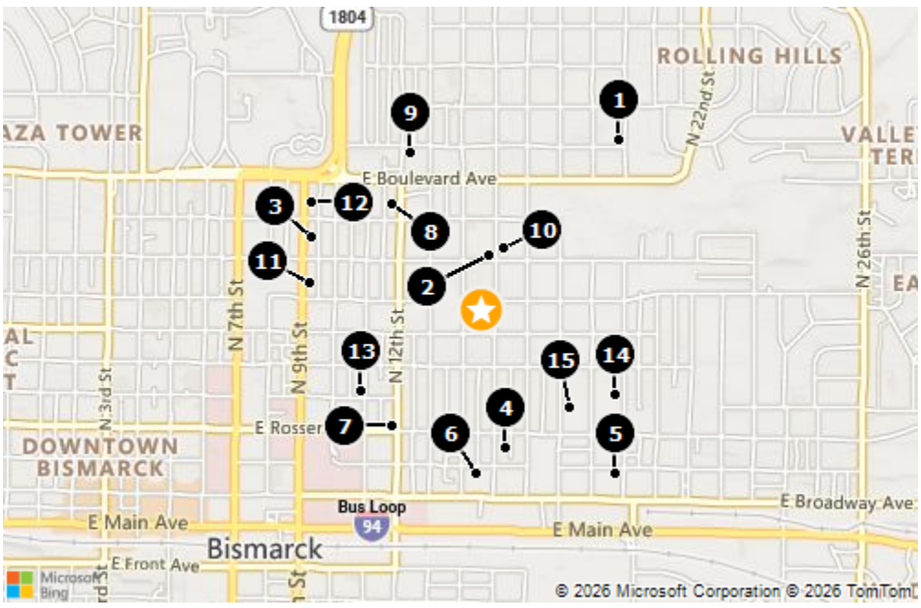
ICE SiteX Report

OrderID: 98224538

SiteX Property Information Report



Subject Property Location

1413 E AVENUE D, BISMARCK, ND 58501-4350

County:	**BURLEIGH ND**	Census Tract:	380150102.002012
Property Use:	Multi-Family Dwellings (Generic, any combination 2+)	Zoning:	R10
Parcel Number:	0050-027-001	Thomas Bros Pg-Grid:	

Valuation

Value:	**$162,000**	FSD:	18	Common Confidence Score:	39
Value Range:	$132,840 - $191,160	ICE Confidence Score:	82		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$22,000	Market Land Value:	$44,000	Tax Year:	2025
Assd Improvement:	$66,050	Market Improvment Value:	$132,100	Total Taxable Value:	$2,252
Total Assessed Value:	$88,050	Total Assessor Market Value:	$176,100	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 1-4 Block: 27 District: 010101 Subdivision: FLANNERY & WETHERBY

Abbreviated Description:	FLANNERY & WETHERBY WEST 50' OF LOTS 1-4
City/Muni/Twp:	BISMARCK

Property Characteristics

Lot Size:	5,000 SF	Bedrooms:	3	Pool:	
Building Area:	873 SF	Baths:	2	Fireplace:	
Year Built:	1920	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:	8	Ext Walls:	
Number of Units:		Garage Type:		Heating:	
Number of Stories:	1+B	Number of Cars:		A/C:	
Style:	Provencial	Basement:	Finished	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	11/19/2024	Sales Price:	N/A
Document #:	972529 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	04/12/2023	Sales Price:	$128,000
Document #:	953857 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	03/13/2023		
Document Type:			

Legal Description:

Lot: 1-4 Block: 27 Subdivision: FLANNERY AND WETHERBY ADDITION
Abbreviated Description: WEST 50 FT OF LOTS 1-4
City/Muni/Twp: BISMARK

Prior Transfer

Recording Date:	03/13/2023	Sales Price:	$128,000
Document #:	BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

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Legal Description:
Lot: 1-4 Block: 27 District: 010101 Subdivision: FLANNERY & WETHERBY
Abbreviated Description: FLANNERY & WETHERBY WEST 50' OF LOTS 1-4
City/Muni/Twp: BISMARCK

Prior Transfer

Recording Date:	12/19/2022	Sales Price:	N/A
Document #:	950969 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	11/23/2016	Sales Price:	N/A
Document #:	850195 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	11/10/2016	Sales Price:	N/A
Document #:	849596 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	10/26/2016	Sales Price:	N/A
Document #:	848793 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	10/21/2016		
Document Type:			

Legal Description:
Lot: 1-4 Block: 27 Subdivision: FLANNERY AND WETHERBY ADDITION
Abbreviated Description: WEST50FT LOTS1-4
City/Muni/Twp: BISMARCK

Mortgage Record

Recording Date:	10/20/2006	Loan Amount:	N/A
Document #:	662611 BK-PG -	Loan Type:	2nd Mortgage made to cover Down Payment
TD Due Date:	11/01/2021	Type Finance:	

Legal Description:
Lot: 1-4 Block: 27 Subdivision: FLANNERY & WETHERBY ADDITION
Abbreviated Description: WEST50FT LOTS1-4

Prior Transfer

Recording Date:	10/20/2006	Sales Price:	$90,000
Document #:	662609 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	10/18/2006		
Document Type:			

Legal Description:
Block: 27 Subdivision: FLANNERY & WETHERBY ADDITION
Abbreviated Description: WEST50FT LOT1-4
City/Muni/Twp: BISMARCK

Area Sales Analysis

Total Area Sales	$3,704,999	Median # of Bedrooms	4
Median Lot Size	7,000 SF	Median # of Baths	2
Median Living Area	1,048 SF	Median Year Built	1949
Price Range - 2 Yrs	$150,000 to $425,000	Age Range	48 years to 111 years
Median Value	$244,999	Median Age	77 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.48Mi.	**1204 N 19TH ST** **BISMARCK, ND 58501-2902**	07/27/2026	$325,000	$250	1298	9/5/2	1963	8,000 SF	
		APN: 0100-034-025 Document #: 993639 Document Type: Price Code: D Land Use: Multi-Family Dwellings (Generic, any combination 2+) Legal: Lot: 13-16 Block: 34 Subdivision: FISHER ADDITION Abbreviated Description: Lot:13-16 Block:34 Subdivision:FISHER ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK								
2	.12Mi.	**1422 E AVENUE E** **BISMARCK, ND 58501-4258**	07/20/2026	$249,900	$238	1048	7/3/2	1953	5,000 SF	
		APN: 0050-011-040 Document #: 993424 Document Type: Price Code: D Land Use: Multi-Family Dwellings (Generic, any combination 2+) Legal: Lot: 15&16 Block: 11 Subdivision: FLANNERY WETHERBY ADDITION Abbreviated Description: Lot:15&16 Block:11 Subdivision:FLANNERY WETHERBY ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK								
3	.41Mi.	**921 N 9TH ST** **BISMARCK, ND 58501-4118**	07/16/2026	$188,000	$232	807	5/2/2	1915	3,850 SF	
		APN: 0025-074-070 Document #: 993318 Document Type: Price Code: D Land Use: Multi-Family Dwellings (Generic, any combination 2+) Legal: Lot: 25&26 Block: 74 Subdivision: MCKENZIE AND COFFINS ADDITION Abbreviated Description: Lot:25&26 Block:74 Subdivision:MCKENZIE AND COFFINS ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK								
4	.31Mi.	**315 N 15TH ST** **BISMARCK, ND 58501-4637**	07/06/2026	$150,000	$157	955	9/4/2	1946	7,000 SF	
		APN: 0010-008-045 Document #: 992801 Document Type: Price Code: D Land Use: Multi-Family Dwellings (Generic, any combination 2+) Legal: Lot: 19&20 Block: 8 Subdivision: STURGIS ADDITION Abbreviated Description: Lot:19&20 Block:8 Subdivision:STURGIS ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK								
5	.47Mi.	**222 N 19TH ST**	07/02/2026	$244,999	$277	884	8/4/2	1953	7,000 SF	

ICE SiteX Report

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BISMARCK, ND 58501-4746
APN: 0105-013-001 Document #: 992695
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 1&2 Block: 13 Abbreviated Description: Lot:1&2 Block:13 City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

6	.36Mi.	**1407 E THAYER AVE**	06/17/2026	$249,900	$309	807	7/3/2	1947	6,000 SF

BISMARCK, ND 58501-4656
APN: 0010-010-060 Document #: 992037
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 22-24 Block: 10 Subdivision: STURGIS ADDITION Abbreviated Description: Lot:22-24 Block:10 Subdivision:STURGIS ADDITION Abbreviated Description:EASTFEET LOTS22&23 City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

7	.33Mi.	**402 N 12TH ST**	06/08/2026	$329,900	$175	1882	12/6/3	1951	4,500 SF

BISMARCK, ND 58501-4693
APN: 0005-136-015 Document #: 991575
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 7-9 Block: 136 Subdivision: WILLIAMS SURVEY Abbreviated Description: Lot:7-9 Block:136 Subdivision:WILLIAMS SURVEY Abbreviated Description:LOT: EAST 60 FT OF LOTS 7-9 City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

8	.31Mi.	**1012 N 12TH ST**	06/02/2026	$274,900	$227	1211	9/5/3	1949	7,000 SF

BISMARCK, ND 58501-4209
APN: 0025-097-020 Document #: 991266
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 9&10 Block: 97 Subdivision: MCKENZIE AND COFFINS ADDITION Abbreviated Description: Lot:9&10 Block:97 Subdivision:MCKENZIE AND COFFINS ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

9	.38Mi.	**1121 N 12TH ST**	06/02/2026	$229,900	$196	1168	9/4/3	1938	7,390 SF

BISMARCK, ND 58501-4216
APN: 0330-010-020 Document #: 991314
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 4 Block: 10 Subdivision: REPLAT OF CALKINS ADDITION Abbreviated Description: Lot:4 Block:10 Subdivision:REPLAT OF CALKINS ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

10	.15Mi.	**911 N 15TH ST**	05/15/2026	$265,000	$290	912	10/5/2	1949	7,500 SF

BISMARCK, ND 58501-4248
APN: 0050-012-060 Document #: 990657
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 21&22 Block: 12 Subdivision: FLANNERY AND WETHERBY ADDITION Abbreviated Description: Lot:21&22 Block:12 Subdivision:FLANNERY AND WETHERBY ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

11	.38Mi.	**809 N 9TH ST**	05/05/2026	$156,000	$89	1752	11/5/2	1937	6,300 SF

BISMARCK, ND 58501-4117
APN: 0025-067-060 Document #: 990222
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 21-23 Block: 67 Subdivision: MCKENZIE AND COFFINS ADDITION Abbreviated Description: Lot:21-23 Block:67 Subdivision:MCKENZIE AND COFFINS ADDITION Abbreviated Description:LOT: POR OF LOTS 21-23 City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

12	.44Mi.	**1015 N 9TH ST**	03/30/2026	$165,000	$177	927	7/3/2	1947	7,000 SF

BISMARCK, ND 58501-4122
APN: 0025-095-065 Document #: 988853
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 23&24 Block: 95 Subdivision: MCKENZIE AND COFFINS ADDITION Abbreviated Description: Lot:23&24 Block:95 Subdivision:MCKENZIE AND COFFINS ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

13	.33Mi.	**506 N 11TH ST**	01/30/2026	$425,000	$283	1500	10/6/4	1978	7,500 SF

BISMARCK, ND 58501-4543
APN: 0020-035-025 Document #: 986970
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 5 Block: 35 Subdivision: NORTHERN PACIFIC SECOND ADDITION Abbreviated Description: Lot:5 Block:35 Subdivision:NORTHERN PACIFIC SECOND ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

14	.35Mi.	**512 N 19TH ST**	12/22/2025	$225,000	$214	1048	8/4/2	1963	7,500 SF

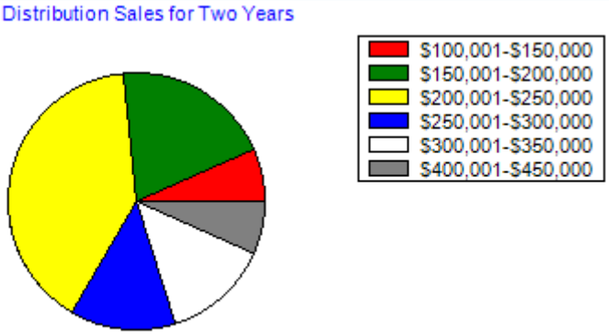
BISMARCK, ND 58501-4711
APN: 0050-047-025 Document #: 985879
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 11&12 Block: 47 Subdivision: FLANNERY AND WETHERBY ADDITION Abbreviated Description: Lot:11&12 Block:47 Subdivision:FLANNERY AND WETHERBY ADDITION City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

15	.29Mi.	**423 N 17TH ST**	12/05/2025	$226,500	$181	1248	8/4/2	1962	7,613 SF

BISMARCK, ND 58501-4702
APN: 0050-046-045 Document #: 985389
Document Type: Price Code: D
Land Use: Multi-Family Dwellings (Generic, any combination 2+)
Legal: Lot: 19&20 Block: 46 Subdivision: FLANNERY AND WETHERBY ADDITION Abbreviated Description: Lot:19&20 Block:46 Subdivision:FLANNERY AND WETHERBY ADDITION Abbreviated Description:LOT : NORTH 33 FT OF LOT 19 & S17FT OF LOT 20 City/Muni/Twp:BISMARCK City/Muni/Twp: BISMARCK

Comparable Sales Chart

% Distribution Sales for Two Years



ICE SiteX Report

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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.	**1413 E AVENUE D**	**03/13/2023**	$176,100	$88,050	873	8/3/2	1920	5,000 SF	
.01Mi.	**718 N 15TH ST**	**11/09/2023**	$201,000	$100,500	924	7/3/2	1950	5,000 SF	
.03Mi.	**1418 E AVENUE D**	**12/20/2021**	$197,900	$98,950	896	7/3/2	1952	5,000 SF	
.03Mi.	**1414 E AVENUE D**	**02/03/2015**	$196,000	$98,000	896	7/3/2	1952	5,000 SF	
.05Mi.	**811 N 14TH ST**	**03/27/2003**	$218,900	$109,450	948	7/3/2	1951	7,500 SF	
.05Mi.	**721 N 15TH ST**	**09/09/2016**	$297,900	$148,950	1,495	9/5/3	1954	7,500 SF	
.05Mi.	**717 N 15TH ST**	**10/31/2022**	$199,800	$99,900	830	8/4/2	1942	7,500 SF	
.06Mi.	**815 N 14TH ST**	**06/20/2024**	$201,500	$100,750	928	8/4/2	1952	7,500 SF	
.06Mi.	**707 N 15TH ST**	**11/28/2016**	$299,400	$149,700	1,588	10/4/3	1953	7,500 SF	
.07Mi.	**1415 E AVENUE C**	**09/19/2017**	$221,200	$110,600	896	8/3/2	1936	5,250 SF	
.07Mi.	**1506 E AVENUE D**	**03/04/2010**	$183,900	$91,950	728	7/3/2	1948	5,000 SF	
.08Mi.	**823 N 14TH ST**	**11/05/2024**	$167,900	$83,950	1,007	9/5/2	1948	7,500 SF	
.08Mi.	**814 N 14TH ST**	**08/01/2011**	$270,100	$135,050	1,248	9/5/2	1955	7,500 SF	
.09Mi.	**817 N 15TH ST**	**05/27/2022**	$260,400	$130,200	1,078	8/5/2	1959	7,500 SF	
.09Mi.	**623 N 15TH ST**	**07/20/2021**	$354,500	$177,250	1,776	9/5/2	1959	11,250 SF	
.09Mi.	**818 N 14TH ST**	**05/26/2016**	$214,700	$107,350	980	7/3/2	1953	6,750 SF	

Rent vs. Own

Households Occupied by Renters:	38%	Households Occupied by Owners:	55%

Demographics & Income

Median Age:	39.3 years old	Households:	12,806
Median Household Income:	$70,791	Households w/Family:	53%
Household Income Per Capita:	$39,325	Households w/Family Married:	42%
Most Common Education Level:	High School Graduate	Households w/Family Children:	27%

School District

School District Zone:	Bismarck Public School District 1	Students:	14,098
Number of Schools:	29	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.08Mi.	**Bismarck Early Childhood Education Program** Number of Students: 337 Student-Teacher Ratio: 14.09	NA	Public	PK - PK
0.52Mi.	**Simle Middle School** Number of Students: 1,053 Student-Teacher Ratio: 14.48	C+	Public	6 - 8
1.62Mi.	**South Central Alternative High School** Number of Students: 97 Student-Teacher Ratio: 14.48	NA	Public	9 - 12
0.51Mi.	**Bismarck High School** Number of Students: 1,367 Student-Teacher Ratio: 16.08 Advanced Placement: Yes	C+	Public	9 - 12
2.81Mi.	**Legacy High School** Number of Students: 1,419 Student-Teacher Ratio: 16.79	C	Public	9 - 12

Flood Report

The Subject Property of **1413 E AVENUE D, BISMARCK, ND 58501-4350** 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.

ICE SiteX Report

OrderID: 98224538

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	144%	NOTABLY HIGHER
BURGLARY	107%	SIMILAR
MOTOR VEHICLE THEFT	134%	NOTABLY HIGHER
FORCIBLE ROBBERY	111%	HIGHER
AGGRAVATED ASSAULT	119%	HIGHER
FORCIBLE RAPE	87%	LOWER
MURDER	113%	HIGHER
OVERALL	109%	SIMILAR

Disaster Alerts

6/20/2025 - Severe Storm, Tornados

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