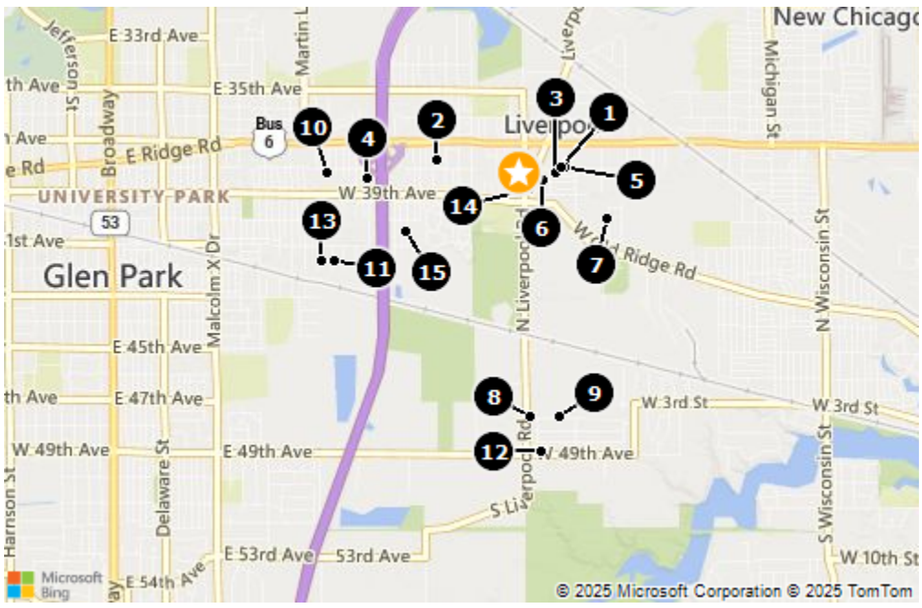
ICE SiteX Report

OrderID: 94960271

SiteX Property Information Report



Subject Property Location

3215 W 38TH AVE, HOBART, IN 46342-1750

County:	**LAKE IN**	Census Tract:	180890421.001010
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	45-08-26-232-019.000-018	Thomas Bros Pg-Grid:	

Valuation

Value:	**$158,000**	FSD:	17
Value Range:	$131,140 - $184,860	Confidence Score:	83

County Tax & Assessment

Assessment Year:	2024	Market Value Year:	2024	Tax Rate Code Area:	18:HBT-HBT T-HBT C
Assd Land Value:	$15,300	Market Land Value:	$15,300	Tax Year:	2024
Assd Improvement:	$116,200	Market Improvment Value:	$116,200	Total Taxable Value:	$1,706
Total Assessed Value:	$131,500	Total Assessor Market Value:	$131,500	Delinquent Year:	
				Tax Account ID:	006-27-17-0048-0049
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 30,31 Block: 3 District: 0006 Map Ref: K17-048 28 PG80

Abbreviated Description:	F.D. BARNES GARY ADD. W. 50 FT. LOTS 30 & 31 & 32 BLOCK 3
City/Muni/Twp:	HOBART TOWNSHIP

Property Characteristics

Lot Size:	4,487 SF	Bedrooms:	2	Pool:	
Building Area:	1248 SF	Baths:	1	Fireplace:	
Year Built:	1953	Partial Baths:	1	Type Const:	Wood
Number of Buildings:		Number of Rooms:	6	Ext Walls:	
Number of Units:		Garage Type:	Attached	Heating:	Central
Number of Stories:	2+B	Number of Cars:	2	A/C:	Central
Style:		Basement:	Full	Roof Cover:	Asphalt
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	09/24/2020	Sales Price:	N/A
			Multiple Parcels Involved in this transaction
Document #:	2020-067513 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	09/18/2020		
Document Type:	Warranty Deed		

Legal Description:

Lot: 30-32 Block: 3 Subdivision: F D BARNES GARY ADDITION Map Ref: MB 10 PG 27
Abbreviated Description: WEST 50 FT OF LOT 30-32
City/Muni/Twp: HOBART

Prior Transfer

Recording Date:	09/18/2020	Sales Price:	N/A
Document #:	BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Lot: 30,31 Block: 3 District: 0006 Map Ref: K17-048 28 PG80
Abbreviated Description: F.D. BARNES GARY ADD. W. 50 FT. LOTS 30 & 31 & 32 BLOCK 3
City/Muni/Twp: HOBART TOWNSHIP

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Area Sales Analysis

Total Area Sales		Median # of Bedrooms	3
Median Lot Size	7,623 SF	Median # of Baths	1
Median Living Area	1,092 SF	Median Year Built	1959
Price Range - 2 Yrs		Age Range	28 years to 88 years
Median Value		Median Age	66 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.21Mi.	**2900 W 38TH AVE** **HOBART, IN 46342-1712**	06/18/2025			925	6/3/1	1956	7,500 SF	
		APN: 45-08-25-104-016.000-018 Document #: 2025-522042 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 25 Subdivision: RESUBDIVISION OF PARTS OF INDIANA RIDGE SUBDIVISIO MapRef: MB 31 PG 38 Abbreviated Description: Lot:25 Subdivision:RESUBDIVISION OF PARTS OF INDIANA RIDGE SUBDIVISIO Map Ref:MB 31 PG 38City/Muni/Twp:HOBART City/Muni/Twp: HOBART								
2	.4Mi.	**3773 SANDUSKY ST** **HOBART, IN 46342-1631**	06/17/2025			919	6/3/1	1959	7,492 SF	
		APN: 45-08-26-202-011.000-018 Document #: 2025-521768 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 23 Block: 3 Subdivision: RIDGEWOOD ADDITION MapRef: MB 8 PG 14 Abbreviated Description: Lot:23 Block:3 Subdivision:RIDGEWOOD ADDITION Map Ref:MB 8 PG 14City/Muni/Twp:GARY City/Muni/Twp: GARY								
3	.17Mi.	**2925 W 38TH AVE** **HOBART, IN 46342-1711**	06/10/2025			925	3/3/1	1956	8,636 SF	
		APN: 45-08-25-107-002.000-018 Document #: 2025-520815 Document Type: Personal Representatives Deed Price Code: Land Use: Single Family Residential Legal: Lot: 34 Subdivision: INDIANA RIDGE SUBDIVISION MapRef: MB 31 PG 38 Abbreviated Description: Lot:34 Subdivision:INDIANA RIDGE SUBDIVISION Map Ref:MB 31 PG 38City/Muni/Twp:HOBART City/Muni/Twp: HOBART								
4	.75Mi.	**3832 MISSOURI ST** **HOBART, IN 46342-1502**	06/05/2025			1408	5/2/1	1937	4,792 SF	
		APN: 45-08-26-108-026.000-018 Document #: 2025-520136 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 16&18 Block: 8 Subdivision: STOCK YARDS ADDITION MapRef: MB 2 PG 48 Abbreviated Description: Lot:16&18 Block:8 Subdivision:STOCK YARDS ADDITION Map Ref:MB 2 PG 48								
5	.22Mi.	**2834 W 38TH AVE** **HOBART, IN 46342-1710**	06/03/2025			1225	6/3/1	1956	7,500 SF	
		APN: 45-08-25-104-017.000-018 Document #: 2025-519612 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 24 Subdivision: INDIANA RIDGE SUBDIVISION MapRef: MB 31 PG 38 Abbreviated Description: Lot:24 Subdivision:INDIANA RIDGE SUBDIVISION Map Ref:MB 31 PG 38City/Muni/Twp:HOBART City/Muni/Twp: HOBART								
6	.12Mi.	**3018 W 38TH PL** **HOBART, IN 46342-1808**	06/03/2025			925	6/3/1	1958	7,623 SF	AboveGround
		APN: 45-08-25-105-012.000-018 Document #: 2025-519713 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 53 Subdivision: INDIANA RIDGE SUBDIVISION MapRef: MB 31 PG 38 Abbreviated Description: Lot:53 Subdivision:INDIANA RIDGE SUBDIVISION Map Ref:MB 31 PG 38								
7	.47Mi.	**514 W HANSEN BLVD** **HOBART, IN 46342-1879**	05/19/2025			1092	6/3/1	1997	8,750 SF	
		APN: 45-08-25-178-007.000-018 Document #: 2025-517552 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 47 Subdivision: HILLMAN HEIGHTS MapRef: MB 80 PG 54 Abbreviated Description: Lot:47 Subdivision:HILLMAN HEIGHTS Map Ref:MB 80 PG 54								
8	1.18Mi.	**3130 CRABAPPLE LN** **HOBART, IN 46342-3818**	05/19/2025			1704	7/4/2	1978	10,498 SF	
		APN: 45-08-36-151-001.000-018 Document #: 2025-517680 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 182 Subdivision: CRESTWOOD TRACE MapRef: MB 42 PG 29 Abbreviated Description: Lot:182 Subdivision:CRESTWOOD TRACE Map Ref:MB 42 PG 29City/Muni/Twp:HOBART City/Muni/Twp: HOBART								
9	1.2Mi.	**2910 CRABAPPLE LN** **HOBART, IN 46342-3814**	05/12/2025			1704	6/3/1	1977	9,409 SF	
		APN: 45-08-36-151-011.000-018 Document #: 2025-516658 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 192 Subdivision: CRESTWOOD TRACE MapRef: MB 42 PG 29 Abbreviated Description: Lot:192 Subdivision:CRESTWOOD TRACE Map Ref:MB 42 PG 29City/Muni/Twp:HOBART City/Muni/Twp: HOBART								
10	.93Mi.	**3804 SWIFT ST** **HOBART, IN 46342-1545**	04/29/2025			1751	8/4/2	1938	9,888 SF	
		APN: 45-08-26-105-024.000-018 Document #: 2025-514755 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 2,4,6&8 Block: 5 Subdivision: STOCK YARDS ADDITION TO TOLLESTON MapRef: MB 2 PG 48 Abbreviated Description: Lot:2,4,6&8 Block:5 Subdivision:STOCK YARDS ADDITION TO TOLLESTON Map Ref:MB 2 PG 48Abbreviated Description:PORTION LOT8 City/Muni/Twp:HOBART City/Muni/Twp: HOBART								
11	.99Mi.	**4123 SWIFT ST** **HOBART, IN 46342-1550**	04/25/2025			925	6/3/1	1960	7,405 SF	
		APN: 45-08-26-303-006.000-019 Document #: 2025-514333								

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Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 6 Block: 2 Subdivision: GLEN LANE Abbreviated Description: Lot:6 Block:2 Subdivision:GLEN LANE City/Muni/Twp:HOBART City/Muni/Twp: HOBART

12	1.36Mi.	**3030 W 49TH AVE**	04/23/2025	2240	7/3/1	1978	9,278 SF	AboveGround
		HOBART, IN 46342-3865						

APN: 45-08-36-155-018.000-018 Document #: 2025-514049
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 5 Subdivision: CRESTWOOD TRACE MapRef: MB 42 PG 29 Abbreviated Description: Lot:5 Subdivision:CRESTWOOD TRACE Map Ref:MB 42 PG 29City/Muni/Twp:HOBART City/Muni/Twp: HOBART

13	1.05Mi.	**4121 MISSISSIPPI ST**	04/16/2025	925	6/3/1	1960	7,405 SF	
		HOBART, IN 46342-1533						

APN: 45-08-26-301-006.000-019 Document #: 2025-512937
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 6 Block: 1 Subdivision: GLEN LANE ADDITION MapRef: MB 33 PG 23 Abbreviated Description: Lot:6 Block:1 Subdivision:GLEN LANE ADDITION Map Ref:MB 33 PG 23

14	.09Mi.	**3867 S LIVERPOOL RD**	04/15/2025	925	6/3/1	1958	8,000 SF	
		HOBART, IN 46342-1717						

APN: 45-08-25-106-002.000-018 Document #: 2025-512811
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 10 Block: 5 Subdivision: INDIANA RIDGE SUBDIVISION MapRef: MB 22 PG 31 Abbreviated Description: Block:5 Subdivision:INDIANA RIDGE SUBDIVISION Map Ref:MB 22 PG 31Abbreviated Description:SOUTH19FT LOT10

15	.62Mi.	**4046 HOWARD ST**	04/10/2025	1160	6/3/1	1959	6,229 SF	
		HOBART, IN 46342-1615						

APN: 45-08-26-181-017.000-018 Document #: 2025-512194
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 1 Block: 3 Subdivision: CHARLES M BARNEYS GARY PARK ADDITION Abbreviated Description: Lot:1 Block:3 Subdivision:CHARLES M BARNEYS GARY PARK ADDITION City/Muni/Twp:HOBART City/Muni/Twp: HOBART

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.	**3215 W 38TH AVE**	**09/18/2020**	$131,500	$131,500	1,248	6/2/1	1953	4,487 SF	
.02Mi.	**3848 MAXWELL ST**	**03/11/2021**	$102,400	$102,400	740	6/3/1	1944	12,589 SF	
.02Mi.	**3801 PARKER ST**	**06/22/2012**	$130,000	$130,000	1,125	6/3/1	1956	7,492 SF	
.02Mi.	**3803 PARKER ST**	**07/07/1982**	$80,800	$80,800	816	7/4/1	1944	11,238 SF	
.03Mi.	**3780 MAXWELL ST**	**06/07/2022**	$123,900	$123,900	1,142	7/3/1	1941	9,453 SF	
.03Mi.	**3789 PARKER ST**		$87,500	$87,500	984	6/3/1	1942	7,492 SF	AboveGround
.03Mi.	**3850 MAXWELL ST**	**02/09/2018**	$110,600	$110,600	764	5/2/1	1942	6,316 SF	
.03Mi.	**3827 PARKER ST**	**03/11/2020**	$149,900	$149,900	943	5/3/1	1941	11,238 SF	
.04Mi.	**3770 MAXWELL ST**	**03/28/2014**	$113,700	$113,700	1,081	7/4/1	1959	7,579 SF	
.04Mi.	**3830 S LIVERPOOL RD**	**02/23/2016**	$133,400	$133,400	1,339	6/3/1	1955	8,160 SF	AboveGround
.04Mi.	**3771 PARKER ST**	**10/02/1990**	$101,000	$101,000	990	6/3/1	1929	7,492 SF	
.04Mi.	**3800 S LIVERPOOL RD**	**06/13/2019**	$152,200	$152,200	1,040	3/3/1	1957	11,631 SF	
.05Mi.	**3783 MAXWELL ST**	**12/14/2021**	$143,000	$143,000	1,040	3/3/1	1971	7,500 SF	
.05Mi.	**3764 MAXWELL ST**	**11/15/2017**	$127,100	$127,100	1,040	6/3/1	1942	5,663 SF	
.05Mi.	**3850 S LIVERPOOL RD**	**06/23/1997**	$137,800	$137,800	1,728	3/3/1	1919	7,128 SF	AboveGround
.06Mi.	**3325 W 38TH AVE**	**11/05/2021**	$147,100	$147,100	1,560	//1	1980	6,229 SF	

Rent vs. Own

Households Occupied by Renters:	20%	Households Occupied by Owners:	74%

ICE SiteX Report

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Demographics & Income

Median Age:	40.5 years old	Households:	13,058
Median Household Income:	$68,205	Households w/Family:	64%
Household Income Per Capita:	$32,213	Households w/Family Married:	46%
Most Common Education Level:	High School Graduate	Households w/Family Children:	28%

School District

School District Zone:	Hobart School City	Students:	3,967
Number of Schools:	6	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.05Mi.	**Early Learning Center-George Earle** Number of Students: 306 Student-Teacher Ratio: 27.82	NA	Public	PK - KG
2.58Mi.	**Hobart Middle School** Number of Students: 952 Student-Teacher Ratio: 19.83	C+	Public	6 - 8
1.62Mi.	**Veterans Elementary School at Mund** Number of Students: 518 Student-Teacher Ratio: 21.58	B	Public	1 - 5
3.98Mi.	**Hobart High School** Number of Students: 1,265 Student-Teacher Ratio: 21.8 Advanced Placement: Yes	B-	Public	9 - 12

Flood Report

The Subject Property of **3215 W 38TH AVE, HOBART, IN 46342-1750** 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	102%	SIMILAR
BURGLARY	116%	HIGHER
MOTOR VEHICLE THEFT	107%	SIMILAR
FORCIBLE ROBBERY	109%	SIMILAR
AGGRAVATED ASSAULT	95%	SIMILAR
FORCIBLE RAPE	96%	SIMILAR
MURDER	106%	SIMILAR
OVERALL	91%	LOWER

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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