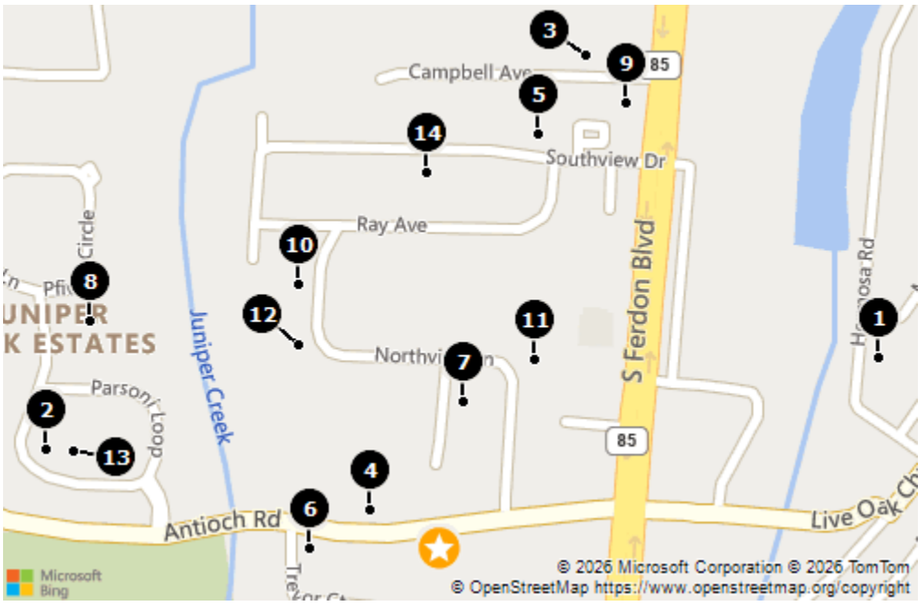
ICE SiteX Report

OrderID: 98145555

SiteX Property Information Report



Subject Property Location

4250 ANTIOCH RD, CRESTVIEW, FL 32536-4278

County:	**OKALOOSA FL**	Census Tract:	120910206.022051
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	05-2N-23-2324-000A-0080	Thomas Bros Pg-Grid:	

Valuation

Value:	**$303,000**	FSD:	13	Common Confidence Score:	49
Value Range:	$263,610 - $342,390	ICE Confidence Score:	87		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	003
Assd Land Value:		Market Land Value:	$40,606	Tax Year:	2025
Assd Improvement:		Market Improvment Value:	$189,847	Total Taxable Value:	$2,876
Total Assessed Value:	$228,153	Total Assessor Market Value:	$230,453	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	DBV

Assessment Legal Description

Lot: 8 Block: A Subdivision: SOUTHVIEW ESTATES Phase No: 4 Sec/Twnship/Range: SEC 05 TWN 02N RNG 23W

Abbreviated Description:	SOUTHVIEW ESTATES PH IV LOT 8 BLK A
City/Muni/Twp:	CRESTVIEW

Property Characteristics

Lot Size:	7,311 SF	Bedrooms:	4	Pool:	
Building Area:	1925 SF	Baths:	3	Fireplace:	1
Year Built:	1993	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	4
Number of Units:	1	Garage Type:	Z	Heating:	Forced Air
Number of Stories:	2	Number of Cars:		A/C:	Central
Style:		Basement:		Roof Cover:	Wood
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	03/10/2026	Sales Price:	$155,500
Document #:	3803351 BK-PG 3691-3939	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/08/2024	Sales Price:	$281,000
Document #:	3686468 BK-PG 3554-2299	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	09/14/2023	Loan Amount:	N/A
Document #:	3647220 BK-PG 3691-3939	Loan Type:	Credit Line (Revolving)
TD Due Date:	11/06/2028	Type Finance:	VAR
Legal Description:			

Prior Transfer

Recording Date:	06/30/2021	Sales Price:	$162,006
Document #:	3467863 BK-PG 3106-4501	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

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Prior Transfer

Recording Date:	06/18/2021	Sales Price:	$305,000
Document #:	3464736 BK-PG 3554-2297	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	06/18/2021		
Document Type:			

Legal Description:
Lot: 8 Block: A Subdivision: SOUTHVIEW ESTATES PHASE IV Map Ref: MB 13 PG 86

Prior Transfer

Recording Date:	06/18/2021	Sales Price:	$305,000
Document #:	BK-PG 3554 -2297	Type of Sale:	Price Unconfirmed
Document Type:			

Legal Description:
Lot: 8 Block: A Subdivision: SOUTHVIEW ESTATES Phase No: 4 Sec/Twnship/Range: SEC 05 TWN 02N RNG 23W
Abbreviated Description: SOUTHVIEW ESTATES PH IV LOT 8 BLK A
City/Muni/Twp: CRESTVIEW

Prior Transfer

Recording Date:	07/19/2013	Sales Price:	$169,412
Document #:	2869890 BK-PG 2899-3609	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	07/17/2013	Loan Amount:	N/A
Document #:	2869216 BK-PG 3106-4501	Loan Type:	VA
TD Due Date:	08/01/2043	Type Finance:	

Legal Description:
Lot: 8 Block: A Subdivision: SOUTHVIEW ESTATES Phase No: IV

Prior Transfer

Recording Date:	10/07/2009	Sales Price:	$87,000
Document #:	092593483 BK-PG 2441-0342	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	07/31/2009	Loan Amount:	N/A
Document #:	2580605 BK-PG 2899-3609	Loan Type:	VA
TD Due Date:	08/01/2039	Type Finance:	

Legal Description:
Lot: B Block: A Subdivision: SOUTHVIEW ESTATES PHASE IV

Prior Transfer

Recording Date:	07/31/2009	Sales Price:	$164,000
Document #:	2580604 BK-PG 2899-3607	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	07/29/2009		
Document Type:			

Legal Description:
Lot: 8 Block: A Subdivision: SOUTHVIEW ESTATES PHASE IV Map Ref: MB13 PG86

Prior Transfer

Recording Date:	07/29/2009	Sales Price:	$164,000
Document #:		Type of Sale:	Qualified Sale
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	05/29/2003	Loan Amount:	N/A
Document #:	2020498 BK-PG 2441-0342	Loan Type:	VA
TD Due Date:	06/01/2033	Type Finance:	

Legal Description:
Lot: 8 Block: A Subdivision: SOUTHVIEW ESTATES Phase No: IV

Area Sales Analysis

Total Area Sales	$4,274,950	Median # of Bedrooms	3
Median Lot Size	9,964 SF	Median # of Baths	2
Median Living Area	1,362 SF	Median Year Built	1992
Price Range - 2 Yrs	$229,700 to $510,000	Age Range	1 years to 41 years
Median Value	$260,000	Median Age	34 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.33Mi.	**4513 HERMOSA RD CRESTVIEW, FL 32539-6731**	07/06/2026	$379,000	$142	2667	/4/2.5	2011	6,999 SF	

APN: 05-2N-23-1200-0000-1220 Document #: 3826162
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 122 Subdivision: DUGGAN POND ESTATES MapRef: MB 23 PG 100-102 Abbreviated Description: Lot:122 Subdivision:DUGGAN POND ESTATES Map Ref:MB 23 PG 100-102

2	.28Mi.	**2623 BRODIE LN CRESTVIEW, FL 32536-2238**	06/05/2026	$449,000	$203	2201	/4/3	2004	15,152 SF	

APN: 06-2N-23-1000-000B-0040 Document #: 3820920
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 4 Block: B Subdivision: JUNIPER CREEK ESTATES PHASE I MapRef: MB 19 PG 80&81 Abbreviated Description: Lot:4 Block:B Subdivision:JUNIPER CREEK ESTATES PHASE I Map Ref:MB 19 PG 80&81

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3	.36Mi.	**106 CAMPBELL AVE** **CRESTVIEW, FL 32536-9203**	05/27/2026	$245,000	$187	1304	/3/2	1985	9,124 SF

APN: 05-2N-23-2322-000A-0030 Document #: 3818832
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 3 Subdivision: SOUTHVIEW ESTATES MapRef: MB 8 PG 57 Abbreviated Description: Lot:3 Subdivision:SOUTHVIEW ESTATES Map Ref:MB 8 PG 57

4	.06Mi.	**4261 ANTIOCH RD** **CRESTVIEW, FL 32536-4279**	05/27/2026	$255,000	$141	1799	/4/3	1992	10,020 SF

APN: 05-2N-23-2323-000E-0240 Document #: 3819079
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 24 Block: E Subdivision: SOUTHVIEW ESTATES PHASE II MapRef: MB 11 PG 64&65 Abbreviated Description: Lot:24 Block:E Subdivision:SOUTHVIEW ESTATES PHASE II Map Ref:MB 11 PG 64&65

5	.3Mi.	**204 SOUTHVIEW DR** **CRESTVIEW, FL 32536-5242**	04/02/2026	$270,000	$207	1300	/3/2	1988	10,940 SF

APN: 05-2N-23-2322-000B-0180 Document #: 3808508
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 18 Block: B Subdivision: SOUTHVIEW ESTATES MapRef: MB 8 PG 57 Abbreviated Description: Lot:18 Block:B Subdivision:SOUTHVIEW ESTATES Map Ref:MB 8 PG 57

6	.09Mi.	**4266 ANTIOCH RD** **CRESTVIEW, FL 32536-4278**	03/31/2026	$245,000	$180	1360	/3/2.5	1993	7,120 SF

APN: 05-2N-23-2384-0000-0010 Document #: 3807751
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 1 Subdivision: A CLUSTER DEVELOPMENT OF SOUTHVIEW ESTATES PHASE I MapRef: MB 13 PG 63 Abbreviated Description: Lot:1 Subdivision:A CLUSTER DEVELOPMENT OF SOUTHVIEW ESTATES PHASE I Map Ref:MB 13 PG 63

7	.1Mi.	**503 HILLVIEW CIR** **CRESTVIEW, FL 32536-9264**	03/24/2026	$260,000	$209	1239	/3/2	1992	7,952 SF

APN: 05-2N-23-2323-000E-0110 Document #: 3805903
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 11 Block: E Subdivision: SOUTHVIEW ESTATES PHASE II MapRef: MB 11 PG 64&65 Abbreviated Description: Lot:11 Block:E Subdivision:SOUTHVIEW ESTATES PHASE II Map Ref:MB 11 PG 64&65

8	.29Mi.	**4567 PFITZER CIR** **CRESTVIEW, FL 32536-2237**	03/16/2026	$510,000	$205	2478	/4/3	2025	14,369 SF

APN: 06-2N-23-1100-000D-0170 Document #: 3804454
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 17 Block: D Subdivision: JUNIPER CREEK ESTATES PHASE II MapRef: MB 22 PG 42&43 Abbreviated Description: Lot:17 Block:D Subdivision:JUNIPER CREEK ESTATES PHASE II Map Ref:MB 22 PG 42&43

9	.34Mi.	**101 CAMPBELL AVE** **CRESTVIEW, FL 32536-9203**	10/29/2025	$229,700	$174	1317	/3/2	1985	11,711 SF

APN: 05-2N-23-2322-000B-0010 Document #: 3781031
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 1 Subdivision: SOUTHVIEW ESTATES MapRef: MB 8 PG 57 Abbreviated Description: Lot:1 Subdivision:SOUTHVIEW ESTATES Map Ref:MB 8 PG 57

10	.21Mi.	**405 NORTHVIEW LN** **CRESTVIEW, FL 32536-9257**	10/21/2025	$270,000	$202	1333	/3/2	1990	7,717 SF

APN: 05-2N-23-2323-000C-0160 Document #: 3779217
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 16 Subdivision: SOUTHVIEW ESTATES PHASE II MapRef: MB 11 PG 64&65 Abbreviated Description: Lot:16 Subdivision:SOUTHVIEW ESTATES PHASE II Map Ref:MB 11 PG 64&65

11	.15Mi.	**430 NORTHVIEW LN** **CRESTVIEW, FL 32536-9256**	10/13/2025	$250,000	$183	1363	/3/2	1992	13,383 SF

APN: 05-2N-23-2323-000D-0150 Document #: 3777520
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 15 Block: D Subdivision: SOUTHVIEW ESTATES PHASE II MapRef: MB 11 PG 64&65 Abbreviated Description: Lot:15 Block:D Subdivision:SOUTHVIEW ESTATES PHASE II Map Ref:MB 11 PG 64&65

12	.18Mi.	**411 NORTHVIEW LN** **CRESTVIEW, FL 32536-9257**	09/18/2025	$235,000	$179	1312	/3/2	1992	9,481 SF

APN: 05-2N-23-2323-000C-0190 Document #: 3773791
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 19 Subdivision: SOUTHVIEW ESTATES PHASE II MapRef: MB 11 PG 64&65 Abbreviated Description: Lot:19 Subdivision:SOUTHVIEW ESTATES PHASE II Map Ref:MB 11 PG 64&65

13	.26Mi.	**2609 BRODIE LN** **CRESTVIEW, FL 32536-2238**	09/16/2025	$417,250	$192	2170	/3/2	2005	12,823 SF

APN: 06-2N-23-1000-000B-0030 Document #: 3773406
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 3 Block: B Subdivision: JUNIPER CREEK ESTATES PHASE I MapRef: MB 19 PG 80&81 Abbreviated Description: Lot:3 Block:B Subdivision:JUNIPER CREEK ESTATES PHASE I Map Ref:MB 19 PG 80&81

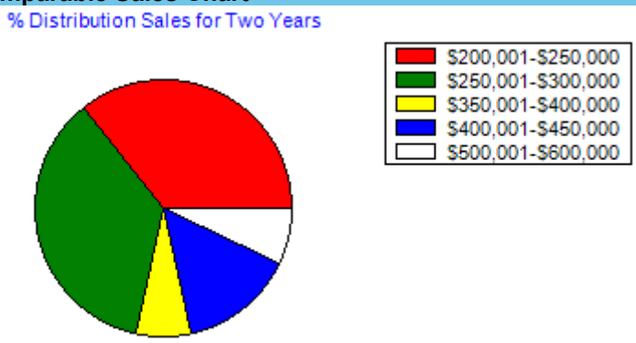
14	.26Mi.	**209 SOUTHVIEW DR** **CRESTVIEW, FL 32536-5243**	08/22/2025	$260,000	$188	1377	/3/2	1988	9,907 SF

APN: 05-2N-23-2322-000C-0050 Document #: 3769978
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 5 Block: C Subdivision: SOUTHVIEW ESTATES MapRef: MB 8 PG 57 Abbreviated Description: Lot:5 Block:C Subdivision:SOUTHVIEW ESTATES Map Ref:MB 8 PG 57

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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.	**4250 ANTIOCH RD**	**06/18/2021**	$230,453	$228,153	1,925	/4/3	1993	7,311 SF	
.01Mi.	**4252 ANTIOCH RD**	**09/01/1993**	$229,269	$140,997	1,847	/4/3	1993	7,588 SF	
.03Mi.	**4254 ANTIOCH RD**	**08/08/2007**	$217,316	$139,059	1,847	/4/3	1993	7,487 SF	
.03Mi.	**4255 ANTIOCH RD**	**06/23/2017**	$170,684	$170,684	1,351	/3/2	1992	9,031 SF	
.03Mi.	**4253 ANTIOCH RD**	**03/15/2022**	$168,126	$168,126	1,239	/3/2	1992	8,230 SF	
.04Mi.	**4257 ANTIOCH RD**	**12/01/1992**	$219,919	$132,027	1,944	/3/2	1992	10,226 SF	
.04Mi.	**111 TREVOR CT**	**07/07/2023**	$225,799	$225,091	1,487	/4/2	2012	7,796 SF	
.04Mi.	**4256 ANTIOCH RD**	**12/31/2019**	$175,947	$128,590	1,283	/3/2	1993	7,374 SF	
.04Mi.	**443 NORTHVIEW LN**	**12/01/1992**	$207,919	$123,101	1,708	/4/3	1992	8,931 SF	
.05Mi.	**4259 ANTIOCH RD**	**08/29/1996**	$259,228	$153,679	2,280	/4/3	1992	11,541 SF	
.05Mi.	**109 TREVOR CT**	**11/08/2021**	$229,699	$229,699	1,919	/4/3	1993	7,568 SF	
.05Mi.	**511 HILLVIEW CIR**	**11/30/2022**	$220,349	$220,349	1,864	/4/2.5	1993	6,242 SF	
.05Mi.	**512 HILLVIEW CIR**	**12/06/2022**	$212,021	$209,659	1,864	/3/2.5	1993	6,450 SF	
.05Mi.	**4258 ANTIOCH RD**	**10/05/2004**	$252,270	$154,651	2,217	/5/3	1993	7,840 SF	
.06Mi.	**441 NORTHVIEW LN**	**04/28/2025**	$228,554	$228,554	1,944	/3/2	1992	7,793 SF	
.06Mi.	**107 TREVOR CT**	**04/30/1998**	$252,523	$92,224	2,271	/3/3	1993	8,103 SF	

Rent vs. Own

Households Occupied by Renters:	25%	Households Occupied by Owners:	69%

Demographics & Income

Median Age:	32.6 years old	Households:	10,191
Median Household Income:	$81,127	Households w/Family:	75%
Household Income Per Capita:	$36,712	Households w/Family Married:	57%
Most Common Education Level:	High School Graduate	Households w/Family Children:	37%

School District

School District Zone:	Okaloosa County School District	Students:	32,047
Number of Schools:	49	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
3.30Mi.	**Shoal River Middle School** Number of Students: 923 Student-Teacher Ratio: 19.23	A-	Public	6 - 8
3.44Mi.	**Okaloosa Online Non Franchised** Number of Students: 581 Student-Teacher Ratio: 290.5	D-	Public	KG - 12
2.42Mi.	**Antioch Elementary School** Number of Students: 931 Student-Teacher Ratio: 16.63	A-	Public	KG - 5
20.58Mi.	**Northwest Florida Ballet Academie** Number of Students: 134 Student-Teacher Ratio: 17.63	A+	Public	3 - 8
6.24Mi.	**Crestview High School** Number of Students: 2,376 Student-Teacher Ratio: 24.24	C	Public	9 - 12
20.39Mi.	**Okaloosa Virtual Instruction Program** Number of Students: NA	NA	Public	KG - 12

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Student-Teacher Ratio: NA

20.58Mi. **Okaloosa Virtual Franchise** NA Public 6 - 12
Number of Students: NA
Student-Teacher Ratio: NA

Flood Report

The Subject Property of **4250 ANTIOCH RD, CRESTVIEW, FL 32536-4278** 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	98%	SIMILAR
BURGLARY	88%	LOWER
MOTOR VEHICLE THEFT	116%	HIGHER
FORCIBLE ROBBERY	120%	HIGHER
AGGRAVATED ASSAULT	67%	NOTABLY LOWER
FORCIBLE RAPE	132%	NOTABLY HIGHER
MURDER	100%	SIMILAR
OVERALL	85%	LOWER

Disaster Alerts

9/23/2024 - Hurricane Helene 9/23/2024 - Tropical Storm Helene

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