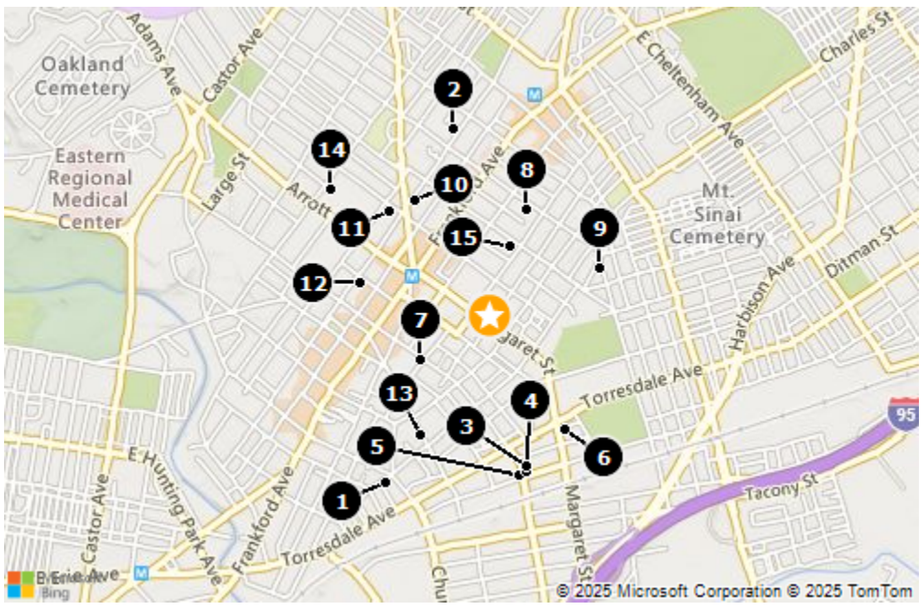
ICE SiteX Report

OrderID: 95836053

SiteX Property Information Report



Subject Property Location

4706 HAWTHORNE ST, PHILADELPHIA, PA 19124-2758

County:	**PHILADELPHIA PA**	Census Tract:	421010300.004006
Property Use:	Apartments (generic)	Zoning:	RSA5
Parcel Number:	23-2-2839-00	Thomas Bros Pg-Grid:	

Valuation

Value:	**$171,000**	FSD:	47
Value Range:	$90,630 - $251,370	Confidence Score:	53

County Tax & Assessment

Assessment Year:	2024	Market Value Year:	2024	Tax Rate Code Area:	
Assd Land Value:	$33,800	Market Land Value:	$33,800	Tax Year:	2024
Assd Improvement:	$135,200	Market Improvment Value:	$135,200	Total Taxable Value:	$2,366
Total Assessed Value:	$169,000	Total Assessor Market Value:	$169,000	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

District: WARD #23 Map Ref: 088N190165
Abbreviated Description: 55' N MARGARET ST

Property Characteristics

Lot Size:	1,631 SF	Bedrooms:		Pool:	
Building Area:	1432 SF	Baths:		Fireplace:	
Year Built:	1925	Partial Baths:		Type Const:	Masonry
Number of Buildings:		Number of Rooms:		Ext Walls:	Brick
Number of Units:		Garage Type:		Heating:	Yes
Number of Stories:	2+B	Number of Cars:		A/C:	
Style:		Basement:	Full	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Mortgage Record

Recording Date:	11/04/2024	Loan Amount:	N/A
Document #:	54359557 BK-PG -	Loan Type:	FHA
TD Due Date:	04/01/2051	Type Finance:	

Legal Description:
Abbreviated Description: 23RD WARD
City/Muni/Twp: PHILADELPHIA

Prior Transfer

Recording Date:	06/13/2023	Sales Price:	$93,223
Document #:	54190258 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	05/24/2021	Loan Amount:	N/A
Document #:	53837558 BK-PG -	Loan Type:	FHA
TD Due Date:	04/01/2051	Type Finance:	

Legal Description:
Abbreviated Description: 23RD WARD
City/Muni/Twp: PHILADELPHIA

Prior Transfer

Recording Date:	05/18/2021	Sales Price:	$93,573

ICE SiteX Report

OrderID: 95836053

Document #:	53834499 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	08/21/2019	Sales Price:	$81,500
Document #:	53554755 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	08/08/2019	Sales Price:	$95,300
Document #:	53548165 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			
Legal Description:			

District: WARD #23 Map Ref: 088N190165
Abbreviated Description: 55' N MARGARET ST

Prior Transfer

Recording Date:	08/08/2019	Sales Price:	$95,300
Document #:	53548165 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	07/22/2019		
Document Type:	Deed		
Legal Description:			

District: WARD 23
City/Muni/Twp: PHILADELPHIA

Prior Transfer

Recording Date:	01/07/2014	Sales Price:	$85,500
Document #:	52737650 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	12/11/2013	Loan Amount:	N/A
Document #:	52729494 BK-PG -	Loan Type:	Commercial
TD Due Date:	01/01/2044	Type Finance:	
Legal Description:			

District: WARD 23
City/Muni/Twp: PHILADELPHIA

Prior Transfer

Recording Date:	08/09/2006	Sales Price:	$53,910
Document #:	51505121 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	07/28/2006	Sales Price:	$95,000
Document #:	51495535 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	06/30/2006		
Document Type:	Other		
Legal Description:			

City/Muni/Twp: PHILADELPHIA

Prior Transfer

Recording Date:	01/31/2006	Sales Price:	$59,900
Document #:	51369314 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	10/11/2005		
Document Type:	Deed		
Legal Description:			

City/Muni/Twp: PHILADELPHIA

Prior Transfer

Recording Date:	11/14/1994	Sales Price:	$13,500
Document #:	BK-PG 0730-0436	Type of Sale:	Full Amount on Deed
Contract Date:	08/31/1994		
Document Type:	Deed		
Legal Description:			

Lot: 165 Block: 88 N 19
Abbreviated Description: PLAN & SUR MADE J H WEBER JR
City/Muni/Twp: PHILADELPHIA

Area Sales Analysis

Total Area Sales	$2,907,812	Median # of Bedrooms	
Median Lot Size	2,196 SF	Median # of Baths	
Median Living Area	1,988 SF	Median Year Built	1940
Price Range - 2 Yrs	$125,750 to $359,652	Age Range	80 years to 125 years
Median Value	$175,000	Median Age	85 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.49Mi.	**1901 BERKSHIRE ST PHILADELPHIA, PA 19124-4618**	09/04/2025	$165,000	$100	1640	//	1940	908 SF	

APN: 23-2-0330-00 Document #: 54464344
Document Type: Deed Price Code: D

ICE SiteX Report

OrderID: 95836053

Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:23RD WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

2	.47Mi.	**5016 PENN ST** **PHILADELPHIA, PA 19124-2628**	08/29/2025	$205,000	$75	2718	9/4/3	1900	4,264 SF

APN: 62-1-4789-00 Document #: 54462273
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:62 WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

3	.39Mi.	**2111 ORTHODOX ST** **PHILADELPHIA, PA 19124-3411**	08/22/2025	$232,149	$119	1948	//	1940	2,000 SF

APN: 23-2-1081-00 Document #: 54459890
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:23RD WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

4	.4Mi.	**2117 ORTHODOX ST** **PHILADELPHIA, PA 19124-3411**	08/22/2025	$142,861	$71	1988	//	1940	2,100 SF

APN: 23-2-1084-00 Document #: 54459891
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:23RD WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

5	.41Mi.	**2118 ORTHODOX ST** **PHILADELPHIA, PA 19124-3412**	08/22/2025	$359,652	$127	2814	8/4/1	1940	2,000 SF

APN: 23-2-0960-00 Document #: 54459892
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:23RD WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

6	.34Mi.	**2075 MARGARET ST** **PHILADELPHIA, PA 19124-2886**	07/14/2025	$130,000	$31	4168	7/4/1	1935	2,196 SF

APN: 23-2-1640-00 Document #: 54445000
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

7	.21Mi.	**1666 ORTHODOX ST** **PHILADELPHIA, PA 19124-3739**	06/16/2025	$154,000	$89	1728	//	1935	1,017 SF

APN: 23-2-0881-00 Document #: 54434806
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:TWENTY THIRD WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

8	.28Mi.	**1662 WAKELING ST** **PHILADELPHIA, PA 19124-2754**	06/04/2025	$200,000	$115	1725	//	1925	2,500 SF

APN: 23-2-2215-00 Document #: 54430142
Document Type: Special Warranty Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:THIRTY-THIRD WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

9	.3Mi.	**1860 WAKELING ST** **PHILADELPHIA, PA 19124-2858**	06/02/2025	$175,000	$122	1432	//	1935	890 SF

APN: 23-2-2233-00 Document #: 54428765
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

10	.33Mi.	**4819 PENN ST** **PHILADELPHIA, PA 19124-5941**	05/29/2025	$187,900	$96	1950	//	1940	2,293 SF

APN: 23-2-4229-00 Document #: 54427900
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:23RD WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

11	.36Mi.	**4745 LEIPER ST** **PHILADELPHIA, PA 19124-3232**	05/28/2025	$255,000	$93	2736	//	1935	3,028 SF

APN: 23-4-2701-00 Document #: 54427349
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

12	.33Mi.	**4633 PENN ST** **PHILADELPHIA, PA 19124-5820**	05/19/2025	$135,500	$62	2160	//	1940	2,225 SF

APN: 23-2-4189-00 Document #: 54424582
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:23 WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

13	.35Mi.	**1820 KINSEY ST** **PHILADELPHIA, PA 19124-4031**	04/28/2025	$160,000	$166	960	//	1925	2,000 SF

APN: 23-2-0670-00 Document #: 54416933
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

14	.5Mi.	**4727 OAKLAND ST** **PHILADELPHIA, PA 19124-2912**	03/20/2025	$125,750	$52	2380	//	1945	4,000 SF

APN: 23-4-2380-00 Document #: 54403828
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: Abbreviated Description:23TH WARD City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

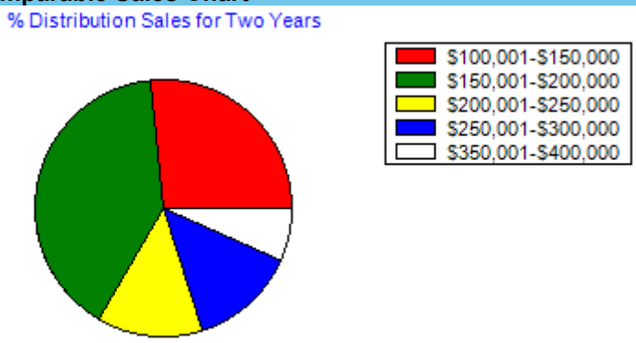
15	.18Mi.	**1682 HARRISON ST** **PHILADELPHIA, PA 19124-2767**	03/11/2025	$280,000	$100	2787	//	1940	2,650 SF

APN: 23-2-1999-00 Document #: 54400320
Document Type: Deed Price Code: D
Land Use: Apartments (generic)
Legal: Abbreviated Description: City/Muni/Twp:PHILADELPHIA City/Muni/Twp: PHILADELPHIA

ICE SiteX Report

OrderID: 95836053

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.	**4706 HAWTHORNE ST**	**08/08/2019**	$169,000	$169,000	1,432		1925	1,631 SF	
0Mi.	**4708 HAWTHORNE ST**	**11/23/2020**	$176,600	$176,600	1,202	/3/1	1925	1,558 SF	
.01Mi.	**4702 HAWTHORNE ST**	**02/05/2007**	$163,300	$163,300	1,440	7/3/1	1925	2,294 SF	
.01Mi.	**4714 HAWTHORNE ST**	**07/09/1984**	$51,800	$51,800	1,890		1920	5,280 SF	
.01Mi.	**4704 HAWTHORNE ST**	**02/27/2020**	$160,600	$160,600	1,440		1925	2,200 SF	
.01Mi.	**4700 HAWTHORNE ST**	**09/10/2013**	$112,000	$112,000	1,480		1925	1,801 SF	
.02Mi.	**4716 HAWTHORNE ST**	**09/26/1984**	$30,800	$30,800				2,200 SF	
.02Mi.	**4718 HAWTHORNE ST**	**06/18/1987**	$143,400	$143,400	1,253		1925	1,880 SF	
.02Mi.	**4707 DUFFIELD ST**	**08/24/1981**	$108,000	$108,000	870		1925	1,713 SF	
.02Mi.	**4709 DUFFIELD ST**	**03/12/2018**	$105,000	$105,000	762		1925	1,826 SF	
.02Mi.	**4711 DUFFIELD ST**	**03/24/1997**	$105,000	$105,000	762		1925	1,833 SF	
.02Mi.	**4705 DUFFIELD ST**	**08/22/1988**	$104,400	$104,400	770		1925	1,713 SF	
.02Mi.	**4720 HAWTHORNE ST**	**08/28/2023**	$124,000	$124,000	1,158		1925	2,200 SF	
.02Mi.	**4713 DUFFIELD ST**	**09/15/2009**	$122,500	$122,500	960		1925	2,300 SF	
.02Mi.	**4692 HAWTHORNE ST**	**03/18/2022**	$200,500	$200,500	1,718		1920	2,672 SF	
.02Mi.	**4701-03 DUFFIELD ST**	**08/01/1968**	$154,800	$154,800	1,156		1925	3,784 SF	

Rent vs. Own

Households Occupied by Renters:	35%	Households Occupied by Owners:	57%

Demographics & Income

Median Age:	33.5 years old	Households:	22,317
Median Household Income:	$41,319	Households w/Family:	66%
Household Income Per Capita:	$19,663	Households w/Family Married:	26%
Most Common Education Level:	High School Graduate	Households w/Family Children:	42%

School District

School District Zone:	Philadelphia City School District	Students:	124,111
Number of Schools:	217	Rating:	C

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.52Mi.	**Frankford High School** Number of Students: 898 Student-Teacher Ratio: 13.6 Advanced Placement: Yes	D-	Public	9 - 12
0.35Mi.	**Warren G. Harding Middle School** Number of Students: 804 Student-Teacher Ratio: 16.73	D+	Public	6 - 8
0.45Mi.	**Mastery Charter School at Smedley Elementary** Number of Students: 784 Student-Teacher Ratio: 15.71	C	Public	KG - 6

ICE SiteX Report

OrderID: 95836053

Flood Report

The Subject Property of **4706 HAWTHORNE ST, PHILADELPHIA, PA 19124-2758** 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	112%	HIGHER
BURGLARY	94%	SIMILAR
MOTOR VEHICLE THEFT	115%	HIGHER
FORCIBLE ROBBERY	101%	SIMILAR
AGGRAVATED ASSAULT	65%	NOTABLY LOWER
FORCIBLE RAPE	109%	SIMILAR
MURDER	85%	LOWER
OVERALL	92%	SIMILAR

Disaster Alerts

No alerts noted

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
Copyright © 2025 Onboard Informatics. Information is deemed reliable but not guaranteed.

Disclaimer: THIS REPORT IS INTENDED FOR USE BY YOU AS AN END USER SOLELY FOR YOUR INTERNAL BUSINESS PURPOSES. YOU SHALL NOT RESELL, RELICENSE, REDISTRIBUTE OR DISPLAY THIS REPORT, IN WHOLE OR IN PART, EXCEPT AS REQUIRED TO COMPLY WITH APPLICABLE LAW OR REGULATION. THIS REPORT IS PROVIDED AS-IS WITHOUT WARRANTY OF ANY KIND, EITHER EXPRESS OR IMPLIED, INCLUDING WITHOUT LIMITATION, ANY WARRANTIES OF MERCHANTABILITY, NON-INFRINGEMENT, OR FITNESS FOR A PARTICULAR PURPOSE. INTERCONTINENTAL EXCHANGE, INC. (ICE) SHALL HAVE NO LIABILITY IN CONTRACT, TORT, OR OTHERWISE ARISING OUT OF OR IN CONNECTION WITH THIS REPORT. ICE DOES NOT REPRESENT OR WARRANT THAT THE REPORT IS COMPLETE, CURRENT OR FREE FROM ERROR. THIS REPORT WAS GENERATED BY THE APPLICATION OF VARIOUS MATHEMATICAL FORMULAS TO PUBLICLY AVAILABLE AND PROPRIETARY INFORMATION AND HAS NOT BEEN INDEPENDENTLY VERIFIED BY ICE THROUGH ANY FORM OF INSPECTION OR REVIEW. THIS REPORT DOES NOT CONSTITUTE AN APPRAISAL OF ANY KIND AND SHOULD NOT BE USED IN LIEU OF AN INSPECTION OF A SUBJECT PROPERTY BY A LICENSED OR CERTIFIED APPRAISER WHERE ONE IS REQUIRED BY APPLICABLE LAW OR REGULATION. THIS REPORT CONTAINS NO REPRESENTATIONS, OPINIONS OR WARRANTIES REGARDING THE SUBJECT PROPERTY'S ACTUAL MARKETABILITY, CONDITION (STRUCTURAL OR OTHERWISE), ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS, AND ANY REFERENCE TO ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS IS FOR INFORMATIONAL PURPOSES ONLY AND SHALL BE INDEPENDENTLY VERIFIED BY THE END USER. THE INFORMATION CONTAINED HEREIN SHALL NOT BE UTILIZED: (A) TO REVIEW OR ESTABLISH A CONSUMER'S CREDIT AND/OR INSURANCE ELIGIBILITY OR FOR ANY OTHER PURPOSE THAT WOULD CAUSE THE REPORT TO CONSTITUTE A "CONSUMER REPORT" UNDER THE FAIR CREDIT REPORTING ACT, 15 U.S.C. § 1681 ET SEQ.; OR (B) IN CONNECTION WITH CERTIFICATION OR AUTHENTICATION OF REAL ESTATE OWNERSHIP AND/OR REAL ESTATE TRANSACTIONS. ADDITIONAL TERMS AND CONDITIONS SHALL APPLY PURSUANT TO THE APPLICABLE AGREEMENT.

Data deemed reliable, but not guaranteed.
Copyright © 2025 Intercontinental Exchange, Inc. All Rights Reserved.