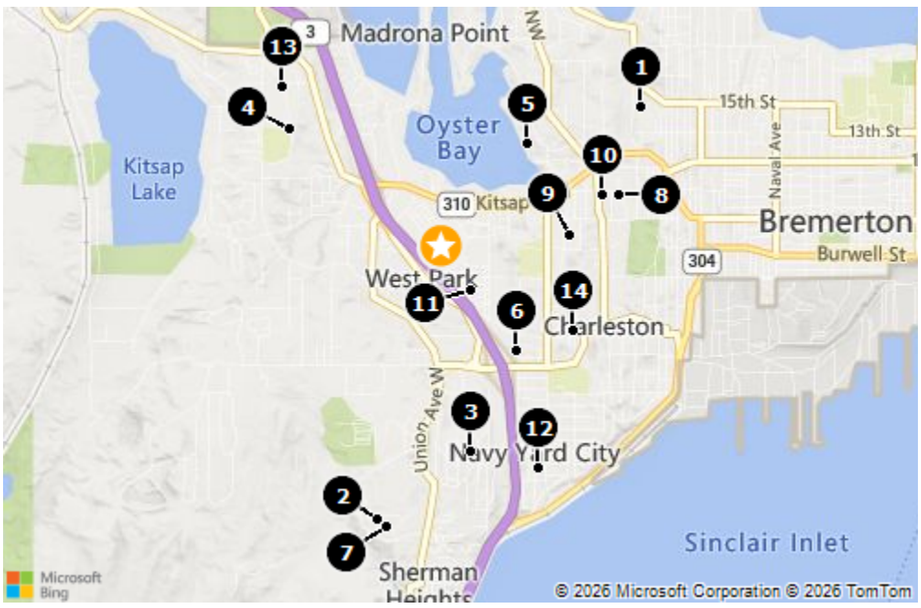
ICE SiteX Report

OrderID: 98328742

SiteX Property Information Report



Subject Property Location

4728 DEADWOOD ST, BREMERTON, WA 98312-4048

County:	**KITSAP WA**	Census Tract:	530350810.001001
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	5675-000-043-0002	Thomas Bros Pg-Grid:	

Valuation

Value:	**$480,000**	FSD:	9	Common Confidence Score:	68
Value Range:	$436,800 - $523,200	ICE Confidence Score:	91		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	
Assd Land Value:	$74,920	Market Land Value:	$74,920	Tax Year:	2026
Assd Improvement:	$304,000	Market Improvment Value:	$304,000	Total Taxable Value:	$3,357
Total Assessed Value:	$378,920	Total Assessor Market Value:	$378,920	Delinquent Year:	
				Tax Account ID:	2644474
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 43 Phase No: 5A Map Ref: MAP: R16S Sec/Twnship/Range: SEC 16 TWN 24N RNG 01E

Abbreviated Description:	LOT 43, BAY VISTA PHASE 5A AND 5B, ACCORDING TO THE PLAT RECORDED IN VOLUME 35 OF PLATS, PAGE(S) 101-108, INCLUSIVE, RECORDS
City/Muni/Twp:	BREMERTON

Property Characteristics

Lot Size:	3,485 SF	Bedrooms:	3	Pool:	
Building Area:	1320 SF	Baths:	2	Fireplace:	Yes
Year Built:	2020	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:	Attached	Heating:	Forced Air
Number of Stories:		Number of Cars:	1	A/C:	
Style:	Ranch	Basement:		Roof Cover:	Comp Shingle
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	07/21/2025	Sales Price:	$430,580
Document #:	202507210036 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	02/25/2021	Sales Price:	$420,900
Document #:	2021EX01257 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Lot: 43 Phase No: 5A Map Ref: MAP: R16S Sec/Twnship/Range: SEC 16 TWN 24N RNG 01E
Abbreviated Description: LOT 43, BAY VISTA PHASE 5A AND 5B, ACCORDING TO THE PLAT RECORDED IN VOLUME 35 OF PLATS, PAGE(S) 101-108, INCLUSIVE, RECORDS
City/Muni/Twp: BREMERTON

Prior Transfer

Recording Date:	02/25/2021	Sales Price:	$420,900
Document #:	202102250112 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	02/03/2021		
Document Type:			

Legal Description:

Lot: 43 Subdivision: BAY VISTA PHASE 5A AND 5B Map Ref: VOL 35 PG 101-108

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Prior Transfer

Recording Date:	01/10/2020	Sales Price:	$4,407,500
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	01/10/2020	Sales Price:	$6,955,758 Multiple Parcels Involved in this transaction
Document #:	202001100220 BK-PG -	Type of Sale:	Price Per Transfer Tax
Contract Date:	01/08/2020		
Document Type:			
Legal Description:			

Lot: 1-21&26-47 Subdivision: BAY VISTA PHASE 5A AND 5B Map Ref: VOL 35 PG 101-108

Area Sales Analysis

Total Area Sales	$6,275,054	Median # of Bedrooms	3
Median Lot Size	6,099 SF	Median # of Baths	1.5
Median Living Area	1,180 SF	Median Year Built	1951
Price Range - 2 Yrs	$359,777 to $575,000	Age Range	5 years to 94 years
Median Value	$448,139	Median Age	75 years

Comparable Sales Data

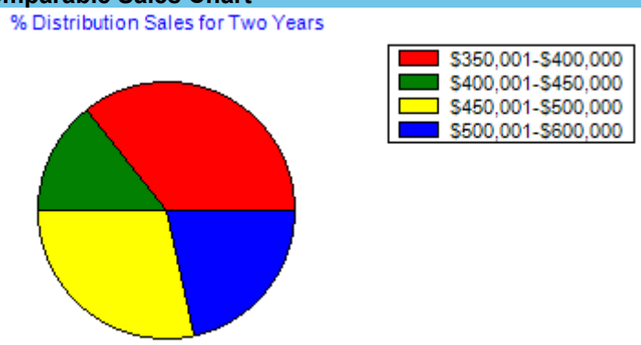
No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	1.06Mi.	**1350 CORBET DR NW** **BREMERTON, WA 98312-2656**	09/02/2026	$440,000	$312	1409	/3/1	1951	26,136 SF	
		APN: 3787-000-009-0004 Document #: 202609020130 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 9 Subdivision: PHINNEYS 2 MapRef: VOL 5 PG 1 Abbreviated Description: Lot:9 Subdivision:PHINNEYS 2 Map Ref:VOL 5 PG 1								
2	1.22Mi.	**5171 SOPHIE ST** **BREMERTON, WA 98312-8004**	08/12/2026	$565,000	$273	2063	/4/1	2021	3,485 SF	
		APN: 5682-000-070-0009 Document #: 202608120144 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 70 Subdivision: THE RESERVE AT WEST HILLS MapRef: VOL 35 PG 128-136 Abbreviated Description: Lot:70 Subdivision:THE RESERVE AT WEST HILLS Map Ref:VOL 35 PG 128-136								
3	.91Mi.	**1210 DANIELS AVE** **BREMERTON, WA 98312-5356**	07/09/2026	$480,000	$455	1053	/3/2	1997	4,792 SF	
		APN: 4546-008-005-0100 Document #: 202607090076 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: E Block: 8 Subdivision: OLE HANSONS NAVY YARD ADDITION MapRef: VOL 4 PG 56 Abbreviated Description: Lot:E Block:8 Subdivision:OLE HANSONS NAVY YARD ADDITION Map Ref:VOL 4 PG 56								
4	.84Mi.	**1325 CARR BLVD** **BREMERTON, WA 98312-2208**	07/08/2026	$505,000	$371	1360	/4/2	1934	7,841 SF	
		APN: 3719-002-027-0308 Document #: 202607080090 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: B Block: 292 Subdivision: CITY OF BREMERTON SHORT SUBDIVISION MapRef: VOL 19 PG 126 Abbreviated Description: Lot:B Block:292 Subdivision:CITY OF BREMERTON SHORT SUBDIVISION Map Ref:VOL 19 PG 126City/Muni/Twp:BREMERTON City/Muni/Twp: BREMERTON								
5	.58Mi.	**1139 LOWER MARINE DR** **BREMERTON, WA 98312-2439**	06/30/2026	$400,000	$314	1272	/2/1	1932	45,303 SF	
		APN: 152401-2-160-2002 Document #: 202606300164 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: B Subdivision: SHORT PLAT NO 2208 MapRef: AF 8004180074 Sec/Twnship/Range: E2E2SE4SE4NW4 S20T24NR01 WWM Abbreviated Description: Lot:B Subdivision:SHORT PLAT NO 2208 Map Ref:AF 8004180074Sec/Twnship/Range:E2E2SE4SE4NW4 S20T24NR01 WWM								
6	.56Mi.	**407 BREMERTON BLVD W** **BREMERTON, WA 98312-3401**	06/30/2026	$359,777	$440	816	/3/2	1938	4,356 SF	
		APN: 4502-010-019-0003 Document #: 202606300213 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 19 Block: 10 Subdivision: BREMERTON HEIGHTS MapRef: VOL 3 PG 41 Abbreviated Description: Lot:19 Block:10 Subdivision:BREMERTON HEIGHTS Map Ref:VOL 3 PG 41								
7	1.25Mi.	**5142 GRANGER ST** **BREMERTON, WA 98312-5044**	06/30/2026	$575,000	$252	2274	/4/2	2021	3,485 SF	
		APN: 5682-000-062-0009 Document #: 202606300226 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 62 Subdivision: THE RESERVE AT WEST HILLS MapRef: VOL 35 PG 128-136 Abbreviated Description: Lot:62 Subdivision:THE RESERVE AT WEST HILLS Map Ref:VOL 35 PG 128-136								
8	.8Mi.	**3415 9TH ST** **BREMERTON, WA 98312-3545**	06/24/2026	$370,000	$358	1032	/3/1	1952	6,534 SF	
		APN: 3715-000-011-0106 Document #: 202606240093 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 11 Subdivision: BLACKWELLS GARDEN TRACTS MapRef: VOL 3 PG 44 Abbreviated Description: Lot:11 Subdivision:BLACKWELLS GARDEN TRACTS Map Ref:VOL 3 PG 44								
9	.56Mi.	**330 DORA AVE** **BREMERTON, WA 98312-3560**	06/09/2026	$369,000	$424	870	/2/1	1942	5,227 SF	
		APN: 152401-3-145-2000 Document #: 202606090106 Document Type: Price Code: F Land Use: Single Family Residential Legal: Sec/Twnship/Range: SE4SW4 S15T24NR01E WM Abbreviated Description: Sec/Twnship/Range:SE4SW4 S15T24NR01E WM								
10	.74Mi.	**652 ADELE AVE** **BREMERTON, WA 98312-3526**	06/08/2026	$460,000	$422	1088	/3/2	1993	5,663 SF	
		APN: 3783-004-001-0107 Document #: 202606080068 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 1 Block: D Subdivision: OYSTER BAY ADDITION TO PORT ORCHARD NAVY YARD MapRef: VOL 2 PG 63 Abbreviated Description: Lot:1 Block:D Subdivision:OYSTER BAY ADDITION TO PORT ORCHARD NAVY YARD Map Ref:VOL 2 PG 63								

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11	.24Mi.	**4532 ABALONE ST** **BREMERTON, WA 98312-0047**	05/29/2026	$456,277	$264	1728	/4/2	2014	2,614 SF
	APN: 5570-000-032-0001 Document #: 202605290127 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 32 Subdivision: BAY VISTA - PHASE 1 MapRef: VOL 32 PG 243-250 Abbreviated Description: Lot:32 Subdivision:BAY VISTA - PHASE 1 Map Ref:VOL 32 PG 243-250								
12	1.06Mi.	**1126 EVANS AVE W** **BREMERTON, WA 98312-4453**	05/12/2026	$425,000	$473	897	/2/1	1943	6,534 SF
	APN: 4600-011-029-0000 Document #: 202605120120 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 29&30 Block: 11 Subdivision: NAVY YARD CITY MapRef: MB 3 PG 75 Abbreviated Description: Lot:29&30 Block:11 Subdivision:NAVY YARD CITY Map Ref:MB 3 PG 75								
13	.98Mi.	**1535 CARR BLVD** **BREMERTON, WA 98312-2204**	05/08/2026	$485,000	$304	1591	/3/2	1998	6,970 SF
	APN: 3719-002-011-0306 Document #: 202605080104 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: A Subdivision: CITY OF BREMERTON SHORT PLAT NO B-220 SP-1 Tract No: 11 MapRef: VOL 13 PG 76 Abbreviated Description: Lot:A Subdivision:CITY OF BREMERTON SHORT PLAT NO B-220 SP-1 Tract No:11 Map Ref:VOL 13 PG 76								
14	.68Mi.	**3704 W ARSENAL WAY** **BREMERTON, WA 98312-3607**	05/06/2026	$385,000	$440	874	/3/1	1942	9,148 SF
	APN: 222401-2-028-2005 Document #: 202605060156 Document Type: Price Code: F Land Use: Single Family Residential Legal: Sec/Twnship/Range: S22T24NR01E WM Abbreviated Description: Sec/Twnship/Range:S22T24NR01E WM								

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.	**4728 DEADWOOD ST**	**02/25/2021**	$378,920	$378,920	1,320	/3/2	2020	3,485 SF	
.01Mi.	**4732 DEADWOOD ST**	**12/29/2020**	$507,630	$507,630	1,864	/4/	2020	3,485 SF	
.02Mi.	**4736 DEADWOOD ST**	**02/08/2021**	$378,920	$378,920	1,320	/3/2	2020	3,485 SF	
.02Mi.	**4740 DEADWOOD ST**	**10/15/2020**	$529,080	$529,080	2,238	/4/	2020	3,485 SF	
.02Mi.	**4750 DRIFTWOOD ST**	**04/08/2024**	$529,080	$529,080	2,238	/4/	2020	3,485 SF	
.03Mi.	**4754 DRIFTWOOD ST**	**06/28/2022**	$378,920	$378,920	1,320	/3/2	2020	3,485 SF	
.03Mi.	**4744 DEADWOOD ST**	**12/12/2025**	$378,920	$378,920	1,320	/3/2	2020	3,485 SF	
.03Mi.	**4758 DRIFTWOOD ST**	**09/21/2020**	$480,350	$480,350	1,698	/3/2	2020	3,485 SF	
.04Mi.	**4748 DEADWOOD ST**	**12/01/2020**	$480,350	$480,350	1,698	/3/2	2020	3,485 SF	
.04Mi.	**4762 DRIFTWOOD ST**	**12/03/2020**	$426,180	$426,180	1,322	/3/2	2020	3,485 SF	
.05Mi.	**4766 DRIFTWOOD ST**	**09/23/2020**	$380,500	$380,500	1,320	/3/2	2020	4,356 SF	
.05Mi.	**4752 DEADWOOD ST**	**11/18/2020**	$509,210	$509,210	1,864	/4/	2020	4,356 SF	
.05Mi.	**4753 DRIFTWOOD ST**	**10/08/2020**	$508,420	$508,420	1,864	/4/	2020	3,920 SF	
.06Mi.	**4770 DRIFTWOOD ST**	**09/14/2020**	$509,210	$509,210	1,864	/4/	2020	4,356 SF	
.06Mi.	**4756 DEADWOOD ST**	**11/19/2020**	$508,420	$508,420	1,864	/4/	2020	3,920 SF	
.06Mi.	**4757 DRIFTWOOD ST**	**06/28/2021**	$379,710	$379,710	1,320	/3/2	2020	3,920 SF	

Rent vs. Own

Households Occupied by Renters:	31%	Households Occupied by Owners:	61%

Demographics & Income

Median Age:	38.9 years old	Households:	14,170
Median Household Income:	$84,675	Households w/Family:	62%
Household Income Per Capita:	$44,274	Households w/Family Married:	44%
Most Common Education Level:	Some College	Households w/Family Children:	30%

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School District

School District Zone:	Bremerton School District	Students:	4,383
Number of Schools:	13	Rating:	C+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.89Mi.	**Bremerton High School** Number of Students: 1,263 Student-Teacher Ratio: 21.18 Advanced Placement: Yes	C	Public	9 - 12
3.26Mi.	**Mountain View Middle School** Number of Students: 856 Student-Teacher Ratio: 17.7	D+	Public	6 - 8
0.78Mi.	**West Hills STEM Academy** Number of Students: 283 Student-Teacher Ratio: 13.53	D+	Public	KG - 5

Flood Report

The Subject Property of **4728 DEADWOOD ST, BREMERTON, WA 98312-4048** 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	129%	HIGHER
BURGLARY	119%	HIGHER
MOTOR VEHICLE THEFT	119%	HIGHER
FORCIBLE ROBBERY	126%	HIGHER
AGGRAVATED ASSAULT	108%	SIMILAR
FORCIBLE RAPE	87%	LOWER
MURDER	126%	HIGHER
OVERALL	112%	HIGHER

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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