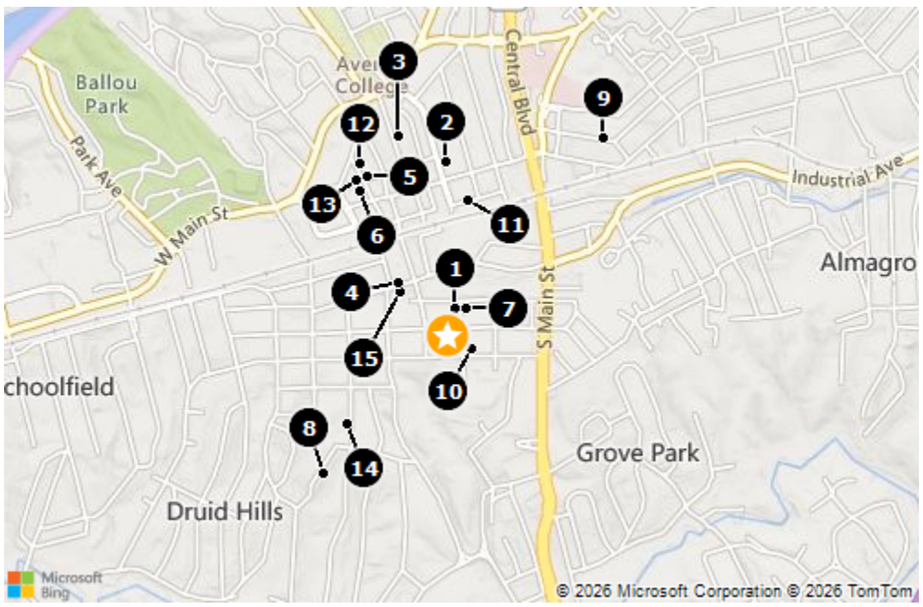
ICE SiteX Report

OrderID: 98458268

SiteX Property Information Report



Subject Property Location

315 HUGHES ST, DANVILLE, VA 24541-3942

County:	**DANVILLE CITY VA**	Census Tract:	515900010.003006
Property Use:	Single Family Residential	Zoning:	OLD TOWN RESIDENTIAL
Parcel Number:	21667	Thomas Bros Pg-Grid:	

Valuation

Value:	**$131,000**	FSD:	15	Common Confidence Score:	47
Value Range:	$111,350 - $150,650	ICE Confidence Score:	85		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	
Assd Land Value:	$3,800	Market Land Value:	$3,800	Tax Year:	2026
Assd Improvement:	$65,100	Market Improvment Value:	$65,100	Total Taxable Value:	$572
Total Assessed Value:	$68,900	Total Assessor Market Value:	$68,900	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: C Block: 24
Abbreviated Description: 50 FT LOT C BLK 24 HUGHES ST

Property Characteristics

Lot Size:	7,405 SF	Bedrooms:		Pool:	
Building Area:	888 SF	Baths:	1	Fireplace:	
Year Built:	1964	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	5	Ext Walls:	Siding (alum/vinyl)
Number of Units:		Garage Type:		Heating:	
Number of Stories:	1	Number of Cars:		A/C:	
Style:	Ranch	Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	03/27/2025	Sales Price:	$113,900
Document #:	250001032 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	03/20/2025		
Document Type:			

Legal Description:
Lot: C Block: 24

Prior Transfer

Recording Date:	03/27/2025	Sales Price:	$113,900
Document #:	BK-PG 25 -1032	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: C Block: 24
Abbreviated Description: 50 FT LOT C BLK 24 HUGHES ST

Prior Transfer

Recording Date:	12/21/2023	Sales Price:	$60,000
Document #:	230004440 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	12/18/2023		
Document Type:			

Legal Description:
Lot: C Block: 24 Subdivision: BUTLER LUMBER CO

ICE SiteX Report

OrderID: 98458268

Prior Transfer

Recording Date:	07/17/2023	Sales Price:	$82,000 Multiple Parcels Involved in this transaction
Document #:	230002470 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	07/14/2023		
Document Type:			

Legal Description:
Lot: C Block: 24

Prior Transfer

Recording Date:	05/26/2017	Sales Price:	$8,000
Document #:	170001964 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	05/05/2017		
Document Type:			

Legal Description:
Lot: c Block: 24

Mortgage Record

Recording Date:	12/18/2006	Loan Amount:	N/A
Document #:	BK-PG 600-6050	Loan Type:	New Conventional
TD Due Date:	12/18/2021	Type Finance:	FIX

Legal Description:

Area Sales Analysis

Total Area Sales	$2,168,000	Median # of Bedrooms	2
Median Lot Size	7,841 SF	Median # of Baths	1
Median Living Area	1,344 SF	Median Year Built	1949
Price Range - 2 Yrs	$24,000 to $370,000	Age Range	46 years to 104 years
Median Value	$110,000	Median Age	77 years

Comparable Sales Data

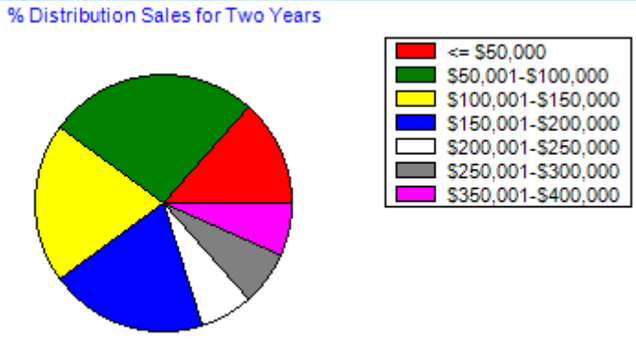
No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.07Mi.	**305 DUDLEY ST** **DANVILLE, VA 24541-3911**	02/19/2026	$65,000	$77	840	5/2/1	1947	7,841 SF	
		APN: 22281 Document #: 260000541 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 3 Block: 16 Abbreviated Description: Lot:3 Block:16								
2	.46Mi.	**303 VIRGINIA AVE** **DANVILLE, VA 24541-3729**	02/05/2026	$182,000	$98	1841	6/3/2	1922	8,276 SF	
		APN: 23881 Document #: 260000371 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 1 Block: 8 Abbreviated Description: Lot:1 Block:8 City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
3	.54Mi.	**145 COLLEGE AVE** **DANVILLE, VA 24541-3707**	12/29/2025	$370,000	$183	2016	7/4/2	1923	7,841 SF	
		APN: 26177 Document #: 250004525 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 22 Subdivision: SURVEY SHOWING LOT 22 AND PART OF ALLEY FOR ROBERT MapRef: MB 774 PG 338 Abbreviated Description: Lot:22 Subdivision:SURVEY SHOWING LOT 22 AND PART OF ALLEY FOR ROBERT Map Ref:MB 774 PG 338City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
4	.2Mi.	**316 CHATELAINE AVE** **DANVILLE, VA 24541-3850**	12/19/2025	$52,000	$38	1344	5/3/1	1952	6,098 SF	
		APN: 25050 Document #: 250004469 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 13 Subdivision: H S PEIRCE SURVEYOR MapRef: MB 603 PG 19 Abbreviated Description: Lot:13 Subdivision:H S PEIRCE SURVEYOR Map Ref:MB 603 PG 19City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
5	.47Mi.	**183 WESTHAMPTON AVE** **DANVILLE, VA 24541-3747**	12/11/2025	$194,600	$88	2200	7//2	1955	9,583 SF	
		APN: 24880 Document #: 250004330 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 19 Abbreviated Description: Lot:19 City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
6	.44Mi.	**208 WESTHAMPTON AVE** **DANVILLE, VA 24541-3750**	11/10/2025	$240,000	$128	1875	6/2/1	1925	7,405 SF	
		APN: 23357 Document #: 250003982 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 5 Section: H Subdivision: AVONDALE PARK MapRef: MB 142 PG 362 Abbreviated Description: Lot:5 Section:H Subdivision:AVONDALE PARK Map Ref:MB 142 PG 362City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
7	.09Mi.	**225 DUDLEY ST** **DANVILLE, VA 24541-3909**	11/05/2025	$82,500	$98	840	5/2/1	1947	5,663 SF	
		APN: 22287 Document #: 250003903 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 16 Block: 15 Subdivision: MAP SHOWING SURVEY OF PROPERTY OF BUTLER LUMBER CO MapRef: MB 242 PG 475 Abbreviated Description: Lot:16 Block:15 Subdivision:MAP SHOWING SURVEY OF PROPERTY OF BUTLER LUMBER CO Map Ref:MB 242 PG 475City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
8	.48Mi.	**117 W STEPHENS ST** **DANVILLE, VA 24541-4430**	11/03/2025	$105,000	$171	612	3/1/1	1940	9,583 SF	
		APN: 56752 Document #: 250003896 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 239 Abbreviated Description: Lot:239 City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
9	.67Mi.	**1218 PAXTON ST** **DANVILLE, VA 24541-2900**	11/03/2025	$98,000	$82	1184	//		7,405 SF	
		APN: 21194 Document #: 250003892 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 62 Abbreviated Description: Lot:62 City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								

ICE SiteX Report

OrderID: 98458268

10	.07Mi.	**224 KEMPER RD** **DANVILLE, VA 24541-3919**	08/29/2025	$24,000	$28	856	4/2/1	1951	7,405 SF
	APN: 23067 Document #: 250003024 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 14 Block: 23 Subdivision: PROPERTY OF THE WEST END AND COMPANY MapRef: MB 100 PG 600 Abbreviated Description: Lot:14 Block:23 Subdivision:PROPERTY OF THE WEST END AND COMPANY Map Ref:MB 100 PG 600City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
11	.36Mi.	**328 FLORAL AVE** **DANVILLE, VA 24541-3753**	08/20/2025	$40,000	$28	1392	6/2/1	1927	3,049 SF
	APN: 21553 Document #: 250002903 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
12	.51Mi.	**161 WESTHAMPTON AVE** **DANVILLE, VA 24541-3747**	08/14/2025	$299,900	$123	2435	7/3/3	1958	12,197 SF
	APN: 25772 Document #: 250002838 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 22A Subdivision: WESTHAMPTON AVENUE MapRef: MB 23 PG 117 Abbreviated Description: Lot:22A Subdivision:WESTHAMPTON AVENUE Map Ref:MB 23 PG 117City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
13	.47Mi.	**182 WESTHAMPTON AVE** **DANVILLE, VA 24541-3767**	08/12/2025	$185,000	$126	1468	6/6/6	1980	11,326 SF
	APN: 23684 Document #: 250002807 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 17 Abbreviated Description: Lot:17 City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
14	.36Mi.	**636 EDMONDS ST** **DANVILLE, VA 24541-4414**	08/12/2025	$110,000	$125	875	5/2/1	1961	11,326 SF
	APN: 55532 Document #: 250002811 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 7 Subdivision: DAN RIVER MILLS Abbreviated Description: Lot:7 Subdivision:DAN RIVER MILLS City/Muni/Twp:DANVILLE City/Muni/Twp: DANVILLE								
15	.17Mi.	**313 CHATELAINE AVE** **DANVILLE, VA 24541-3811**	08/08/2025	$120,000	$115	1040	4/2/1	1951	5,663 SF
	APN: 23736 Document #: 250002766 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: B Abbreviated Description: Lot:B								

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.	**315 HUGHES ST**	**03/27/2025**	$68,900	$68,900	888	5//1	1964	7,405 SF	
.01Mi.	**311 HUGHES ST**	**04/12/2013**	$45,500	$45,500	864	5/3/1	1966	7,405 SF	
.02Mi.	**307 HUGHES ST**	**01/16/1998**	$41,400	$41,400	888	5//1	1964	7,841 SF	
.03Mi.	**327 HUGHES ST**	**08/07/2024**	$54,200	$54,200	480	4//1	1947	5,227 SF	
.03Mi.	**200 BOSWELL ST**	**03/09/2026**	$81,400	$81,400	696	4/2/1	1966	10,890 SF	
.03Mi.	**308 KEMPER RD**	**08/15/2018**	$43,400	$43,400	1,020	5/3/1	1952	8,276 SF	
.03Mi.	**318 KEMPER RD**	**06/02/2020**	$71,100	$71,100	1,920	8/4/1	1937	15,682 SF	
.03Mi.	**306 KEMPER RD**	**04/08/2021**	$44,400	$44,400	1,080	6//1	1951	8,276 SF	
.04Mi.	**304 KEMPER RD**	**07/06/2021**	$43,400	$43,400	835	4/1/1	1950	8,276 SF	
.04Mi.	**324 KEMPER RD**	**12/22/2025**	$40,500	$40,500	1,272	5/2/1	1950	10,890 SF	
.04Mi.	**331 HUGHES ST**	**05/26/2021**	$61,900	$61,900	1,329	7//1	1950	10,454 SF	
.05Mi.	**302 KEMPER RD**	**05/02/2025**	$92,800	$92,800	1,036	4/2/1	1954	4,792 SF	
.05Mi.	**229 HUGHES ST**	**03/02/2026**	$21,800	$21,800	576	4/2/1	1964	7,405 SF	
.05Mi.	**324 HUGHES ST**	**12/12/2025**	$38,900	$38,900	768	4//1	1964	8,276 SF	
.05Mi.	**623 SOUTHAMPTON AVE**	**03/29/2024**	$48,200	$48,200	1,260	7/2/1	1947	4,792 SF	
.06Mi.	**614 BOSWELL ST**	**08/29/2016**	$15,800	$15,800	780	5/2/1	1952	4,792 SF	

ICE SiteX Report

OrderID: 98458268

Rent vs. Own

Households Occupied by Renters:	43%	Households Occupied by Owners:	43%

Demographics & Income

Median Age:	43.7 years old	Households:	11,734
Median Household Income:	$51,683	Households w/Family:	50%
Household Income Per Capita:	$31,185	Households w/Family Married:	28%
Most Common Education Level:	High School Graduate	Households w/Family Children:	22%

School District

School District Zone:	Danville City Public Schools	Students:	5,564
Number of Schools:	17	Rating:	F

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.24Mi.	**George Washington High School** Number of Students: 1,248 Student-Teacher Ratio: 11.6 Advanced Placement: Yes	D	Public	9 - 12
1.46Mi.	**Schoolfield Elementary School** Number of Students: 516 Student-Teacher Ratio: 13.29	F	Public	KG - 5
2.05Mi.	**O. T. Bonner Middle School** Number of Students: 501 Student-Teacher Ratio: 10.53	D-	Public	6 - 8

Flood Report

The Subject Property of **315 HUGHES ST, DANVILLE, VA 24541-3942** 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	108%	SIMILAR
BURGLARY	126%	HIGHER
MOTOR VEHICLE THEFT	129%	HIGHER
FORCIBLE ROBBERY	126%	HIGHER
AGGRAVATED ASSAULT	111%	HIGHER
FORCIBLE RAPE	135%	NOTABLY HIGHER
MURDER	126%	HIGHER
OVERALL	114%	HIGHER

Disaster Alerts

1/22/2026 - Severe Winter Storm

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