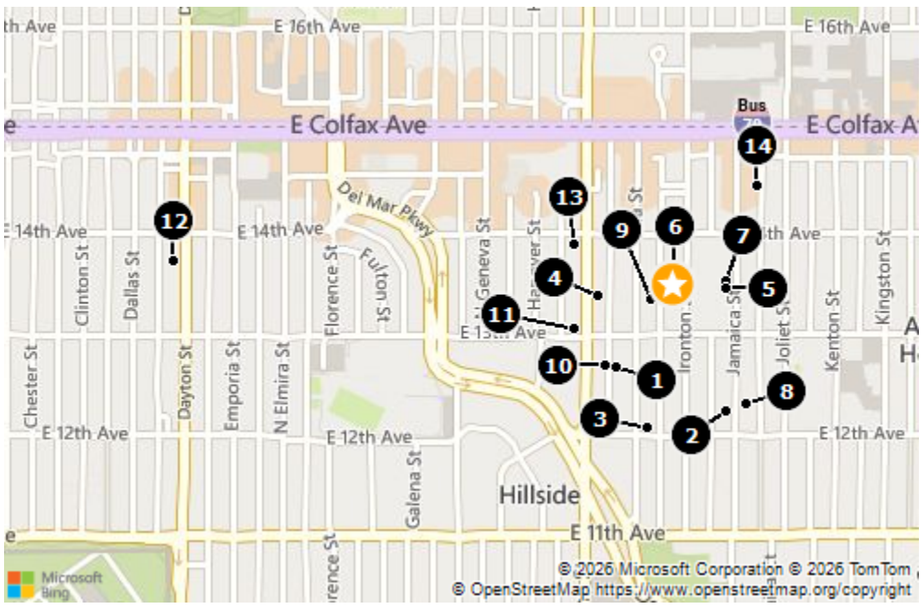
ICE SiteX Report

OrderID: 98665546

SiteX Property Information Report



Subject Property Location

1349 IRONTON ST, AURORA, CO 80010-3416

County:	**ARAPAHOE CO**	Census Tract:	080050073.024007
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	1973-02-2-10-017	Thomas Bros Pg-Grid:	

Valuation

Value:	**$391,000**	FSD:	16	Common Confidence Score:	43
Value Range:	$328,440 - $453,560	ICE Confidence Score:	84		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:		Market Land Value:	$170,000	Tax Year:	2025
Assd Improvement:		Market Improvment Value:	$269,900	Total Taxable Value:	$2,382
Total Assessed Value:	$27,494	Total Assessor Market Value:	$439,900	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 36-37 Block: 10 Subdivision: AURORA Sec/Twnship/Range: SEC 02 QTR 2 TWN 4S RNG 67W
Abbreviated Description: SUBDIVISIONCD 002350 SUBDIVISIONNAME AURORA BLOCK 010 LOT 036 LOTS 36-37 EX REAR 8 FT BLK 10 AURORA

Property Characteristics

Lot Size:	6,403 SF	Bedrooms:	2	Pool:	
Building Area:	798 SF	Baths:	2	Fireplace:	
Year Built:	1923	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:		Ext Walls:	Wood Siding
Number of Units:		Garage Type:	Detached	Heating:	Floor/Wall
Number of Stories:	1+B	Number of Cars:	1	A/C:	Central
Style:	Ranch	Basement:	Finished	Roof Cover:	Comp Shingle
		Foundation:	Concrete	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/29/2026	Sales Price:	N/A
Document #:	E6036523 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	05/28/2025	Loan Amount:	N/A
Document #:	E5036863 BK-PG -	Loan Type:	FHA
TD Due Date:	06/01/2051	Type Finance:	

Legal Description:
Lot: 36&37 Block: 10

Mortgage Record

Recording Date:	04/23/2024	Loan Amount:	N/A
Document #:	E4024101 BK-PG -	Loan Type:	FHA
TD Due Date:	06/01/2051	Type Finance:	

Legal Description:
Lot: 36,37 Block: 10 Subdivision: AURORA
City/Muni/Twp: AURORA

Mortgage Record

Recording Date:	11/14/2022	Loan Amount:	N/A
Document #:	E2111327 BK-PG -	Loan Type:	FHA

ICE SiteX Report

OrderID: 98665546

TD Due Date:	06/01/2051	Type Finance:	

Legal Description:
Lot: 36&37 Block: 10
Abbreviated Description: PORTION LOTS36&37
City/Muni/Twp: AURORA

Prior Transfer

Recording Date:	02/24/2022	Sales Price:	$218,802
Document #:	E2021505 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	08/24/2021	Sales Price:	$222,171
Document #:	E1132070 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	05/27/2021	Loan Amount:	N/A
Document #:	E1085878 BK-PG -	Loan Type:	FHA
TD Due Date:	06/01/2051	Type Finance:	

Legal Description:
Lot: 36&37 Block: 10
City/Muni/Twp: AURORA

Prior Transfer

Recording Date:	08/29/2019	Sales Price:	$225,735
Document #:	D9089022 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	08/22/2019	Loan Amount:	N/A
Document #:	D9085552 BK-PG -	Loan Type:	FHA
TD Due Date:	09/01/2049	Type Finance:	

Legal Description:
Lot: 36&37 Block: 10
Abbreviated Description: EXCEPT WLY8FT LOTS36&37
City/Muni/Twp: AURORA

Prior Transfer

Recording Date:	02/16/2018	Sales Price:	$558,500,000
Document #:	D8015619 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	01/31/2017	Sales Price:	$229,900
Document #:	D7012019 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	01/27/2017		
Document Type:			

Legal Description:
Lot: 36&37 Block: 10 Subdivision: AURORA
Abbreviated Description: PORTION LOTS 36&37

Prior Transfer

Recording Date:	01/27/2017	Sales Price:	$227,700
Document #:	D7012019 BK-PG D701 -2019	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 36-37 Block: 10 Subdivision: AURORA Sec/Twnship/Range: SEC 02 QTR 2 TWN 4S RNG 67W
Abbreviated Description: SUBDIVISIONCD 002350 SUBDIVISIONNAME AURORA BLOCK 010 LOT 036 LOTS 36-37 EX REAR 8 FT BLK 10 AURORA

Prior Transfer

Recording Date:	05/13/2016	Sales Price:	$167,000
Document #:	D6049849 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	05/10/2016		
Document Type:			

Legal Description:
Lot: 36&37 Block: 10
City/Muni/Twp: AURORA

Prior Transfer

Recording Date:	05/10/2016	Sales Price:	$166,800
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	04/13/2016	Sales Price:	N/A
Document #:	D6037184 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	04/01/2016		
Document Type:			

Legal Description:
Lot: 36&37 Block: 10
City/Muni/Twp: AURORA

ICE SiteX Report

OrderID: 98665546

Prior Transfer

Recording Date:	02/04/2015	Sales Price:	$32,000
Document #:	D5011381 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	07/15/2014	Sales Price:	N/A
Document #:	D4062797 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	07/15/2014	Sales Price:	N/A
			Multiple Parcels Involved in this transaction
Document #:	D4062544 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	06/30/2014		
Document Type:			

Legal Description:
Lot: 36&37 Block: 10
City/Muni/Twp: AURORA

Prior Transfer

Recording Date:	06/27/2013	Sales Price:	N/A
Document #:	D3080887 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	06/27/2013		
Document Type:			

Legal Description:
Lot: 36&37 Block: 10 Subdivision: AURORA

Prior Transfer

Recording Date:	11/01/2006	Sales Price:	$137,700
Document #:	B6155605 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	08/02/2006	Loan Amount:	N/A
Document #:	B6110992 BK-PG -	Loan Type:	Stand Alone Second
TD Due Date:	08/01/2036	Type Finance:	

Legal Description:
Lot: 36&37 Block: 10 Subdivision: AURORA
Abbreviated Description: LOTS36&37 EXC W8 FT

Mortgage Record

Recording Date:	08/02/2006	Loan Amount:	N/A
Document #:	B6110991 BK-PG -	Loan Type:	Unknown
TD Due Date:	08/01/2036	Type Finance:	ADJ

Legal Description:
Lot: 36&37 Block: 10 Subdivision: AURORA
Abbreviated Description: LOTS36&37 EXC W8 FT

Mortgage Record

Recording Date:	05/17/2004	Loan Amount:	N/A
Document #:	B4089681 BK-PG -	Loan Type:	Unknown
TD Due Date:	06/01/2034	Type Finance:	ADJ

Legal Description:
Lot: 36&37 Block: 10 Subdivision: AURORA
Abbreviated Description: LOTS36&37 EXC W8 FT

Mortgage Record

Recording Date:	03/28/2001	Loan Amount:	N/A
Document #:	B1044349 BK-PG -	Loan Type:	Unknown
TD Due Date:	03/01/2031	Type Finance:	

Legal Description:
Lot: 36&37 Block: 10
Abbreviated Description: EXCEPT REAR OR WLY8 FT SD LOTS
City/Muni/Twp: AURORA

Prior Transfer

Recording Date:	04/10/1998	Sales Price:	$64,000
Document #:	A8052376 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	03/25/1998		
Document Type:			

Legal Description:
Abbreviated Description: LOTS 36-37 EX REAR 8 FT BLK 10 AURORA
City/Muni/Twp: AURORA

Area Sales Analysis

Total Area Sales	$4,372,200	Median # of Bedrooms	2.5
Median Lot Size	6,425 SF	Median # of Baths	1
Median Living Area	846 SF	Median Year Built	1940
Price Range - 2 Yrs	$190,000 to $444,000	Age Range	72 years to 110 years
Median Value	$314,000	Median Age	86 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool

ICE SiteX Report

OrderID: 98665546

1	.12Mi.	**1275 IOLA ST** **AURORA, CO 80010-3407**	09/02/2026	$195,000	$158	1232	/3/1	1935	6,403 SF

APN: 1973-02-2-24-019 Document #: E6061542
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 41&42 Block: 8 Abbreviated Description: Lot:41&42 Block:8 City/Muni/Twp:AURORA City/Muni/Twp: AURORA

2	.17Mi.	**1213 JAMAICA ST** **AURORA, CO 80010-3422**	07/01/2026	$370,000	$380	973	/3/1	1950	6,011 SF

APN: 1973-02-2-22-014 Document #: E6045707
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 29&30 Block: 6 Subdivision: AURORA Abbreviated Description: Lot:29&30 Block:6 Subdivision:AURORA City/Muni/Twp:AURORA City/Muni/Twp: AURORA

3	.18Mi.	**1200 IOLA ST** **AURORA, CO 80010-3408**	05/18/2026	$444,000	$600	740	/2/2	1951	6,578 SF

APN: 1973-02-2-23-012 Document #: E6033511
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 23&24 Block: 7 Subdivision: AURORA Abbreviated Description: Lot:23&24 Block:7 Subdivision:AURORA

4	.09Mi.	**1334 HAVANA ST** **AURORA, CO 80010-3342**	04/09/2026	$238,300	$330	720	/2/1	1931	6,665 SF

APN: 1973-02-2-09-007 Document #: E6023818
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 15&16 Block: 9 Abbreviated Description: Lot:15&16 Block:9 City/Muni/Twp:AURORA City/Muni/Twp: AURORA

5	.06Mi.	**1341 JAMAICA ST** **AURORA, CO 80010-3430**	04/01/2026	$379,900	$417	909	/3/1	1952	6,273 SF

APN: 1973-02-2-11-018 Document #: E6021292
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 35&36 Block: 11 Abbreviated Description: Lot:35&36 Block:11 City/Muni/Twp:AURORA City/Muni/Twp: AURORA

6	.02Mi.	**1361 IRONTON ST** **AURORA, CO 80010-3416**	03/03/2026	$218,000	$303	719	/2/1	1948	7,449 SF

APN: 1973-02-2-10-019 Document #: E6013222
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 40-42 Block: 10 Subdivision: AURORA Abbreviated Description: Lot:40-42 Block:10 Subdivision:AURORA

7	.06Mi.	**1355 JAMAICA ST** **AURORA, CO 80010-3430**	01/30/2026	$190,000	$258	735	/2/1	1937	4,748 SF

APN: 1973-02-2-11-019 Document #: E6006079
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 37&38 Block: 11 Subdivision: AURORA Abbreviated Description: Lot:37&38 Block:11 Subdivision:AURORA Abbreviated Description:SOUTH2 LOT38

8	.18Mi.	**1224 JAMAICA ST** **AURORA, CO 80010-3423**	10/24/2025	$407,000	$349	1164	/4/2	1951	6,360 SF

APN: 1973-02-2-21-008 Document #: E5076973
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 17&18 Block: 5 Subdivision: AURORA Abbreviated Description: Lot:17&18 Block:5 Subdivision:AURORA

9	.03Mi.	**1340 IOLA ST** **AURORA, CO 80010-3410**	10/13/2025	$272,000	$435	624	/2/1	1916	4,400 SF

APN: 1973-02-2-10-007 Document #: E5073042
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 16&17 Block: 10 Subdivision: AURORA Abbreviated Description: Lot:16&17 Block:10 Subdivision:AURORA

10	.14Mi.	**1270 HAVANA ST** **AURORA, CO 80010-3340**	08/25/2025	$349,000	$446	782	/2/1	1941	6,403 SF

APN: 1973-02-2-24-004 Document #: E5060570
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 7&8 Block: 8 Subdivision: AURORA Abbreviated Description: Lot:7&8 Block:8 Subdivision:AURORA

11	.14Mi.	**1303 HAVANA ST** **AURORA, CO 80010-3341**	08/08/2025	$350,000	$276	1264	/3/2	1940	6,578 SF

APN: 1973-03-1-15-011 Document #: E5056534
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 1 Block: 1 Subdivision: HAVANA SUBDIVISION Abbreviated Description: Lot:1 Block:1 Subdivision:HAVANA SUBDIVISION

12	.07Mi.	**1375 IOLA ST** **AURORA, CO 80010-3409**	06/26/2025	$410,000	$263	1554	/4/1	1954	6,708 SF

APN: 1973-02-2-09-020 Document #: E5045914
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 43&44 Block: 9 Subdivision: AURORA Abbreviated Description: Lot:43&44 Block:9 Subdivision:AURORA

13	.14Mi.	**1395 HAVANA ST** **AURORA, CO 80010-3341**	05/22/2025	$270,000	$224	1203	/3/1	1940	8,581 SF

APN: 1973-03-1-15-022 Document #: E5035667
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 12 Block: 1 Subdivision: HAVANA SUBDIVISION Abbreviated Description: Lot:12 Block:1 Subdivision:HAVANA SUBDIVISION

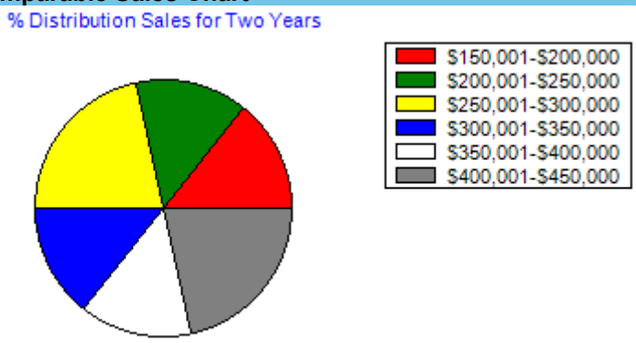
14	.16Mi.	**1446 JAMAICA ST** **AURORA, CO 80010-3433**	05/01/2025	$279,000	$444	628	/1/2	1924	6,447 SF

APN: 1973-02-2-05-005 Document #: E5030377
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 12&13 Block: 13 Subdivision: AURORA Abbreviated Description: Lot:12&13 Block:13 Subdivision:AURORA

ICE SiteX Report

OrderID: 98665546

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.	**1349 IRONTON ST**	**01/27/2017**	$439,900	$27,494	798	/2/2	1923	6,403 SF	
.01Mi.	**1351 IRONTON ST**	**07/14/2022**	$407,100	$25,444	560	/1/2	1923	6,142 SF	
.01Mi.	**1341 IRONTON ST**	**11/26/2002**	$415,700	$25,981	1,025	/3/1	1900	8,973 SF	
.02Mi.	**1361 IRONTON ST**	**01/31/2014**	$338,200	$21,138	719	/2/1	1948	7,449 SF	
.02Mi.	**1325 IRONTON ST**	**11/04/2002**	$365,200	$22,825	1,141	/3/1	1954	6,316 SF	
.03Mi.	**1356 IOLA ST**	**09/09/2022**	$372,900	$23,306	1,155	/3/1	1952	6,403 SF	
.03Mi.	**1346 IOLA ST**	**10/03/2017**	$424,500	$26,531	720	/2/2	1916	9,757 SF	
.03Mi.	**1364 IOLA ST**	**09/02/1997**	$361,100	$22,569	980	/2/2	1951	6,490 SF	
.03Mi.	**1371 IRONTON ST**	**04/03/2015**	$362,900	$22,681	1,434	//1	1949	6,708 SF	
.03Mi.	**1340 IOLA ST**	**10/07/2025**	$358,000	$22,375	624	/2/1	1916	4,400 SF	
.03Mi.	**1317 IRONTON ST**	**08/30/2017**	$357,800	$22,363	851	/3/2	1950	6,534 SF	
.04Mi.	**1372 IOLA ST**	**04/27/2018**	$375,700	$23,481	888	/3/1	1950	6,142 SF	
.04Mi.	**1350 IRONTON ST**	**09/03/2013**	$349,200	$21,825	719	/2/1	1952	6,403 SF	
.04Mi.	**1360 IRONTON ST**	**10/29/2019**	$351,200	$21,950	750	/2/1	1952	6,403 SF	
.04Mi.	**1338 IOLA ST**	**06/25/2024**	$362,900	$22,681	564	/1/1	1921	4,792 SF	
.04Mi.	**1340 IRONTON ST**	**10/14/2019**	$354,100	$22,131	1,036	/2/2	1952	6,534 SF	

Rent vs. Own

Households Occupied by Renters:	55%	Households Occupied by Owners:	39%

Demographics & Income

Median Age:	32.7 years old	Households:	15,101
Median Household Income:	$57,344	Households w/Family:	60%
Household Income Per Capita:	$26,199	Households w/Family Married:	32%
Most Common Education Level:	High School Graduate	Households w/Family Children:	38%

School District

School District Zone:	Adams-Arapahoe School District 28j	Students:	38,702
Number of Schools:	58	Rating:	C

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.75Mi.	**Aurora Central High School** Number of Students: 2,468 Student-Teacher Ratio: 17.88 Advanced Placement: Yes	B-	Public	9 - 12
0.38Mi.	**Aurora West College Preparatory Academy** Number of Students: 927 Student-Teacher Ratio: 20.15 Advanced Placement: Yes	D-	Public	6 - 8
0.22Mi.	**Kenton Elementary School** Number of Students: 583 Student-Teacher Ratio: 15.55	D-	Public	PK - 5

ICE SiteX Report

OrderID: 98665546

Flood Report

The Subject Property of **1349 IRONTON ST, AURORA, CO 80010-3416** 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	131%	NOTABLY HIGHER
BURGLARY	107%	SIMILAR
MOTOR VEHICLE THEFT	132%	NOTABLY HIGHER
FORCIBLE ROBBERY	124%	HIGHER
AGGRAVATED ASSAULT	119%	HIGHER
FORCIBLE RAPE	125%	HIGHER
MURDER	129%	HIGHER
OVERALL	132%	NOTABLY 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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