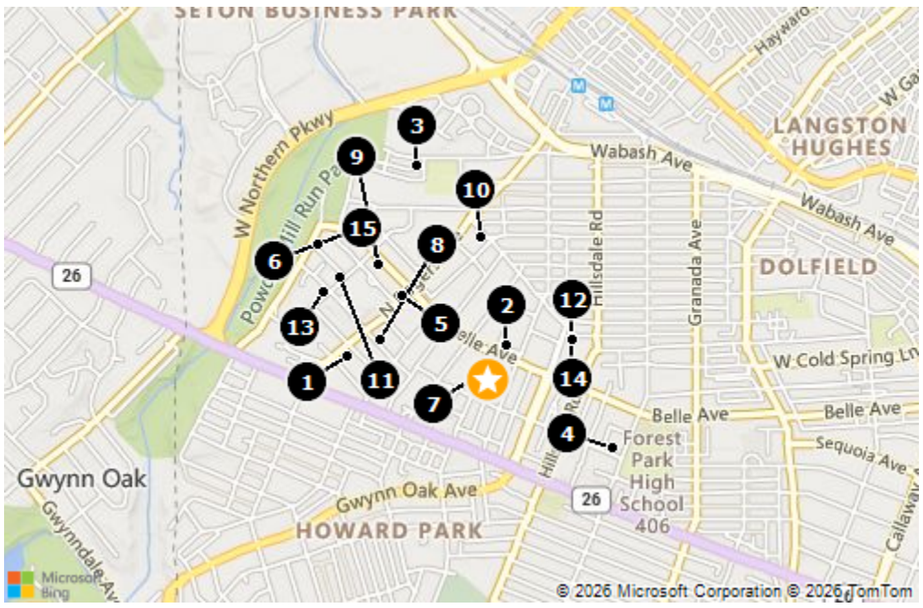
ICE SiteX Report

OrderID: 98224571

SiteX Property Information Report



Subject Property Location

3707 HOWARD PARK AVE, BALTIMORE, MD 21207-7116

County:	**BALTIMORE CITY MD**	Census Tract:	245102801.023004
Property Use:	Townhouse (Residential)	Zoning:	R-4
Parcel Number:	28-02-8243 -043	Thomas Bros Pg-Grid:	740-7E

Valuation

Value:	**$180,000**	FSD:	13	Common Confidence Score:	57
Value Range:	$156,600 - $203,400	ICE Confidence Score:	87		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:		Market Land Value:	$25,000	Tax Year:	2023
Assd Improvement:		Market Improvment Value:	$155,000	Total Taxable Value:	$3,249
Total Assessed Value:	$156,600	Total Assessor Market Value:	$180,000	Delinquent Year:	
				Tax Account ID:	028243 043
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

Lot: 43 Block: 8243 Section: 2 District: 28 Map Ref: 28
Abbreviated Description: 31-3X193-3

Property Characteristics

Lot Size:		Bedrooms:		Pool:	
Building Area:	1357 SF	Baths:	1	Fireplace:	
Year Built:	1953	Partial Baths:	1	Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Brick
Number of Units:	1	Garage Type:	Carport	Heating:	Baseboard
Number of Stories:	2+B	Number of Cars:	1	A/C:	
Style:		Basement:	Finished	Roof Cover:	Built-up
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	12/27/2017	Sales Price:	$148,190
Document #:	19788-324 BK-PG 10614-595	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	06/09/2016	Loan Amount:	N/A
Document #:	BK-PG 18188-312	Loan Type:	FHA
TD Due Date:	04/01/2043	Type Finance:	
Legal Description:			

Prior Transfer

Recording Date:	04/04/2012	Sales Price:	$148,190
Document #:	BK-PG 10614-595	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/16/2008	Sales Price:	$126,875
Document #:	BK-PG 8230-202	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

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Prior Transfer

Recording Date:	04/16/2008	Sales Price:	N/A
Document #:	72523 BK-PG FMC10614-0590	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:
Lot: 43 Block: 8243 Section: 2 District: 28 Map Ref: 28
Abbreviated Description: IMPS;31-3X193-3 ; ;

Prior Transfer

Recording Date:	04/16/2008	Sales Price:	N/A
Document #:	072523 BK-PG 10614 -590	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 43 Block: 8243 Section: 2 District: 28 Map Ref: 28
Abbreviated Description: 31-3X193-3

Mortgage Record

Recording Date:	04/16/2008	Loan Amount:	N/A
Document #:	BK-PG 10614-595	Loan Type:	Stand Alone Refi
TD Due Date:	05/01/2038	Type Finance:	

Legal Description:
Abbreviated Description: TAX ID# 28-02-8243 -043

Mortgage Record

Recording Date:	08/21/2006	Loan Amount:	N/A
Document #:	BK-PG 08230-0202	Loan Type:	Stand Alone Refi
TD Due Date:	08/01/2036	Type Finance:	

Legal Description:

Prior Transfer

Recording Date:	01/09/2001	Sales Price:	$88,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	01/09/2001	Sales Price:	$88,000
Document #:	022957 BK-PG FMC00990-00403	Type of Sale:	Full Amount on Deed
Document Type:			

Legal Description:
Lot: 00043 Block: 08243 Section: 002 District: 28
Abbreviated Description: 028243 043

Area Sales Analysis

Total Area Sales	$2,994,846	Median # of Bedrooms	
Median Lot Size	SF	Median # of Baths	1
Median Living Area	1,280 SF	Median Year Built	1952
Price Range - 2 Yrs	$108,000 to $290,000	Age Range	70 years to 90 years
Median Value	$200,000	Median Age	74 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.36Mi.	**3617 N ROGERS AVE** **BALTIMORE, MD 21207-7039**	07/28/2026	$250,000	$133	1876	//1	1937	SF	
		APN: 28-02-8279 -036 Document #: Document Type: Price Code: D Land Use: Townhouse (Residential) Legal:								
2	.1Mi.	**3801 HOWARD PARK AVE** **BALTIMORE, MD 21207-7118**	06/22/2026	$254,846	$209	1216	//1	1953	SF	
		APN: 28-02-8242 -039 Document #: Document Type: Price Code: D Land Use: Townhouse (Residential) Legal: Lot: 22 Subdivision: GARDEN DEVELOPMENT CORPORATION MapRef: LB 2150 FO 61 Abbreviated Description: Lot:22 Subdivision:GARDEN DEVELOPMENT CORPORATION Map Ref:LB 2150 FO 61								
3	.56Mi.	**5561 KENNISON AVE** **BALTIMORE, MD 21215-4235**	06/04/2026	$142,000	$127	1116	//1	1956	SF	
		APN: 28-02-8190 -019 Document #: Document Type: Price Code: D Land Use: Townhouse (Residential) Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE City/Muni/Twp: BALTIMORE								
4	.35Mi.	**4402 HADDON AVE** **BALTIMORE, MD 21207-7661**	05/05/2026	$290,000	$195	1484	//2	1936	SF	
		APN: 28-02-8248A-013 Document #: Document Type: Price Code: D Land Use: Townhouse (Residential) Legal:								
5	.31Mi.	**3902 N ROGERS AVE** **BALTIMORE, MD 21207-7025**	02/26/2026	$108,000	$84	1280	//1	1949	SF	
		APN: 28-02-8266 -051 Document #: Document Type: Price Code: D Land Use: Townhouse (Residential) Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE CITY City/Muni/Twp: BALTIMORE CITY								
6	.54Mi.	**3811 PARKVIEW AVE** **BALTIMORE, MD 21207-6936**	02/20/2026	$150,000	$156	960	//1	1952	SF	
		APN: 28-02-8268 -040 Document #: Document Type: Price Code: D Land Use: Townhouse (Residential) Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE City/Muni/Twp: BALTIMORE								

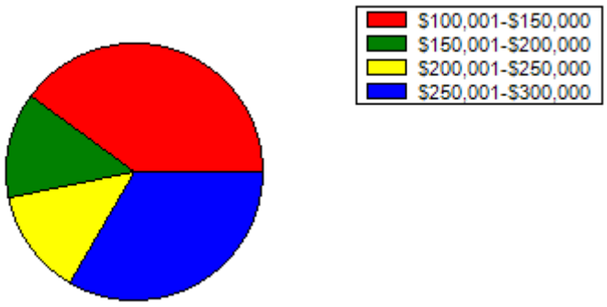
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7	.04Mi.	**3702 HOWARD PARK AVE** **BALTIMORE, MD 21207-7115**	02/06/2026	$115,000	$84	1357	//1	1953	SF
	APN: 28-02-8243 -050 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE CITY City/Muni/Twp: BALTIMORE CITY								
8	.28Mi.	**5310 HADDON AVE** **BALTIMORE, MD 21207-7049**	02/03/2026	$275,000	$214	1280	//2	1947	SF
	APN: 28-02-8273 -022 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE CITY City/Muni/Twp: BALTIMORE CITY								
9	.4Mi.	**5527 BELLE AVE** **BALTIMORE, MD 21207-7002**	01/02/2026	$125,000	$86	1440	//1	1952	SF
	APN: 28-02-8266 -033 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE City/Muni/Twp: BALTIMORE								
10	.35Mi.	**4703 POST RD** **BALTIMORE, MD 21215-4230**	11/24/2025	$275,000	$214	1280	//1	1951	SF
	APN: 28-02-8218A-012 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE City/Muni/Twp: BALTIMORE								
11	.45Mi.	**3814 BOWERS AVE** **BALTIMORE, MD 21207-7005**	10/16/2025	$200,000	$185	1080	//1	1955	SF
	APN: 28-02-8285 -060 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal:								
12	.23Mi.	**3909 GWYNN OAK AVE** **BALTIMORE, MD 21207-7628**	09/23/2025	$290,000	$213	1360	//1	1948	SF
	APN: 28-02-8238 -031 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE City/Muni/Twp: BALTIMORE								
13	.47Mi.	**3712 BOWERS AVE** **BALTIMORE, MD 21207-7003**	07/09/2025	$135,000	$125	1080	//1	1955	SF
	APN: 28-02-8285 -048 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal:								
14	.24Mi.	**3913 GWYNN OAK AVE** **BALTIMORE, MD 21207-7628**	06/25/2025	$175,000	$128	1360	//1	1948	SF
	APN: 28-02-8238 -033 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal: Abbreviated Description: City/Muni/Twp:BALTIMORE City/Muni/Twp: BALTIMORE								
15	.54Mi.	**3809 PARKVIEW AVE** **BALTIMORE, MD 21207-6936**	06/16/2025	$210,000	$218	960	//2	1952	SF
	APN: 28-02-8268 -039 Document #:								
	Document Type: Price Code: D								
	Land Use: Townhouse (Residential)								
	Legal:								

Comparable Sales Chart

% Distribution Sales for Two Years



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.	**3707 HOWARD PARK AVE**	**04/16/2008**	$180,000	$156,600	1,357	//1	1953		
.01Mi.	**3709 HOWARD PARK AVE**		$176,900	$153,967	1,357	//1	1953		
.01Mi.	**3705 HOWARD PARK AVE**	**06/15/2020**	$187,900	$163,300	1,357	//1	1953		
.01Mi.	**3711 HOWARD PARK AVE**		$176,900	$153,967	1,357	//1	1953		
.02Mi.	**3713 HOWARD PARK AVE**	**09/09/2016**	$193,000	$167,467	1,357	//1	1953		
.02Mi.	**3715 HOWARD PARK AVE**		$166,600	$145,200	1,357	//1	1953		
.03Mi.	**3717 HOWARD PARK AVE**		$188,300	$163,700	1,357	//1	1953		
.03Mi.	**4808 HADDON AVE**	**07/18/2023**	$253,600	$162,533	1,522	//3	1940		
.03Mi.	**4810 HADDON AVE**		$153,500	$134,100	1,518	//1	1940		
.04Mi.	**3719 HOWARD PARK AVE**		$179,200	$155,933	1,357	//1	1953		
.04Mi.	**3706 HOWARD PARK AVE**	**02/26/2024**	$175,700	$152,967	1,357	//1	1953		
.04Mi.	**3708 HOWARD PARK AVE**	**04/08/2005**	$179,100	$155,833	1,357	//1	1953		
.04Mi.	**3704 HOWARD PARK AVE**	**01/27/2021**	$179,800	$156,400	1,357	//1	1953		
.04Mi.	**3710 HOWARD PARK AVE**	**12/31/2003**	$181,200	$157,600	1,357	//1	1953		
.04Mi.	**3702 HOWARD PARK AVE**	**06/27/2000**	$179,200	$155,933	1,357	//1	1953		
.04Mi.	**3712 HOWARD PARK AVE**		$180,000	$156,600	1,357	//1	1953		

Rent vs. Own

Households Occupied by Renters:	35%	Households Occupied by Owners:	58%

Demographics & Income

Median Age:	40.7 years old	Households:	18,653
Median Household Income:	$75,253	Households w/Family:	62%
Household Income Per Capita:	$37,591	Households w/Family Married:	31%
Most Common Education Level:	High School Graduate	Households w/Family Children:	29%

School District

School District Zone:	Baltimore City Public Schools	Students:	76,807
Number of Schools:	151	Rating:	C

Assigned Schools

Proxim.	Name	Rating	Type	Grade
5.37Mi.	**Baltimore City College** Number of Students: 1,470 Student-Teacher Ratio: 18.61 Advanced Placement: Yes	A-	Public	9 - 12
4.58Mi.	**Northwestern High School** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	9 - 12
2.09Mi.	**ConneXions: A Community Based Arts School** Number of Students: 523 Student-Teacher Ratio: 16.6	D-	Public	6 - 12
4.58Mi.	**Baltimore I.T. Academy** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 8
5.68Mi.	**The Reach! Partnership School** Number of Students: 724 Student-Teacher Ratio: 15.74	F	Public	8 - 12
3.95Mi.	**Augusta Fells Savage Institute of Visual Arts** Number of Students: 337 Student-Teacher Ratio: 13.48 Advanced Placement: Yes	F	Public	9 - 12
7.62Mi.	**N.A.C.A. Freedom and Democracy Academy II** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 12
6.47Mi.	**The Crossroads School** Number of Students: 162 Student-Teacher Ratio: 11.57	C+	Public	6 - 8
3.15Mi.	**Carver Vocational-Technical High School** Number of Students: 1,041 Student-Teacher Ratio: 17.21 Advanced Placement: Yes	F	Public	9 - 12
4.97Mi.	**Baltimore Design School** Number of Students: 503 Student-Teacher Ratio: 13.06 Advanced Placement: Yes	C-	Public	6 - 10
2.59Mi.	**Coppin Academy** Number of Students: 450 Student-Teacher Ratio: 16.67	D-	Public	9 - 12
4.58Mi.	**Baltimore Montessori Public Charter Middle School** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 8

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2.98Mi. **Baltimore Polytechnic Institute** Number of Students: 1,632 Student-Teacher Ratio: 19.2 Advanced Placement: Yes	A+	Public	9 - 12
4.28Mi. **Booker T. Washington Middle School** Number of Students: 192 Student-Teacher Ratio: 9.14	B-	Public	6 - 8
3.53Mi. **Green Street Academy** Number of Students: 808 Student-Teacher Ratio: 17.57 Advanced Placement: Yes	D-	Public	6 - 12
5.02Mi. **Baltimore Leadership School for Young Women** Number of Students: 466 Student-Teacher Ratio: 11.65 Advanced Placement: Yes	C+	Public	6 - 12
6.69Mi. **Afya Public Charter School** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 8
3.93Mi. **Bluford Drew Jemison STEM Academy West** Number of Students: NA Student-Teacher Ratio: NA	D-	Public	6 - 12
3.03Mi. **Western High School** Number of Students: 1,290 Student-Teacher Ratio: 16.75	C+	Public	9 - 12
3.17Mi. **Academy for College and Career Exploration** Number of Students: 967 Student-Teacher Ratio: 14.43 Advanced Placement: Yes	D+	Public	6 - 12
8.95Mi. **Benjamin Franklin High School at Masonville Cove** Number of Students: 786 Student-Teacher Ratio: 15.12 Advanced Placement: Yes	F	Public	9 - 12
6.94Mi. **New Era Academy** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 12
4.58Mi. **Baltimore Community High School** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	8 - 12
5.66Mi. **Mergenthaler Vocational-Technical High School** Number of Students: 1,714 Student-Teacher Ratio: 14.78 Advanced Placement: Yes	D-	Public	9 - 12
3.02Mi. **Edmondson-Westside High School** Number of Students: 910 Student-Teacher Ratio: 15.29 Advanced Placement: Yes	F	Public	9 - 12
4.28Mi. **Renaissance Academy** Number of Students: 241 Student-Teacher Ratio: 10.71	F	Public	9 - 12
5.91Mi. **National Academy Foundation** Number of Students: 801 Student-Teacher Ratio: 13.35	D-	Public	6 - 12
5.13Mi. **Stadium School** Number of Students: 259 Student-Teacher Ratio: 15.24	C+	Public	6 - 8
0.84Mi. **Grove Park Elementary/Middle School** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	PK - 8
9.03Mi. **Patterson High School** Number of Students: 1,330 Student-Teacher Ratio: 15.11	F	Public	9 - 12
8.12Mi. **Vanguard Collegiate Middle School** Number of Students: 313 Student-Teacher Ratio: 14.23	C-	Public	6 - 8
0.43Mi. **Forest Park High School** Number of Students: 1,024 Student-Teacher Ratio: 16.25 Advanced Placement: Yes	F	Public	9 - 12
4.58Mi. **Maryland Academy of Technology and Health Sciences** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 12
4.58Mi. **Maritime Industries Academy** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	9 - 12

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4.58Mi. **Friendship Academy of Engineering and Technology** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 12
7.01Mi. **Reginald F. Lewis High School** Number of Students: 481 Student-Teacher Ratio: 16.03 Advanced Placement: Yes	F	Public	9 - 12
4.94Mi. **Baltimore School for the Arts** Number of Students: 443 Student-Teacher Ratio: 15.82 Advanced Placement: Yes	A	Public	9 - 12
5.92Mi. **Paul Laurence Dunbar High School** Number of Students: 1,087 Student-Teacher Ratio: 18.12	D	Public	9 - 12
4.32Mi. **Vivien T. Thomas Medical Arts Academy** Number of Students: 386 Student-Teacher Ratio: 16.78 Advanced Placement: Yes	D-	Public	9 - 12
2.11Mi. **Frederick Douglass High School** Number of Students: 539 Student-Teacher Ratio: 11.72	D-	Public	9 - 12
4.58Mi. **Knowledge and Success Academy** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	6 - 12
3.20Mi. **Independence School Local I** Number of Students: NA Student-Teacher Ratio: NA	NA	Public	9 - 12
7.67Mi. **City Neighbors High School** Number of Students: 416 Student-Teacher Ratio: 13.64 Advanced Placement: Yes	D+	Public	9 - 12
6.24Mi. **Digital Harbor High School** Number of Students: 1,359 Student-Teacher Ratio: 15.62 Advanced Placement: Yes	F	Public	9 - 12

Flood Report

The Subject Property of **3707 HOWARD PARK AVE, BALTIMORE, MD 21207-7116** 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	119%	HIGHER
BURGLARY	104%	SIMILAR
MOTOR VEHICLE THEFT	109%	SIMILAR
FORCIBLE ROBBERY	102%	SIMILAR
AGGRAVATED ASSAULT	97%	SIMILAR
FORCIBLE RAPE	116%	HIGHER
MURDER	97%	SIMILAR
OVERALL	103%	SIMILAR

Disaster Alerts

1/23/2026 - Severe Winter Storm

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