ICE SiteX Report

OrderID: 98761786

SiteX Property Information Report



Subject Property Location

21 RUTLEDGE ST, BRENTWOOD, NY 11717-2225

County:	**SUFFOLK NY**	Census Tract:	1456.02
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	0500-073.00-03.00-005.000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$635,000**	FSD:	14	Common Confidence Score:	52
Value Range:	$546,100 - $723,900	ICE Confidence Score:	86		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	472812
Assd Land Value:	$7,100	Market Land Value:	$100,000	Tax Year:	
Assd Improvement:	$28,400	Market Improvment Value:	$400,000	Total Taxable Value:	
Total Assessed Value:	$35,500	Total Assessor Market Value:	$500,000	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

Lot: 300.005 Block: 3000 Section: 50.07 District: 0500-0

Abbreviated Description:	X2206150Y208971 T007H00000000
City/Muni/Twp:	ISLIP

Property Characteristics

Lot Size:	7,405 SF	Bedrooms:		Pool:	
Building Area:		Baths:		Fireplace:	
Year Built:		Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:		Heating:	
Number of Stories:		Number of Cars:		A/C:	
Style:		Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History
Mortgage Record

Recording Date:	08/09/2017	Loan Amount:	N/A
Document #:	DI017308 BK-PG M00022841-685	Loan Type:	FHA (Federal Housing Admin.)
Contract Date:	03/28/2017		
TD Due Date:	05/01/2047	Type Finance:	

Legal Description:
Block: 100 Subdivision: MAP OF BRENTWOOD PARK IMPROVEMENT CO Map Ref: 0
City/Muni/Twp: ISLIP

Mortgage Record

Recording Date:	02/06/2015	Loan Amount:	N/A
Document #:	DF039077 BK-PG M00022564-646	Loan Type:	FHA (Federal Housing Admin.)
Contract Date:	12/24/2014		
TD Due Date:	01/01/2045	Type Finance:	

Legal Description:
Block: 100 Subdivision: BRENTWOOD PARK IMPROVEMENT CO Map Ref: 0
City/Muni/Twp: ISLIP

Mortgage Record

Recording Date:	11/06/2008	Loan Amount:	N/A
Document #:	BK-PG M21765-569	Loan Type:	
Contract Date:	10/10/2008		

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TD Due Date:	11/01/2038	Type Finance:	

Legal Description:
Block: 3 District: 500-73 Map Ref: 0
City/Muni/Twp: ISLIP

Prior Transfer

Recording Date:	11/06/2008	Sales Price:	$255,000
Document #:	BK-PG 0000012570-0000000947	Type of Sale:	Arms-Length Transfer
Contract Date:	10/10/2008		
Document Type:	Deed		

Legal Description:
District: 472889
City/Muni/Twp: ISLIP

Mortgage Record

Recording Date:	03/08/2004	Loan Amount:	N/A
Document #:	BK-PG 20673-205	Loan Type:	Unknown Loan Type
Contract Date:	01/14/2004		
TD Due Date:	02/01/2034	Type Finance:	

Legal Description:
Block: 100 Subdivision: MAP BRENTWOOD PARK IMPROVEMENT CO Map Ref: 0
City/Muni/Twp: ISLIP

Mortgage Record

Recording Date:	01/16/2003	Loan Amount:	N/A
Document #:	20285/851 BK-PG -	Loan Type:	
Contract Date:	11/26/2002		
TD Due Date:	12/01/2032	Type Finance:	

Legal Description:
Block: 100 Subdivision: MAP BRENTWOOD PARK IMPROVEMENT CO Map Ref: MAP45
City/Muni/Twp: ISLIP

Mortgage Record

Recording Date:	01/16/2003	Loan Amount:	N/A
Document #:	BK-PG 20285-852	Loan Type:	Unknown Loan Type
TD Due Date:	12/01/2017	Type Finance:	Type Financing not disclosed on document

Legal Description:
Block: 100 Subdivision: MAP BRENTWOOD PARK IMPROVEMENT CO Map Ref: 0
City/Muni/Twp: ISLIP

Prior Transfer

Recording Date:	01/16/2003	Sales Price:	$218,000
Document #:	BK-PG 12230-770	Type of Sale:	Arms-Length Transfer
Contract Date:	11/26/2002		
Document Type:	Deed		

Legal Description:
Block: 100 Subdivision: MAP BRENTWOOD PARK IMPROVEMENT CO Map Ref: MAP45
City/Muni/Twp: ISLIP

Mortgage Record

Recording Date:	12/11/2001	Loan Amount:	N/A
Document #:	19989/138 BK-PG -	Loan Type:	
Contract Date:	10/23/2001		
TD Due Date:	11/01/2031	Type Finance:	

Legal Description:
Block: 100 Subdivision: MAP BRENTWOOD PARK IMPROVEMENT CO Map Ref: MAP45
City/Muni/Twp: ISLIP

Prior Transfer

Recording Date:	12/11/2001	Sales Price:	$155,000
Document #:	BK-PG 12157-702	Type of Sale:	Lender Sold
Contract Date:	10/23/2001		
Document Type:	Deed		

Legal Description:
Block: 100 Subdivision: MAP BRENTWOOD PARK IMPROVEMENT CO Map Ref: MAP45
City/Muni/Twp: ISLIP

Prior Transfer

Recording Date:	07/09/2001	Sales Price:	N/A
Document #:	BK-PG 12128-482	Type of Sale:	Lender Owned
Contract Date:	02/19/1999		
Document Type:	Deed		

Legal Description:
Block: 100 Subdivision: MAP BRENTWOOD PARK IMPROVEMENT CO Map Ref: MAP45
City/Muni/Twp: ISLIP

Area Sales Analysis

Total Area Sales	$5,589,250	Median # of Bedrooms	
Median Lot Size	7,405 SF	Median # of Baths	
Median Living Area	SF	Median Year Built	
Price Range - 2 Yrs	$332,500 to $690,000	Age Range	
Median Value	$585,500	Median Age	

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.1Mi.	**85 HEYWARD ST BRENTWOOD, NY 11717-2007**	02/19/2025	$637,000			//		7,405 SF	

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APN: 0500-050.00-05.00-045.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

2	.21Mi.	**10 HALE ST** **BRENTWOOD, NY 11717-2205**	05/30/2025	$630,000	//	7,405 SF

APN: 0500-073.00-02.00-057.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

3	.22Mi.	**65 CHAPEL HILL DR** **BRENTWOOD, NY 11717-1902**	01/28/2025	$665,000	//	10,890 SF

APN: 0500-073.00-02.00-037.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

4	.23Mi.	**33 PERRY ST** **BRENTWOOD, NY 11717-1743**	08/15/2025	$400,000	//	7,405 SF

APN: 0500-050.00-04.00-088.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

5	.23Mi.	**67 HALE ST** **BRENTWOOD, NY 11717-2214**	08/14/2025	$535,000	//	7,405 SF

APN: 0500-074.00-04.00-032.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

6	.23Mi.	**40 PERRY ST** **BRENTWOOD, NY 11717-1746**	12/13/2024	$520,000	//	7,405 SF

APN: 0500-051.00-03.00-103.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

7	.29Mi.	**54 RUTLEDGE ST** **BRENTWOOD, NY 11717-2230**	11/21/2024	$593,000	//	7,405 SF

APN: 0500-074.00-01.00-098.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

8	.35Mi.	**43 STOCKTON ST** **BRENTWOOD, NY 11717-1726**	09/09/2025	$670,000	//	7,405 SF

APN: 0500-051.00-03.00-029.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

9	.37Mi.	**167 SHERMAN ST** **BRENTWOOD, NY 11717-2719**	03/21/2025	$550,000	//	7,405 SF

APN: 0500-073.00-04.00-121.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

10	.38Mi.	**58 PERRY ST** **BRENTWOOD, NY 11717-1747**	02/06/2025	$499,000	//	7,405 SF

APN: 0500-051.00-03.00-113.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

11	.39Mi.	**28 CHANEL DR** **BRENTWOOD, NY 11717-1906**	09/17/2025	$435,000	//	11,326 SF

APN: 0500-073.00-04.00-011.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

12	.39Mi.	**47 STOCKTON ST** **BRENTWOOD, NY 11717-1727**	01/22/2025	$627,000	//	7,405 SF

APN: 0500-051.00-03.00-025.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

13	.43Mi.	**31 CHAPEL HILL DR** **BRENTWOOD, NY 11717-1901**	04/17/2025	$567,000	//	13,068 SF

APN: 0500-073.00-04.00-016.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

14	.43Mi.	**125 CHAPEL HILL DR** **BRENTWOOD, NY 11717-1348**	01/09/2025	$595,000	//	10,890 SF

APN: 0500-035.00-02.00-110.000 Document #:
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

15	.44Mi.	**180 FLOYD ST** **BRENTWOOD, NY 11717-2649**	06/25/2025	$590,000	//	7,405 SF

APN: 0500-094.00-01.00-063.000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

16	.44Mi.	**327 WHIPPLE ST** **BRENTWOOD, NY 11717-2820**	05/20/2025	$615,000	//	7,405 SF

APN: 0500-093.00-02.00-065.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

17	.44Mi.	**81 FLOYD ST** **BRENTWOOD, NY 11717-2651**	04/16/2025	$654,000	//	10,890 SF

APN: 0500-073.00-04.00-080.000 Document #:

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Document Type: Deed Price Code: A
Land Use: Single Family Residential
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18	.45Mi.	**127 CHAPEL HILL DR** **BRENTWOOD, NY 11717-1348**	04/29/2025	$585,000	//	10,890 SF

APN: 0500-035.00-02.00-109.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

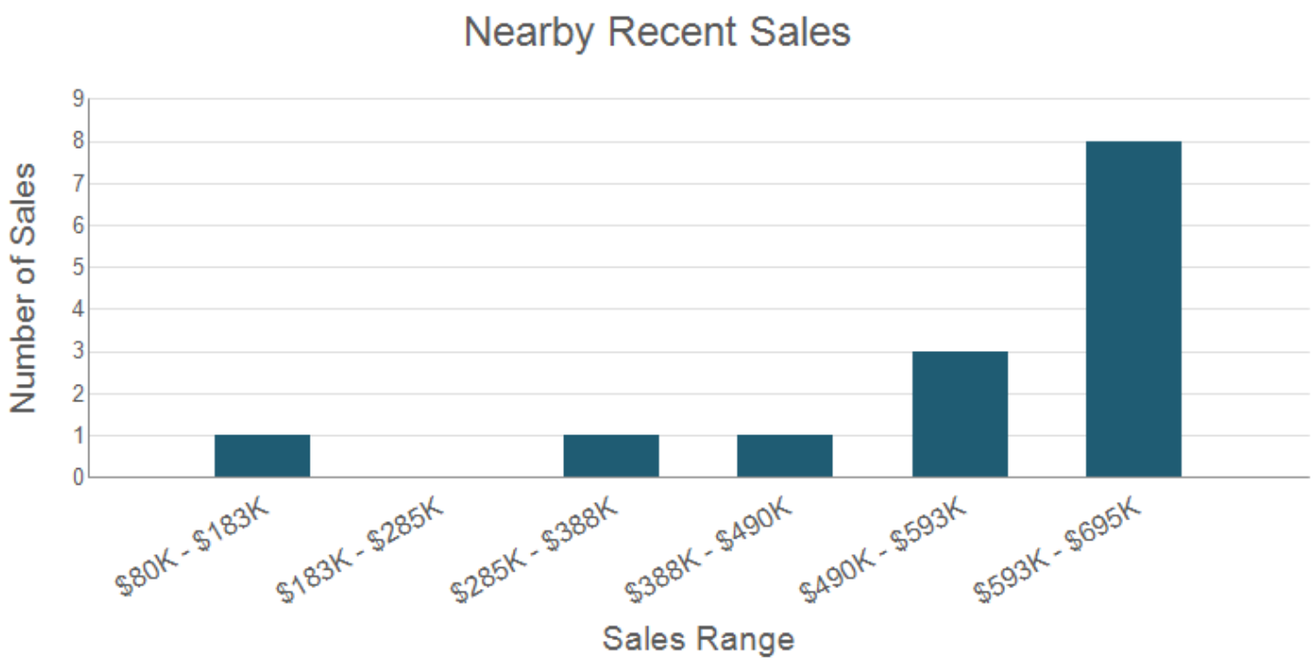
19	.48Mi.	**23 VAN BUREN ST** **BRENTWOOD, NY 11717-1432**	08/27/2025	$645,000	//	7,405 SF

APN: 0500-035.00-03.00-035.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

20	.5Mi.	**236 SHERMAN ST** **BRENTWOOD, NY 11717-2736**	09/09/2025	$690,000	//	6,534 SF

APN: 0500-094.00-01.00-105.000 Document #:
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:ISLIP City/Muni/Twp: ISLIP

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.	**21 RUTLEDGE ST**		$500,000	$35,500				7,405 SF	
.01Mi.	**19 RUTLEDGE ST**	**10/21/2021**	$504,225	$35,800				7,405 SF	
.01Mi.	**23 RUTLEDGE ST**	**01/28/2016**	$545,070	$38,700				7,405 SF	
.02Mi.	**40 WALTON ST**	**01/28/2022**	$505,634	$35,900				7,405 SF	
.02Mi.	**38 WALTON ST**		$436,620	$31,000				7,405 SF	
.02Mi.	**42 WALTON ST**		$449,296	$31,900				7,405 SF	
.03Mi.	**17 RUTLEDGE ST**		$361,972	$25,700				7,405 SF	
.03Mi.	**22 RUTLEDGE ST**		$469,014	$33,300				7,405 SF	
.03Mi.	**20 RUTLEDGE ST**	**07/28/2021**	$494,366	$35,100				7,405 SF	
.04Mi.	**24 RUTLEDGE ST**	**04/24/2023**	$511,267	$36,300				10,019 SF	
.04Mi.	**18 RUTLEDGE ST**		$494,366	$35,100				7,405 SF	
.04Mi.	**15 RUTLEDGE ST**		$485,915	$34,500				7,405 SF	
.05Mi.	**34 WALTON ST**		$430,986	$30,600				7,405 SF	
.05Mi.	**16 RUTLEDGE ST**	**12/17/2018**	$460,563	$32,700				7,405 SF	
.05Mi.	**39 WILSON ST**		$425,352	$30,200				7,405 SF	
.05Mi.	**39 WALTON ST**		$428,169	$30,400				7,405 SF	

Rent vs. Own

Households Occupied by Renters: NA Households Occupied by Owners: NA

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Demographics & Income

Median Age:	NA years old	Households:	NA
Median Household Income:	NA	Households w/Family:	NA
Household Income Per Capita:	NA	Households w/Family Married:	NA
Most Common Education Level:	NA	Households w/Family Children:	NA

School District

School District Zone:	NA	Students:	NA
Number of Schools:	NA	Rating:	NA

Assigned Schools

Proxim.	Name	Rating	Type	Grade

No School Information Available For This Property

Flood Report

The Subject Property of **21 RUTLEDGE ST, BRENTWOOD, NY 11717-2225** 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	NA	NA
BURGLARY	NA	NA
MOTOR VEHICLE THEFT	NA	NA
FORCIBLE ROBBERY	NA	NA
AGGRAVATED ASSAULT	NA	NA
FORCIBLE RAPE	NA	NA
MURDER	NA	NA
OVERALL	NA	NA

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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