**	$225,500	$225,500	1,086	5/2/1	1996		
.03Mi.	**9049 TERRA VERDE TRL**	**11/00/2000**	$262,600	$262,600	1,338	4/2/2	1996		
.03Mi.	**9031 TERRA VERDE TRL**	**06/00/2012**	$260,700	$260,700	1,260	5/2/2	1996		
.03Mi.	**9047 TERRA VERDE TRL**	**05/00/2016**	$226,800	$226,800	1,086	5/2/2	1996		

Rent vs. Own

Households Occupied by Renters:	10%	Households Occupied by Owners:	86%

Demographics & Income

Median Age:	42.3 years old	Households:	11,463
Median Household Income:	$155,235	Households w/Family:	74%
Household Income Per Capita:	$71,810	Households w/Family Married:	66%
Most Common Education Level:	Bachelor's Degree	Households w/Family Children:	37%

School District

School District Zone:	Eden Prairie Public School District	Students:	9,292
Number of Schools:	12	Rating:	A+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
3.21Mi.	**Eden Prairie High School** Number of Students: 2,844 Student-Teacher Ratio: 18.2 Advanced Placement: Yes	A-	Public	9 - 12
1.97Mi.	**Central Middle School** Number of Students: 1,860 Student-Teacher Ratio: 15.41	A-	Public	6 - 8
0.34Mi.	**Oak Point Elementary School** Number of Students: 684 Student-Teacher Ratio: 13.05	A+	Public	PK - 5

Flood Report

The Subject Property of **13188 MURDOCK TER, EDEN PRAIRIE, MN 55347-5258** 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.

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	60%	NOTABLY LOWER
BURGLARY	35%	SIGNIFICANTLY LOWER
MOTOR VEHICLE THEFT	39%	SIGNIFICANTLY LOWER
FORCIBLE ROBBERY	61%	NOTABLY LOWER
AGGRAVATED ASSAULT	14%	SIGNIFICANTLY LOWER
FORCIBLE RAPE	40%	SIGNIFICANTLY LOWER
MURDER	37%	SIGNIFICANTLY LOWER
OVERALL	25%	SIGNIFICANTLY LOWER

Disaster Alerts

No alerts noted

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
Copyright © 2026 Onboard Informatics. Information is deemed reliable but not guaranteed.

ICE SiteX Report

OrderID: 98722776

Disclaimer: THIS REPORT IS INTENDED FOR USE BY YOU AS AN END USER SOLELY FOR YOUR INTERNAL BUSINESS PURPOSES. YOU SHALL NOT RESELL, RELICENSE, REDISTRIBUTE OR DISPLAY THIS REPORT, IN WHOLE OR IN PART, EXCEPT AS REQUIRED TO COMPLY WITH APPLICABLE LAW OR REGULATION. THIS REPORT IS PROVIDED AS-IS WITHOUT WARRANTY OF ANY KIND, EITHER EXPRESS OR IMPLIED, INCLUDING WITHOUT LIMITATION, ANY WARRANTIES OF MERCHANTABILITY, NON-INFRINGEMENT, OR FITNESS FOR A PARTICULAR PURPOSE. INTERCONTINENTAL EXCHANGE, INC. (ICE) SHALL HAVE NO LIABILITY IN CONTRACT, TORT, OR OTHERWISE ARISING OUT OF OR IN CONNECTION WITH THIS REPORT. ICE DOES NOT REPRESENT OR WARRANT THAT THE REPORT IS COMPLETE, CURRENT OR FREE FROM ERROR. THIS REPORT WAS GENERATED BY THE APPLICATION OF VARIOUS MATHEMATICAL FORMULAS TO PUBLICLY AVAILABLE AND PROPRIETARY INFORMATION AND HAS NOT BEEN INDEPENDENTLY VERIFIED BY ICE THROUGH ANY FORM OF INSPECTION OR REVIEW. THIS REPORT DOES NOT CONSTITUTE AN APPRAISAL OF ANY KIND AND SHOULD NOT BE USED IN LIEU OF AN INSPECTION OF A SUBJECT PROPERTY BY A LICENSED OR CERTIFIED APPRAISER WHERE ONE IS REQUIRED BY APPLICABLE LAW OR REGULATION. THIS REPORT CONTAINS NO REPRESENTATIONS, OPINIONS OR WARRANTIES REGARDING THE SUBJECT PROPERTY'S ACTUAL MARKETABILITY, CONDITION (STRUCTURAL OR OTHERWISE), ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS, AND ANY REFERENCE TO ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS IS FOR INFORMATIONAL PURPOSES ONLY AND SHALL BE INDEPENDENTLY VERIFIED BY THE END USER. THE INFORMATION CONTAINED HEREIN SHALL NOT BE UTILIZED: (A) TO REVIEW OR ESTABLISH A CONSUMER'S CREDIT AND/OR INSURANCE ELIGIBILITY OR FOR ANY OTHER PURPOSE THAT WOULD CAUSE THE REPORT TO CONSTITUTE A "CONSUMER REPORT" UNDER THE FAIR CREDIT REPORTING ACT, 15 U.S.C. § 1681 ET SEQ.; OR (B) IN CONNECTION WITH CERTIFICATION OR AUTHENTICATION OF REAL ESTATE OWNERSHIP AND/OR REAL ESTATE TRANSACTIONS. ADDITIONAL TERMS AND CONDITIONS SHALL APPLY PURSUANT TO THE APPLICABLE AGREEMENT.

Data deemed reliable, but not guaranteed.

Copyright © 2026 Intercontinental Exchange, Inc. All Rights Reserved.