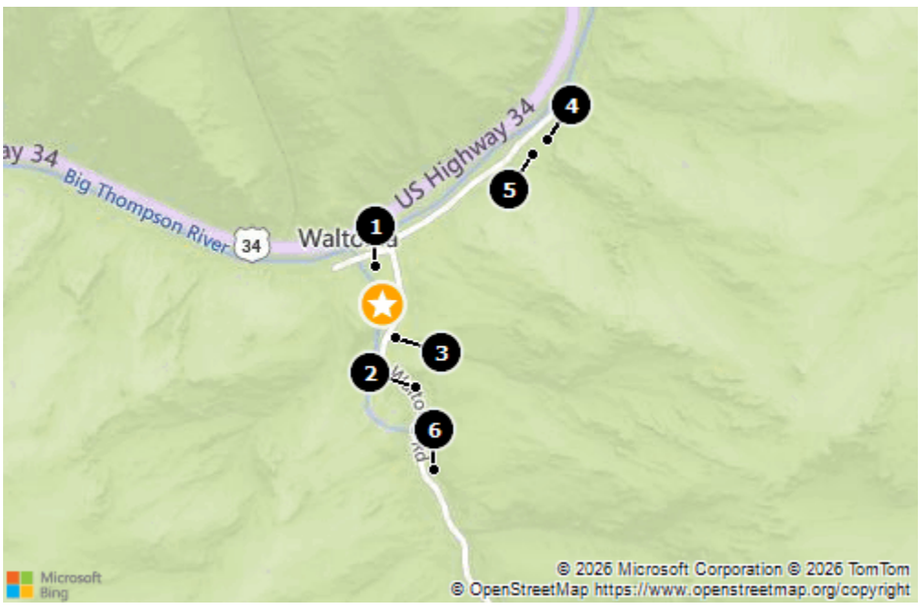
ICE SiteX Report

OrderID: 98665639

SiteX Property Information Report



Subject Property Location

167 WALTONIA RD, DRAKE, CO 80515-9729

County:	**LARIMER CO**	Census Tract:	080690019.041039
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	15093-08-055	Thomas Bros Pg-Grid:	

Valuation

Value:	**N/A**	FSD:	N/A	Common Confidence Score:	N/A
Value Range:	N/A - N/A	ICE Confidence Score:	N/A		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	2048
Assd Land Value:	$5,625	Market Land Value:	$90,000	Tax Year:	2025
Assd Improvement:	$16,038	Market Improvment Value:	$256,600	Total Taxable Value:	$1,928
Total Assessed Value:	$21,663	Total Assessor Market Value:	$346,600	Delinquent Year:	
				Tax Account ID:	R0476447
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 21 Subdivision: WALTONIA Map Ref: 15093 Sec/Twnship/Range: SEC 9 TWN 5N RNG 71W
Abbreviated Description: SRLY 50 FT OF LOT 21, SEC 'A', WALTONIA

Property Characteristics

Lot Size:	10,019 SF	Bedrooms:	1	Pool:	
Building Area:	816 SF	Baths:	1	Fireplace:	Yes
Year Built:	1965	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:	4	Ext Walls:	Wood Siding
Number of Units:	1	Garage Type:		Heating:	Forced Air
Number of Stories:	1	Number of Cars:		A/C:	
Style:	Ranch	Basement:		Roof Cover:	Comp Shingle
		Foundation:	Concrete	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/14/2026	Sales Price:	N/A
Document #:	20260022902 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	06/27/2025	Loan Amount:	N/A
Document #:	20250029056 BK-PG -	Loan Type:	FHA
TD Due Date:	07/01/2055	Type Finance:	

Legal Description:
Lot: 51&52 Section: B Subdivision: WALTONIA ADDITION
Abbreviated Description: STR:NW4SW4SW4NW4SE4NW4NE4NW4 S09T05NR71W 6PM

Prior Transfer

Recording Date:	06/11/2025	Sales Price:	$425,000
Document #:	RECEPT # 20250029055 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 21 Subdivision: WALTONIA Map Ref: 15093 Sec/Twnship/Range: SEC 9 TWN 5N RNG 71W
Abbreviated Description: SRLY 50 FT OF LOT 21, SEC 'A', WALTONIA

ICE SiteX Report

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Prior Transfer

Recording Date:	12/31/2009	Sales Price:	N/A Multiple Parcels Involved in this transaction
Document #:	20090089987 BK-PG -	Type of Sale:	Non-Arms Length Transfer
Contract Date:	12/24/2009		
Document Type:			

Legal Description:
Lot: 51&52 Subdivision: SECTION B WALTONIA ADDITION
City/Muni/Twp: WALTONIA

Area Sales Analysis

Total Area Sales	$2,265,200	Median # of Bedrooms	1.5
Median Lot Size	15,546 SF	Median # of Baths	1
Median Living Area	964 SF	Median Year Built	1957
Price Range - 2 Yrs	$195,000 to $495,000	Age Range	15 years to 76 years
Median Value	$393,100	Median Age	69 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.05Mi.	**143 WALTONIA RD** **DRAKE, CO 80515-9729**	09/01/2026	$495,000	$247	2002	6/3/3	1954	13,068 SF	
		APN: 15092-07-016 Document #: 20260044380 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 16 Block: A Subdivision: WALTONIA Sec/Twnship/Range: SW4NW4 S09T05NR71W 5PM Abbreviated Description: Lot:16 Block:A Subdivision:WALTONIA Sec/Twnship/Range:SW4NW4 S09T05NR71W 5PM								
2	.11Mi.	**254 WALTONIA RD** **DRAKE, CO 80515-9773**	08/18/2026	$370,000	$163	2259	5/2/2	1966	14,104 SF	
		APN: 15093-05-013 Document #: 20260041790 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 13&14 Subdivision: WALTONIA ADDITION MapRef: MB 1441 PG 231 Abbreviated Description: Lot:13&14 Subdivision:WALTONIA ADDITION Map Ref:MB 1441 PG 231Abbreviated Description:PORTION LOT14								
3	.05Mi.	**204 WALTONIA RD** **DRAKE, CO 80515-9773**	08/03/2026	$195,000	$205	947	4/1/1	1950	16,988 SF	
		APN: 15093-07-002 Document #: 20260038656 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 2A Section: B Subdivision: WALTONIA ADDITION Abbreviated Description: Lot:2A Section:B Subdivision:WALTONIA ADDITION City/Muni/Twp:DRAKE City/Muni/Twp: DRAKE								
4	.29Mi.	**200 WALTONIA RIVER CT** **DRAKE, CO 80515-9718**	12/05/2025	$310,000	$398	778	4/1/1	1960	10,454 SF	
		APN: 15092-07-047 Document #: 20250058556 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 7 Section: A Subdivision: WALTONIA ADDITION Abbreviated Description: Section:A Subdivision:WALTONIA ADDITION Abbreviated Description:LOT: WEST 2 OF LOT 7								
5	.27Mi.	**206 WALTONIA RIVER CT** **DRAKE, CO 80515-9718**	09/30/2025	$479,000	$1,247	384	1/1/1	2011	20,038 SF	
		APN: 15092-07-008 Document #: 20250045268 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 8 Section: A Subdivision: WALTONIA ADDITION Abbreviated Description: Lot:8 Section:A Subdivision:WALTONIA ADDITION Abbreviated Description:STR: NW4SW4NW4SE4NW4&NE4NW4 S09T05NR71W 6PM								
6	.23Mi.	**348 WALTONIA RD** **DRAKE, CO 80515-9727**	07/30/2025	$416,200	$424	981	4/2/1	1954	36,734 SF	
		APN: 15093-05-024 Document #: 20250034657 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 24-27 Section: B Subdivision: WALTONIA ADDITION Sec/Twnship/Range: NW4SW4SW4NW4 S09T05NR71W 6PM Abbreviated Description: Lot:24-27 Section:B Subdivision:WALTONIA ADDITION Sec/Twnship/Range:NW4SW4SW4NW4 S09T05NR71W 6PM								

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.

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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.	**167 WALTONIA RD**	**06/11/2025**	$346,600	$21,663	816	4/1/1	1965	10,019 SF	
.01Mi.	**163 WALTONIA RD**	**04/26/2023**	$489,000	$30,563	1,036	3/2/1	1964	20,038 SF	
.03Mi.	**159 WALTONIA RD**	**03/25/2013**	$449,200	$28,075	1,117	5/1/1	1928	15,246 SF	
.05Mi.	**204 WALTONIA RD**	**03/02/2022**	$376,900	$23,556	947	4/1/1	1950	16,988 SF	
.05Mi.	**164 WALTONIA RD**	**11/12/2020**	$408,400	$25,525	999	5/2/1	1963	24,394 SF	
.05Mi.	**420 WALTONIA RIVER CT**	**03/02/1995**	$357,200	$22,325	748	5/1/1	1910	1 SF	
.05Mi.	**143 WALTONIA RD**	**05/28/1999**	$587,700	$36,731	2,002	6/3/3	1954	13,068 SF	
.05Mi.	**208 WALTONIA RD**	**05/07/2021**	$328,100	$20,506	590	4/1/1	1951	6,098 SF	
.06Mi.	**216 WALTONIA RD**	**05/01/1996**	$327,000	$20,438	704	4/2/2	1949	1,742 SF	
.06Mi.	**154 WALTONIA RD**	**10/04/2005**	$697,500	$43,594	1,803	7/3/3	1920	23,087 SF	
.07Mi.	**403 WALTONIA RIVER CT**	**09/17/2010**	$350,500	$21,906	966	6/1/1	1950	9,583 SF	
.07Mi.	**226 WALTONIA RD**	**12/28/2001**	$274,500	$17,156	592	3/1/1	1965	9,148 SF	
.08Mi.	**338 WALTONIA RIVER CT**	**01/20/2023**	$473,300	$29,581	1,253	8/3/1	1928	22,216 SF	
.08Mi.	**228 WALTONIA RD**	**01/17/2013**	$14,200	$3,834				6,098 SF	
.08Mi.	**225 WALTONIA RD**	**11/30/1999**	$497,300	$31,081	1,704	6/4/1	1954	1 SF	
.08Mi.	**432 WALTONIA RIVER CT**	**06/17/2024**	$398,100	$24,881	1,040	5/3/1	1909	31,490 SF	

Rent vs. Own

Households Occupied by Renters:	37%	Households Occupied by Owners:	58%

Demographics & Income

Median Age:	42.1 years old	Households:	20,651
Median Household Income:	$83,813	Households w/Family:	62%
Household Income Per Capita:	$45,815	Households w/Family Married:	48%
Most Common Education Level:	Bachelor's Degree	Households w/Family Children:	25%

School District

School District Zone:	Thompson School District R-2j	Students:	14,580
Number of Schools:	32	Rating:	A-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
9.14Mi.	**Big Thompson Elementary School** Number of Students: 179 Student-Teacher Ratio: 12.79	B	Public	KG - 5
13.80Mi.	**Thompson Valley High School** Number of Students: 1,005 Student-Teacher Ratio: 19.33 Advanced Placement: Yes	B+	Public	9 - 12
13.29Mi.	**Walt Clark Middle School** Number of Students: 340 Student-Teacher Ratio: 14.96	C+	Public	6 - 8

Flood Report

The Subject Property of **167 WALTONIA RD, DRAKE, CO 80515-9729** 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	114%	HIGHER
BURGLARY	88%	LOWER
MOTOR VEHICLE THEFT	102%	SIMILAR
FORCIBLE ROBBERY	94%	SIMILAR
AGGRAVATED ASSAULT	101%	SIMILAR
FORCIBLE RAPE	99%	SIMILAR
MURDER	101%	SIMILAR
OVERALL	98%	SIMILAR

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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