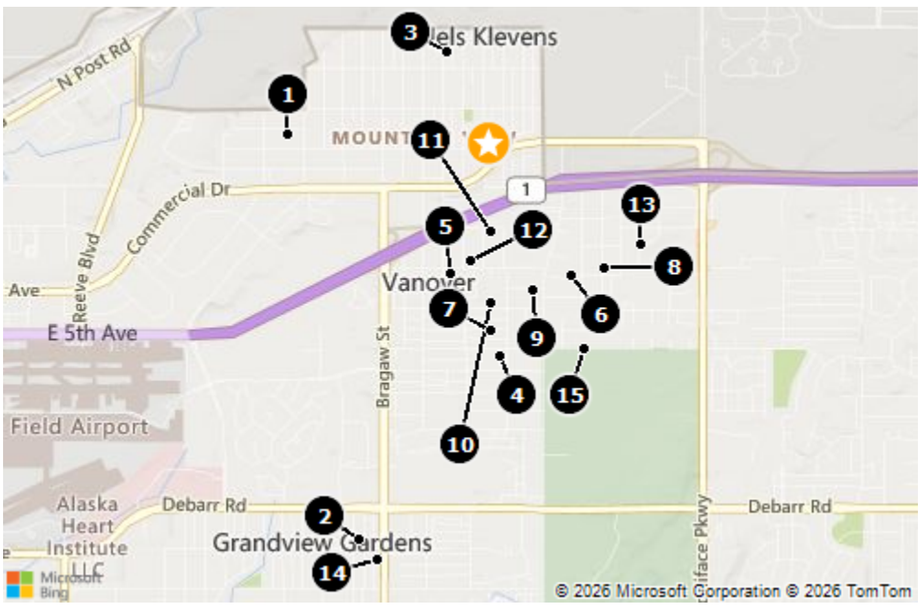
ICE SiteX Report

OrderID: 98513669

SiteX Property Information Report



Subject Property Location

309 N BUNN ST, ANCHORAGE, AK 99508-1628

County:	**ANCHORAGE AK**	Census Tract:	020200006.022002
Property Use:	Single Family Residential	Zoning:	R3 MULTI-FAMILY
Parcel Number:	005-023-37-000	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:	1
Assd Land Value:	$45,600	Market Land Value:	$45,600	Tax Year:	2026
Assd Improvement:	$205,000	Market Improvment Value:	$205,000	Total Taxable Value:	$3,957
Total Assessed Value:	$250,600	Total Assessor Market Value:	$250,600	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 14 Block: 3 Subdivision: FAIRVIEW Map Ref: PLAT # PLAT P
Abbreviated Description: FAIRVIEW BLK 3 LT 14

Property Characteristics

Lot Size:	6,250 SF	Bedrooms:	2	Pool:	
Building Area:	1728 SF	Baths:	1	Fireplace:	
Year Built:	1959	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	5	Ext Walls:	Wood
Number of Units:		Garage Type:	Detached	Heating:	Forced Air
Number of Stories:	1+B	Number of Cars:	2	A/C:	
Style:		Basement:	Yes	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	06/22/2015	Sales Price:	N/A
Document #:	2015-027135-0 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	06/15/2015	Sales Price:	N/A
Document #:	2015-025363-0 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	06/12/2015		
Document Type:			

Legal Description:
Lot: 14 Block: 3 Subdivision: FAIRVIEW SUBDIVISION Map Ref: PL P-34

Prior Transfer

Recording Date:	06/15/2015	Sales Price:	N/A
Document #:	2003-013381-5 BK-PG 2015 -25363	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 14 Block: 3 Subdivision: FAIRVIEW Map Ref: PLAT # PLAT P
Abbreviated Description: FAIRVIEW BLK 3 LT 14

Mortgage Record

Recording Date:	07/19/2010	Loan Amount:	N/A

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Document #:	2010-034285-0 BK-PG -	Loan Type:	Unknown
TD Due Date:	01/01/2034	Type Finance:	

Legal Description:
Lot: 14 Block: 3 Subdivision: FAIRVIEW SUBDIVISION

Prior Transfer

Recording Date:	12/31/2003	Sales Price:	N/A
Document #:	2003-133815-0 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/26/2003		
Document Type:			

Legal Description:
Lot: 14 Block: 3 Subdivision: FAIRVIEW SUBDIVISION Map Ref: MB P-34

Area Sales Analysis

Total Area Sales		Median # of Bedrooms	3
Median Lot Size	7,375 SF	Median # of Baths	2
Median Living Area	1,709 SF	Median Year Built	1963
Price Range - 2 Yrs		Age Range	44 years to 72 years
Median Value		Median Age	63 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.64Mi.	**3402 TARWATER AVE** **ANCHORAGE, AK 99508-1030**	05/28/2026			1092	6/3/1	1982	6,750 SF	
		APN: 004-035-22-000 Document #: 2026-013955-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 2 Block: 13 District: 03 Subdivision: MOUNTAIN VIEW SUBDIVISION MapRef: PL P-5 Abbreviated Description: Lot:2 Block:13 District:03 Subdivision:MOUNTAIN VIEW SUBDIVISION Map Ref:PL P-5Abbreviated Description:LOT: WEST 1/3 N 2 OF LOT 2								
2	1.3Mi.	**1418 PRIMROSE ST** **ANCHORAGE, AK 99508-3060**	05/19/2026			1709	5/3/2	1960	7,500 SF	
		APN: 004-121-42-000 Document #: 2026-013106-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 18 Block: 11 District: 03 Subdivision: REPLAT OF GRANDVIEW GARDENS Abbreviated Description: Lot:18 Block:11 District:03 Subdivision:REPLAT OF GRANDVIEW GARDENS								
3	.31Mi.	**741 N PARK ST** **ANCHORAGE, AK 99508-1526**	05/04/2026			1380	6/2/2	1960	6,250 SF	
		APN: 005-015-43-000 Document #: 2026-011319-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 2 Block: 12 District: 03 Subdivision: NELS KLEVEN HOMESTEAD MapRef: PL P-25 Abbreviated Description: Lot:2 Block:12 District:03 Subdivision:NELS KLEVEN HOMESTEAD Map Ref:PL P-25Abbreviated Description:LOT: NORTH 1/3 OF W 2 OF LOT 2								
4	.67Mi.	**4436 E 6TH AVE** **ANCHORAGE, AK 99508-2227**	04/17/2026			2080	7/5/2	1966	10,325 SF	
		APN: 005-053-35-000 Document #: 2026-009882-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 2A Block: 3 District: 03 Subdivision: LAWRENCE SUBDIVISION 1948 MapRef: PL P-120A Abbreviated Description: Lot:2A Block:3 District:03 Subdivision:LAWRENCE SUBDIVISION 1948 Map Ref:PL P-120A								
5	.43Mi.	**4210 E 3RD AVE** **ANCHORAGE, AK 99508-2206**	02/26/2026			1040	6/3/1	1963	6,000 SF	
		APN: 005-046-52-000 Document #: 2026-004919-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 29 Block: 2 District: 03 Subdivision: MONTA VISTA SUBDIVISION MapRef: PL C-246 Abbreviated Description: Lot:29 Block:2 District:03 Subdivision:MONTA VISTA SUBDIVISION Map Ref:PL C-246								
6	.48Mi.	**4803 KENAI AVE** **ANCHORAGE, AK 99508-2328**	01/20/2026			1237	7/3/1	1954	9,238 SF	
		APN: 006-291-18-000 Document #: 2026-001471-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 3 Block: 1 District: 03 Subdivision: WONDER PARK SUBDIVISION MapRef: PL P-217C Abbreviated Description: Lot:3 Block:1 District:03 Subdivision:WONDER PARK SUBDIVISION Map Ref:PL P-217C								
7	.6Mi.	**4410 E 5TH AVE** **ANCHORAGE, AK 99508-2223**	11/18/2025			1940	8/3/2	1965	7,375 SF	
		APN: 005-044-17-000 Document #: 2025-034261-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 6 Block: 2 District: 03 Subdivision: LAWRENCE SUBDIVISION MapRef: PL P-120 Abbreviated Description: Lot:6 Block:2 District:03 Subdivision:LAWRENCE SUBDIVISION Map Ref:PL P-120								
8	.54Mi.	**309 STEWART ST** **ANCHORAGE, AK 99508-2421**	10/30/2025			2384	7/5/2	1958	8,400 SF	
		APN: 006-293-02-000 Document #: 2025-032342-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 5 Block: 8 District: 03 Subdivision: WONDER PARK ADDITION #5 MapRef: PL P-449 Abbreviated Description: Lot:5 Block:8 District:03 Subdivision:WONDER PARK ADDITION #5 Map Ref:PL P-449								
9	.49Mi.	**4618 KLONDIKE CT** **ANCHORAGE, AK 99508-2243**	10/24/2025			1768	6/3/2	1959	7,100 SF	
		APN: 005-042-19-000 Document #: 2025-031818-0 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 19 Block: 1 District: 03 Subdivision: JUSTAMERE RANCH #2 MapRef: PL P-186B Abbreviated Description: Lot:19 Block:1 District:03 Subdivision:JUSTAMERE RANCH #2 Map Ref:PL P-186B								
10	.5Mi.	**362 SHAW CIR** **ANCHORAGE, AK 99508-2261**	09/16/2025			1232	6/3/1	1980	6,000 SF	
		APN: 005-043-27-000 Document #: 2025-025889-0 Document Type: Price Code: Land Use: Single Family Residential								

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Legal: Lot: 14 Block: 2 District: 03 Subdivision: LAWRENCE SUBD MapRef: PL 78-160 Abbreviated
Description: Lot:14 Block:2 District:03 Subdivision:LAWRENCE SUBD Map Ref:PL 78-160

11 .28Mi. **201 BUNN ST** 08/21/2025 1008 6/3/1 1982 6,782 SF
ANCHORAGE, AK 99508-2281
APN: 005-031-43-000 Document #: 2025-023230-0
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 1B Block: 31 District: 03 Subdivision: FAIRVIEW SUBDIVISION EXTENSION MapRef: PL 82-202 Abbreviated
Description: Lot:1B Block:31 District:03 Subdivision:FAIRVIEW SUBDIVISION EXTENSION Map Ref:PL 82-202

12 .37Mi. **275 HOYT ST** 08/19/2025 2016 8/4/2 1961 9,378 SF
ANCHORAGE, AK 99508-2236
APN: 005-031-21-000 Document #: 2025-022924-0
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 10 Block: 30 District: 03 Subdivision: FAIRVIEW SUBDIVISION EXT MapRef: PL P-531 Abbreviated
Description: Lot:10 Block:30 District:03 Subdivision:FAIRVIEW SUBDIVISION EXT Map Ref:PL P-531

13 .55Mi. **268 FIREOVED DR** 08/14/2025 1976 7/4/2 1974 12,521 SF
ANCHORAGE, AK 99508-2561
APN: 006-296-53-000 Document #: 2025-022444-0
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 22 Block: 1 District: 03 Subdivision: WONDER PARK SUBDIVISION MapRef: PL 70-315 Abbreviated
Description: Lot:22 Block:1 District:03 Subdivision:WONDER PARK SUBDIVISION Map Ref:PL 70-315

14 1.34Mi. **1523 DEMEURE PL** 08/04/2025 912 5/3/1 1963 7,115 SF
ANCHORAGE, AK 99508-3164
APN: 004-121-11-000 Document #: 2025-021150-0
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 18A Block: 13 District: 03 Subdivision: GRANDVIEW GARDENS SUBDIVISION MapRef: PL P-179C Abbreviated
Description: Lot:18A Block:13 District:03 Subdivision:GRANDVIEW GARDENS SUBDIVISION Map Ref:PL P-179C

15 .69Mi. **4849 E 6TH AVE** 07/31/2025 1920 7/4/2 1978 7,539 SF
ANCHORAGE, AK 99508-2317
APN: 006-301-32-000 Document #: 2025-020853-0
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 20 Block: 3 District: 03 Subdivision: MELLOWOODS SUBDIVISION MapRef: PL 69-45 Abbreviated
Description: Lot:20 Block:3 District:03 Subdivision:MELLOWOODS SUBDIVISION Map Ref:PL 69-45

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.	**309 N BUNN ST**	**06/15/2015**	$250,600	$250,600	1,728	5/2/1	1959	6,250 SF	
.06Mi.	**409 N BUNN ST**	**08/30/2021**	$253,100	$253,100	1,155	7/3/2	1960	6,250 SF	Spa Only
.06Mi.	**230 N BUNN ST**	**11/20/2019**	$310,000	$310,000	1,554	7/4/2	2000	9,501 SF	
.06Mi.	**309 N HOYT ST**	**05/28/2025**	$411,500	$411,500	2,806	9/4/2	1950	6,250 SF	
.06Mi.	**4315 PETERKIN AVE**	**06/05/2013**	$332,600	$332,600	1,480	7/4/2	2012	6,250 SF	
.07Mi.	**419 N BUNN ST**	**08/04/1976**	$251,800	$251,800	1,700	8/4/2	1950	6,250 SF	
.07Mi.	**241 N HOYT ST**	**10/27/2016**	$110,000	$110,000	1,560	5/2/1	1950	6,250 SF	
.07Mi.	**233 N HOYT ST**	**05/13/2021**	$254,500	$254,500	1,750	6/3/1	1966	6,250 SF	
.07Mi.	**416 N BUNN ST**	**04/08/2021**	$278,200	$278,200	1,698	7/3/2	1958	6,250 SF	
.08Mi.	**425 N BUNN ST**	**06/23/2025**	$178,300	$178,300	894	5/2/1	1956	6,250 SF	
.08Mi.	**225 N HOYT ST**	**11/24/2015**	$206,200	$206,200	1,180	6/3/1	1957	6,250 SF	
.08Mi.	**428 N BUNN ST**	**08/21/2013**	$225,100	$225,100	1,640	6/2/1	1959	6,250 SF	
.08Mi.	**409 N LANE ST**	**04/03/2025**	$217,800	$217,800	880	5/2/1	1955	6,250 SF	
.09Mi.	**432 N LANE ST**	**01/23/2015**	$291,500	$291,500	1,700	7/4/1	1964	6,250 SF	
.1Mi.	**340 N BLISS ST**	**08/12/2020**	$195,400	$195,400	1,036	6/2/1	1953	6,250 SF	
.1Mi.	**402 N BLISS ST**	**12/06/2024**	$216,400	$216,400	1,152	7/4/1	1972	6,250 SF	

Rent vs. Own

Households Occupied by Renters:	38%	Households Occupied by Owners:	51%

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Demographics & Income

Median Age:	34.7 years old	Households:	12,038
Median Household Income:	$73,738	Households w/Family:	56%
Household Income Per Capita:	$35,425	Households w/Family Married:	34%
Most Common Education Level:	High School Graduate	Households w/Family Children:	29%

School District

School District Zone:	Anchorage School District	Students:	42,573
Number of Schools:	94	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.48Mi.	**Clark Middle School** Number of Students: 713 Student-Teacher Ratio: 26.04	D	Public	6 - 8
0.48Mi.	**Mountain View Elementary School** Number of Students: 230 Student-Teacher Ratio: 14.23	C-	Public	PK - 6
1.84Mi.	**Bettye Davis East Anchorage High School** Number of Students: 1,636 Student-Teacher Ratio: 20.35	C-	Public	9 - 12

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	133%	NOTABLY HIGHER
BURGLARY	120%	HIGHER
MOTOR VEHICLE THEFT	132%	NOTABLY HIGHER
FORCIBLE ROBBERY	105%	SIMILAR
AGGRAVATED ASSAULT	127%	HIGHER
FORCIBLE RAPE	96%	SIMILAR
MURDER	121%	HIGHER
OVERALL	120%	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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