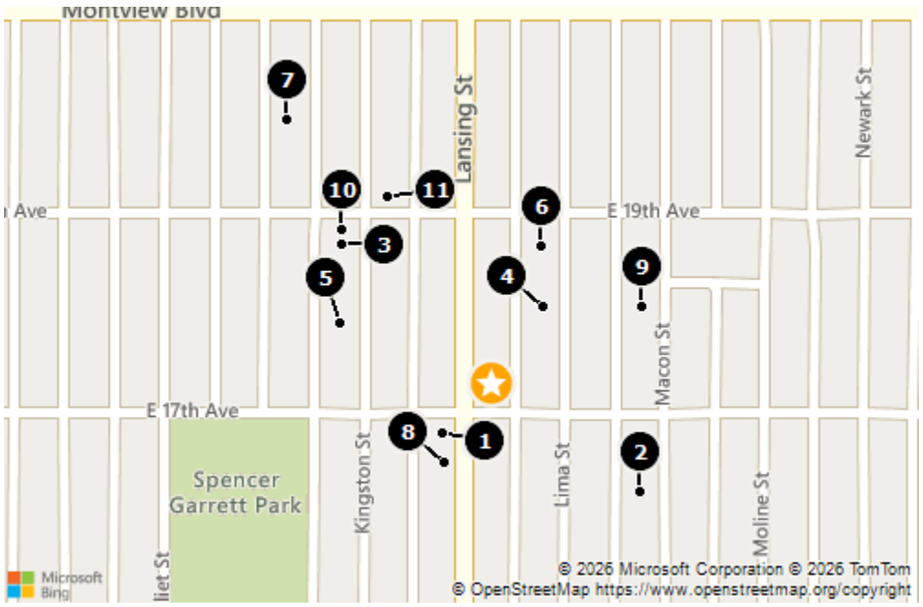
ICE SiteX Report

OrderID: 98351606

SiteX Property Information Report



Subject Property Location

1708 LANSING ST, AURORA, CO 80010-2522

County:	**ADAMS CO**	Census Tract:	080010080.003011
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	R0097024	Thomas Bros Pg-Grid:	

Valuation

Value:	**$430,000**	FSD:	11	Common Confidence Score:	55
Value Range:	$382,700 - $477,300	ICE Confidence Score:	89		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	360
Assd Land Value:	$5,000	Market Land Value:	$80,000	Tax Year:	2025
Assd Improvement:	$19,940	Market Improvment Value:	$319,000	Total Taxable Value:	$887
Total Assessed Value:	$24,940	Total Assessor Market Value:	$399,000	Delinquent Year:	
				Tax Account ID:	R0097024
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION Sec/Twnship/Range: SEC 35 QTR 3 TWN 03S RNG 67W
Abbreviated Description: SUB:SCLAVENITIS SUBDIVISION BLK:4 LOT:11

Property Characteristics

Lot Size:	6,534 SF	Bedrooms:	3	Pool:	
Building Area:	999 SF	Baths:	1	Fireplace:	
Year Built:	1949	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:	4	Ext Walls:	Siding (alum/vinyl)
Number of Units:		Garage Type:		Heating:	Forced Air
Number of Stories:	1+B	Number of Cars:		A/C:	
Style:	Ranch	Basement:	Finished	Roof Cover:	Comp Shingle
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	04/20/2026	Sales Price:	N/A
Document #:	2026000022076 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/11/2022	Sales Price:	$284,440
Document #:	2022000042243 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	04/27/2022	Loan Amount:	N/A
Document #:	2022000037763 BK-PG -	Loan Type:	VA
TD Due Date:	05/01/2052	Type Finance:	
Legal Description:			

Lot: 11 Block: 4 Subdivision: SCLAVENTHS SUBDIVIISON

Prior Transfer

Recording Date:	02/17/2021	Sales Price:	$280,000
Document #:	2021000019305 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

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Mortgage Record

Recording Date:	01/26/2021	Loan Amount:	N/A
Document #:	2021000009419 BK-PG -	Loan Type:	VA
TD Due Date:	02/01/2051	Type Finance:	

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION
City/Muni/Twp: AURORA

Prior Transfer

Recording Date:	12/06/2019	Sales Price:	$280,000
Document #:	2019000106914 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	12/04/2019		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	12/04/2019	Sales Price:	$280,000
Document #:	2019000106914 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION Sec/Twnship/Range: SEC 35 QTR 3 TWN 03S RNG 67W
Abbreviated Description: SUB:SCLAVENITIS SUBDIVISION BLK:4 LOT:11

Prior Transfer

Recording Date:	08/20/2019	Sales Price:	$49,500
Document #:	2019000067839 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	08/05/2019	Sales Price:	$272,000
Document #:	2019000062184 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	08/02/2019		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	08/02/2019	Sales Price:	$272,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	01/12/2018	Sales Price:	N/A
Document #:	2018000004040 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	01/10/2018		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	06/10/2013	Sales Price:	$50,320
Document #:	2013000049547 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	05/22/2013	Loan Amount:	N/A
Document #:	2013000043711 BK-PG -	Loan Type:	New Conventional
TD Due Date:	05/01/2038	Type Finance:	

Legal Description:
Lot: 11 Block: 4 Subdivision: SLAVENITIS SUBDIVISION
Abbreviated Description: PRIOR REF 2008000041748 05/23/2008

Prior Transfer

Recording Date:	04/26/2013	Sales Price:	N/A
Document #:	2013000035252 BK-PG -	Type of Sale:	Non-Arms Length Transfer
Contract Date:	04/23/2013		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	01/23/2009	Sales Price:	N/A
Document #:	2009000004867 BK-PG -	Type of Sale:	Non-Arms Length Transfer
Contract Date:	11/08/2008		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLARENITIS SUBDIVISION
Abbreviated Description: PRIOR REF 2008000092358 11/24/2008

Prior Transfer

Recording Date:	11/24/2008	Sales Price:	N/A
Document #:	2008000092358 BK-PG -	Type of Sale:	Non-Arms Length Transfer
Contract Date:	11/08/2008		
Document Type:			

ICE SiteX Report

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Legal Description:

Mortgage Record

Recording Date:	05/23/2008	Loan Amount:	N/A
Document #:	2008000041748 BK-PG -	Loan Type:	Unknown
TD Due Date:	05/01/2038	Type Finance:	

Legal Description:

Prior Transfer

Recording Date:	05/23/2008	Sales Price:	$62,900
Document #:	2008000041747 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	04/18/2008		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	12/10/2007	Sales Price:	N/A
Document #:	2007000113404 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	12/10/2007		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	10/22/2007	Sales Price:	N/A
Document #:	2007000099070 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	10/05/2007		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	02/24/2005	Sales Price:	$86,200
Document #:	20050224000188280 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	12/23/2003	Loan Amount:	N/A
Document #:	C1256409 BK-PG -	Loan Type:	Unknown
TD Due Date:	01/01/2034	Type Finance:	

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Mortgage Record

Recording Date:	01/13/2003	Loan Amount:	N/A
Document #:	C1080119 BK-PG -	Loan Type:	Unknown
TD Due Date:	01/01/2033	Type Finance:	ADJ

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Mortgage Record

Recording Date:	05/25/1999	Loan Amount:	N/A
Document #:	00546816 BK-PG 5765-639	Loan Type:	Stand Alone First
TD Due Date:	06/01/2029	Type Finance:	

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Prior Transfer

Recording Date:	03/13/1997	Sales Price:	$76,500
Document #:	00261751 BK-PG 4958-021	Type of Sale:	Full Amount on Deed
Contract Date:	03/05/1997		
Document Type:			

Legal Description:
Abbreviated Description: LOT 11 BLK 4 SCLAVENITIS SUBD

Prior Transfer

Recording Date:	01/05/1994	Sales Price:	$47,000
Document #:	01208796 BK-PG 4232-478	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/30/1993		
Document Type:			

Legal Description:
Lot: 11 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION

Area Sales Analysis

Total Area Sales	$4,457,500	Median # of Bedrooms	3
Median Lot Size	6,534 SF	Median # of Baths	1
Median Living Area	936 SF	Median Year Built	1949
Price Range - 2 Yrs	$260,500 to $550,000	Age Range	72 years to 79 years
Median Value	$402,000	Median Age	77 years

Comparable Sales Data

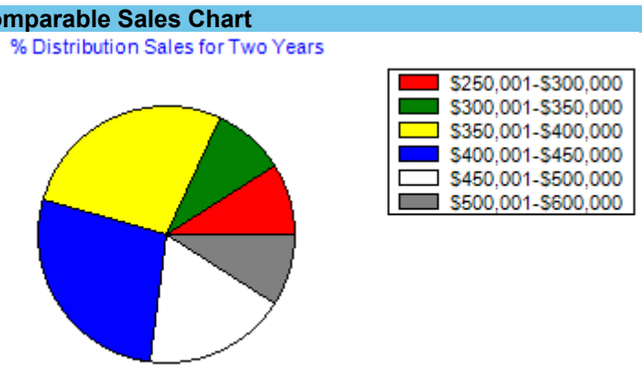
No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.05Mi.	**1689 LANSING ST**	09/02/2026	$260,500	$278	936	5/3/1	1954	6,534 SF	

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		AURORA, CO 80010-2519							
	APN: R0097085 Document #: 2026000052950 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 24 Block: 6 Subdivision: SCLAVENITIS SUBDIVISION Abbreviated Description: Lot:24 Block:6 Subdivision:SCLAVENITIS SUBDIVISION City/ Muni/Twp:AURORA City/Muni/Twp: AURORA								
2	.11Mi.	**1657 MACON ST**	08/12/2026	$440,000	$619	710	4/2/1	1949	6,534 SF
		AURORA, CO 80010-2617							
	APN: R0097707 Document #: 2026000047947 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 5 Subdivision: GORES SUBDIVISION Abbreviated Description: Lot:5 Subdivision:GORES SUBDIVISION								
3	.13Mi.	**1781 KINGSTON ST**	06/18/2026	$392,000	$425	922	4/3/1	1947	6,534 SF
		AURORA, CO 80010-2507							
	APN: R0096988 Document #: 2026000035670 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 23 Block: 12 Subdivision: GATEWAY PARK ADDITION Abbreviated Description: Lot:23 Block:12 Subdivision:GATEWAY PARK ADDITION								
4	.05Mi.	**1749 LIMA ST**	06/18/2026	$405,000	$490	825	4/2/1	1949	6,534 SF
		AURORA, CO 80010-2529							
	APN: R0097032 Document #: 2026000035659 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 19 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION Abbreviated Description: Lot:19 Block:4 Subdivision:SCLAVENITIS SUBDIVISION								
5	.1Mi.	**1741 KINGSTON ST**	06/17/2026	$402,000	$423	950	4/2/1	1947	6,534 SF
		AURORA, CO 80010-2507							
	APN: R0096983 Document #: 2026000035320 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 18 Block: 12 Subdivision: GATEWAY PARK ADDITION Abbreviated Description: Lot:18 Block:12 Subdivision:GATEWAY PARK ADDITION								
6	.09Mi.	**1781 LIMA ST**	04/27/2026	$480,000	$477	1005	5/3/2	1951	6,534 SF
		AURORA, CO 80010-2529							
	APN: R0097036 Document #: 2026000023928 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 23 Block: 4 Subdivision: SCLAVENITIS SUBDIVISION Abbreviated Description: Lot:23 Block:4 Subdivision:SCLAVENITIS SUBDIVISION								
7	.21Mi.	**1942 KENTON ST**	03/23/2026	$350,000	$388	900	4/2/1	1947	6,534 SF
		AURORA, CO 80010-2430							
	APN: R0096719 Document #: 2026000015714 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 6 Block: 1 Subdivision: GATEWAY PARK ADDITION Abbreviated Description: Lot:6 Block:1 Subdivision:GATEWAY PARK ADDITION								
8	.06Mi.	**1673 LANSING ST**	12/29/2025	$463,000	$494	936	5/3/1	1954	6,534 SF
		AURORA, CO 80010-2519							
	APN: R0097083 Document #: 2025000076380 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 22 Block: 6 Subdivision: SCLAVENITIS SUBDIVISION Abbreviated Description: Lot:22 Block:6 Subdivision:SCLAVENITIS SUBDIVISION								
9	.1Mi.	**1749 MACON ST**	10/15/2025	$550,000	$585	939	4/3/2	1950	6,534 SF
		AURORA, CO 80010-2537							
	APN: R0097406 Document #: 2025000060655 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 19 Block: 180 Subdivision: DAVIS SUBDIVISION Abbreviated Description: Lot:19 Block:180 Subdivision:DAVIS SUBDIVISION								
10	.14Mi.	**1789 KINGSTON ST**	08/29/2025	$355,000	$390	908	4/3/1	1948	6,534 SF
		AURORA, CO 80010-2507							
	APN: R0096989 Document #: 2025000050429 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 24 Block: 12 Subdivision: GATEWAY PARK ADDITION Abbreviated Description: Lot:24 Block:12 Subdivision:GATEWAY PARK ADDITION								
11	.13Mi.	**1900 KINGSTON ST**	07/21/2025	$360,000	$382	941	5/2/1	1949	6,534 SF
		AURORA, CO 80010-2510							
	APN: R0096702 Document #: 2025000041799 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 11 Block: 1 Subdivision: FIRST ADDITION TO GATEWAY PARK Abbreviated Description: Lot:11 Block:1 Subdivision:FIRST ADDITION TO GATEWAY PARK								

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.	**1708 LANSING ST**	**12/04/2019**	$399,000	$24,940	999	4/3/1	1949	6,534 SF	
.01Mi.	**1716 LANSING ST**	**11/21/2001**	$416,000	$26,000	1,568	5/3/1	1949	6,534 SF	
.01Mi.	**1700 LANSING ST**		$343,000	$15,190	735	4/2/1	1949	6,534 SF	
.02Mi.	**1724 LANSING ST**	**01/01/2023**	$391,000	$24,440	999	4/2/2	1949	6,534 SF	
.03Mi.	**1709 LIMA ST**	**11/03/2017**	$412,000	$25,750	1,112	5/2/1	1951	6,534 SF	
.03Mi.	**1732 LANSING ST**	**09/01/2022**	$418,000	$26,130	999	4/2/2	1949	6,534 SF	
.03Mi.	**1717 LIMA ST**		$343,000	$15,190	750	4/2/1	1951	6,534 SF	
.03Mi.	**1701 LIMA ST**	**12/27/2023**	$424,000	$26,500	929	5/4/2	1951	6,098 SF	
.03Mi.	**1688 LANSING ST**	**09/11/2003**	$378,000	$17,380	936	5/3/1	1953	6,534 SF	
.03Mi.	**1725 LIMA ST**	**03/28/2000**	$445,000	$27,810	1,640	7/4/2	1941	6,534 SF	
.04Mi.	**1709 LANSING ST**	**04/27/1999**	$374,000	$23,380	941	4/2/1	1949	6,534 SF	
.04Mi.	**1717 LANSING ST**	**08/18/2000**	$335,000	$20,940	720	4/2/1	1949	6,534 SF	
.04Mi.	**1701 LANSING ST**	**10/15/2008**	$390,000	$24,380	1,405	6/3/1	1949	6,534 SF	
.04Mi.	**1740 LANSING ST**		$362,000	$22,630	960	5/3/1	1949	6,534 SF	
.04Mi.	**1733 LIMA ST**	**07/23/2021**	$348,000	$21,750	825	4/2/1.5	1945	6,534 SF	
.04Mi.	**1725 LANSING ST**	**02/18/2016**	$357,000	$22,310	720	4/2/1	1949	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
0.56Mi.	**North Middle School** Number of Students: 565 Student-Teacher Ratio: 19.48	C-	Public	6 - 8
0.87Mi.	**Aurora Central High School** Number of Students: 2,468 Student-Teacher Ratio: 17.88 Advanced Placement: Yes	C	Public	9 - 12
0.33Mi.	**Montview Elementary School** Number of Students: 380 Student-Teacher Ratio: 14.62	D+	Public	PK - 5

Flood Report

The Subject Property of **1708 LANSING ST, AURORA, CO 80010-2522** 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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