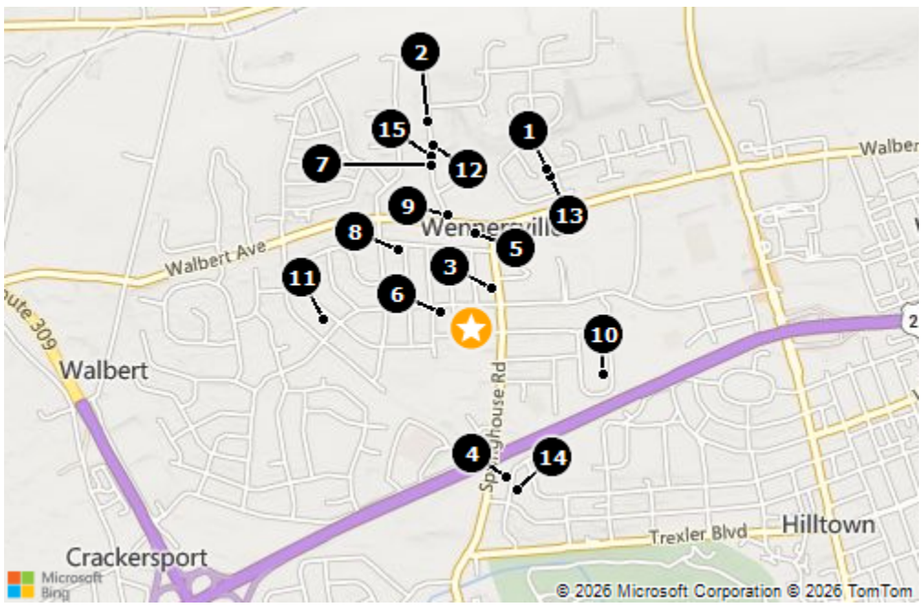
ICE SiteX Report

OrderID: 97670612

SiteX Property Information Report



Subject Property Location

1408 WHITE OAK RD, ALLENTOWN, PA 18104-2124

County:	**LEHIGH PA**	Census Tract:	420770060.022012
Property Use:	Single Family Residential	Zoning:	R-3
Parcel Number:	548702263465-1	Thomas Bros Pg-Grid:	

Valuation

Value:	**$567,000**	FSD:	11	Common Confidence Score:	59
Value Range:	$504,630 - $629,370	ICE Confidence Score:	89		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2013	Tax Rate Code Area:	
Assd Land Value:	$36,100	Market Land Value:	$36,100	Tax Year:	2026
Assd Improvement:	$264,900	Market Improvment Value:	$264,900	Total Taxable Value:	$7,609
Total Assessed Value:	$301,000	Total Assessor Market Value:	$301,000	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 4 Block: 9 District: 19 Subdivision: SPRINGHOUSE FARMS Map Ref: MAP G08SW2
Abbreviated Description: LOTS: 004
City/Muni/Twp: SOUTH WHITEHALL

Property Characteristics

Lot Size:		Bedrooms:	5	Pool:	
Building Area:	2890 SF	Baths:	3	Fireplace:	1
Year Built:	1971	Partial Baths:	1	Type Const:	
Number of Buildings:		Number of Rooms:	9	Ext Walls:	Siding (alum/vinyl)
Number of Units:	1	Garage Type:	Attached	Heating:	Central
Number of Stories:	1.5+B	Number of Cars:	2	A/C:	Central
Style:		Basement:	Full	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Mortgage Record

Recording Date:	11/13/2023	Loan Amount:	N/A
Document #:	2023027235 BK-PG -	Loan Type:	FHA
TD Due Date:	11/01/2044	Type Finance:	

Legal Description:
Lot: 1408 Subdivision: SECTION ONE SPRINGHOUSE FARMS
City/Muni/Twp: SOUTH WHITEHAL TOWNSHIP

Mortgage Record

Recording Date:	10/03/2022	Loan Amount:	N/A
Document #:	2022033734 BK-PG -	Loan Type:	FHA
TD Due Date:	06/01/2052	Type Finance:	

Legal Description:
Lot: 1408 Section: 1 Subdivision: SPRINGHOUSE FARMS

Mortgage Record

Recording Date:	08/11/2022	Loan Amount:	N/A
Document #:	2022028106 BK-PG -	Loan Type:	FHA
TD Due Date:	11/01/2044	Type Finance:	

Legal Description:
Lot: 1408 Section: 1 Subdivision: SPRINGHOUSE FARMS

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Mortgage Record

Recording Date:	12/23/2021	Loan Amount:	N/A
Document #:	2021054890 BK-PG -	Loan Type:	FHA
TD Due Date:	11/01/2044	Type Finance:	

Legal Description:
Lot: 1408 Subdivision: SECTION ONE SPRINGHOUSE FARMS
City/Muni/Twp: ALLENTOWN

Prior Transfer

Recording Date:	10/20/2014	Sales Price:	$345,000
Document #:	2014028114 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	10/16/2014		
Document Type:			

Legal Description:
Lot: 1408 Section: 1 Subdivision: WHITE OAK ROAD Map Ref: MB8 PG17

Prior Transfer

Recording Date:	10/00/2014	Sales Price:	$345,000
Document #:	2014028114 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 4 Block: 9 District: 19 Subdivision: SPRINGHOUSE FARMS Map Ref: MAP G08SW2
Abbreviated Description: LOTS: 004
City/Muni/Twp: SOUTH WHITEHALL

Prior Transfer

Recording Date:	02/00/1993	Sales Price:	$230,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Area Sales Analysis

Total Area Sales	$8,554,225	Median # of Bedrooms	4
Median Lot Size	13,200 SF	Median # of Baths	2
Median Living Area	2,572 SF	Median Year Built	1978
Price Range - 2 Yrs	$185,000 to $1,090,000	Age Range	23 years to 65 years
Median Value	$500,000	Median Age	48 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.43Mi.	**1700 BRANDYWINE RD** **ALLENTOWN, PA 18104-1704**	04/29/2026	$526,000	$186	2814	9/4/2	1978	SF	
		APN: 548714176390-1 Document #: 2026010368 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 28 Subdivision: WALBERT ESTATES MapRef: MB 1244 PG 715 Abbreviated Description: Lot:28 Subdivision:WALBERT ESTATES Map Ref:MB 1244 PG 715City/Muni/Twp:SOUTH WHITEHALL TOWNSHIP City/Muni/Twp: SOUTH WHITEHALL TOWNSHIP								
2	.53Mi.	**1768 PENNS XING** **ALLENTOWN, PA 18104-1763**	03/05/2026	$675,000	$198	3398	9/4/2	2000	20,000 SF	
		APN: 547795530592-1 Document #: 2026005422 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 11 Subdivision: WINCHESTER HEIGHTS II MapRef: MB VO PG 101 Abbreviated Description: Lot:11 Subdivision:WINCHESTER HEIGHTS II Map Ref:MB VO PG 101City/Muni/Twp:SOUTH WHITEHALL City/Muni/Twp: SOUTH WHITEHALL								
3	.11Mi.	**1450 SPRINGHOUSE RD** **ALLENTOWN, PA 18104-2218**	11/18/2025	$434,000	$180	2408	8/4/2	1968	15,288 SF	
		APN: 548703418865-1 Document #: 2025028803 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 1450 Subdivision: SPRINGHOUSE FARMS SECTION 3 MapRef: VOL 9 PG 77 Abbreviated Description: Lot:1450 Subdivision:SPRINGHOUSE FARMS SECTION 3 Map Ref:VOL 9 PG 77								
4	.37Mi.	**1128 N 38TH ST** **ALLENTOWN, PA 18104-2640**	11/04/2025	$371,000	$163	2268	9/5/2	1971	SF	
		APN: 548700773285-1 Document #: 2025027289 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 73 Subdivision: WESTWOOD HEIGHTS MapRef: VOL 5 PG 91 Abbreviated Description: Lot:73 Subdivision:WESTWOOD HEIGHTS Map Ref:VOL 5 PG 91City/Muni/Twp:SOUTH WHITEHALL City/Muni/Twp: SOUTH WHITEHALL								
5	.23Mi.	**3816 WALBERT AVE** **ALLENTOWN, PA 18104-1618**	10/21/2025	$480,000	$194	2468	10/4/2	1974	13,200 SF	
		APN: 548703286852-1 Document #: 2025025941 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 5 Subdivision: SECTION THREE SPRINGHOUSE FARMS MapRef: VOL 9 PG 77 Abbreviated Description: Lot:5 Subdivision:SECTION THREE SPRINGHOUSE FARMS Map Ref:VOL 9 PG 77City/Muni/Twp:WHITEHALL City/Muni/Twp: WHITEHALL								
6	.09Mi.	**1425 N 39TH ST** **ALLENTOWN, PA 18104-2103**	10/01/2025	$502,000	$180	2784	9/4/2	1969	11,063 SF	
		APN: 547792881485-1 Document #: 2025024128 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 1425 Subdivision: SPRINGHOUSE FARMS MapRef: VOL 8 PG 17 Abbreviated Description: Lot:1425 Subdivision:SPRINGHOUSE FARMS Map Ref:VOL 8 PG 17								
7	.41Mi.	**1704 PENNS XING** **ALLENTOWN, PA 18104-1763**	09/16/2025	$1,090,000	$246	4426	12/6/4	2001	20,000 SF	G
		APN: 547794578350-1 Document #: 2025022522 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 6 Subdivision: WINCHESTER HEIGHTS II Abbreviated Description: Lot:6 Subdivision:WINCHESTER HEIGHTS II								
8	.27Mi.	**1498 CEDARWOOD RD** **ALLENTOWN, PA 18104-2129**	09/05/2025	$500,000	$219	2276	9/3/2	1973	SF	
		APN: 547793265484-1 Document #: 2025021529								

ICE SiteX Report

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Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 1498 Subdivision: SECTION THREE SPRINGHOUSE FARMS MapRef: VOL 9 PG 77 Abbreviated Description: Lot:1498 Subdivision:SECTION THREE SPRINGHOUSE FARMS Map Ref:VOL 9 PG 77City/Muni/Twp:SOUTH WHITEHALL City/Muni/Twp: SOUTH WHITEHALL

9	.28Mi.	**1609 PENNS XING** **ALLENTOWN, PA 18104-1726**	08/12/2025	$185,000	$55	3353	11/4/3	2003	SF	G

APN: 548704001968-1 Document #: 2025019462
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ALLENTOWN City/Muni/Twp: ALLENTOWN

10	.34Mi.	**1325 DEVON CIR** **ALLENTOWN, PA 18104-2226**	08/12/2025	$500,000	$295	1691	7/3/2	1985	14,000 SF	G

APN: 548712917033-1 Document #: 2025019361
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 8 Block: C Subdivision: SPRINGHOUSE ESTATES Abbreviated Description: Lot:8 Block:C Subdivision:SPRINGHOUSE ESTATES City/Muni/Twp:SOUTH WHITEHALL TOWNSHIP City/Muni/Twp: SOUTH WHITEHALL TOWNSHIP

11	.36Mi.	**1450 COVENTRY RD** **ALLENTOWN, PA 18104-2028**	07/31/2025	$640,000	$248	2572	9/4/4	1974	13,500 SF	

APN: 547782371226-1 Document #: 2025018245
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 1450 Subdivision: SECTION FOURSPRINGHOUSE FARMS MapRef: VOL 11 PG 73 Abbreviated Description: Lot:1450 Subdivision:SECTION FOURSPRINGHOUSE FARMS Map Ref:VOL 11 PG 73City/Muni/Twp:SOUTH WHITEHALL City/Muni/Twp: SOUTH WHITEHALL

12	.46Mi.	**1731 PENNS XING** **ALLENTOWN, PA 18104-1764**	07/30/2025	$826,000	$193	4273	9/4/4	1992	38,125 SF	

APN: 547795803395-1 Document #: 2025018118
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 27 Subdivision: WINCHESTER HEIGHTS II MapRef: VOL 28 PG 101 Abbreviated Description: Lot:27 Subdivision:WINCHESTER HEIGHTS II Map Ref:VOL 28 PG 101City/Muni/Twp:SOUTH WHITEHALL City/Muni/Twp: SOUTH WHITEHALL

13	.42Mi.	**1644 BRANDYWINE RD** **ALLENTOWN, PA 18104-1741**	07/21/2025	$485,000	$278	1743	6/3/2	1978	SF	

APN: 548714260593-1 Document #: 2025017219
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 27 Subdivision: WALBERT ESTATES Abbreviated Description: Lot:27 Subdivision:WALBERT ESTATES

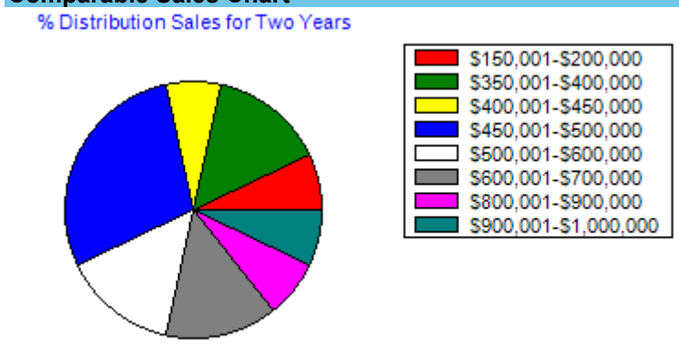
14	.41Mi.	**1115 N 38TH ST** **ALLENTOWN, PA 18104-2639**	07/10/2025	$390,000	$236	1646	7/3/2	1961	9,000 SF	

APN: 548700858588-1 Document #: 2025016251
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 38 Subdivision: WESTWOOD HEIGHTS MapRef: VOL 5 PG 91 Abbreviated Description: Lot:38 Subdivision:WESTWOOD HEIGHTS Map Ref:VOL 5 PG 91City/Muni/Twp:SOUTH WHITEHALL City/Muni/Twp: SOUTH WHITEHALL

15	.44Mi.	**1718 PENNS XING** **ALLENTOWN, PA 18104-1763**	07/01/2025	$950,225	$262	3616	10/4/3	1993	20,000 SF	G

APN: 547794587503-1 Document #: 2025015430
Document Type: Price Code: V
Land Use: Single Family Residential
Legal: Lot: 7 Subdivision: WINCHESTER HEIGHTS II MapRef: VOL 28 PG 100 Abbreviated Description: Lot:7 Subdivision:WINCHESTER HEIGHTS II Map Ref:VOL 28 PG 100

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

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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.	**1408 WHITE OAK RD**	**10/00/2014**	$301,000	$301,000	2,890	9/5/3	1971		
.02Mi.	**1418 WHITE OAK RD**	**06/00/2020**	$185,200	$185,200	1,604	7/3/2	1970	12,446 SF	
.02Mi.	**1407 STONERIDGE RD**	**07/00/2022**	$222,600	$222,600	2,096	8/4/2	1970		
.03Mi.	**1417 STONERIDGE RD**	**05/00/2021**	$184,100	$184,100	1,548	7/3/2	1970	12,205 SF	
.03Mi.	**1409 WHITE OAK RD**	**12/00/2012**	$269,500	$269,500	2,716	9/4/2	1973		
.04Mi.	**3838 MANCHESTER RD**	**10/00/2020**	$227,800	$227,800	2,226	8/4/2	1966		
.04Mi.	**3828 MANCHESTER RD**	**02/00/1999**	$176,000	$176,000	1,557	6/3/2	1965		AboveGround
.04Mi.	**1419 WHITE OAK RD**	**06/00/2004**	$281,900	$281,900	2,772	10/4/2	1973	13,800 SF	G
.04Mi.	**1428 WHITE OAK RD**	**10/00/2004**	$208,500	$208,500	1,728	7/3/2	1970		
.05Mi.	**3848 MANCHESTER RD**	**09/00/1990**	$275,200	$275,200	2,926	9/4/2	1966		
.05Mi.	**1427 STONERIDGE RD**	**07/00/1999**	$205,500	$205,500	1,689	7/3/2	1969		
.05Mi.	**3818 MANCHESTER RD**	**10/00/1985**	$240,700	$240,700	2,074	7/3/2	1966		
.05Mi.	**1429 WHITE OAK RD**		$253,500	$253,500	2,567	8/4/3	1973		
.05Mi.	**1406 STONERIDGE RD**	**03/00/2014**	$220,000	$220,000	1,884	7/3/2	1969		
.06Mi.	**1416 STONERIDGE RD**	**07/00/2021**	$234,100	$234,100	2,525	9/4/2	1969		
.06Mi.	**1410 SPRINGHOUSE RD**	**08/00/2007**	$284,900	$284,900	2,808	10/5/3	1968		

Rent vs. Own

Households Occupied by Renters:	26%	Households Occupied by Owners:	68%

Demographics & Income

Median Age:	41.6 years old	Households:	18,912
Median Household Income:	$87,330	Households w/Family:	65%
Household Income Per Capita:	$44,358	Households w/Family Married:	51%
Most Common Education Level:	Bachelor's Degree	Households w/Family Children:	30%

School District

School District Zone:	Parkland School District	Students:	9,996
Number of Schools:	12	Rating:	A-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.96Mi.	**Parkland High School** Number of Students: 3,279 Student-Teacher Ratio: 16.22 Advanced Placement: Yes	A-	Public	9 - 12
1.13Mi.	**Parkway Manor Elementary School** Number of Students: 569 Student-Teacher Ratio: 15.89	A-	Public	KG - 5
0.31Mi.	**Springhouse Middle School** Number of Students: 1,329 Student-Teacher Ratio: 14.9	B	Public	6 - 8

Flood Report

The Subject Property of **1408 WHITE OAK RD, ALLENTOWN, PA 18104-2124** 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	103%	SIMILAR
BURGLARY	91%	LOWER
MOTOR VEHICLE THEFT	92%	SIMILAR
FORCIBLE ROBBERY	83%	LOWER
AGGRAVATED ASSAULT	104%	SIMILAR
FORCIBLE RAPE	74%	NOTABLY LOWER
MURDER	89%	LOWER
OVERALL	82%	LOWER

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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ICE SiteX Report

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