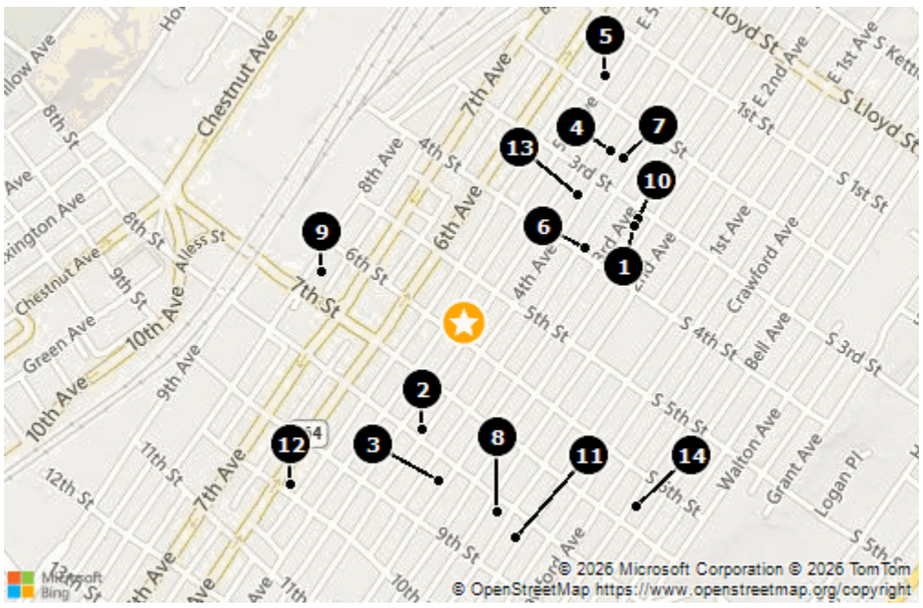
ICE SiteX Report

OrderID: 98605927

SiteX Property Information Report



Subject Property Location

521 5TH AVE, ALTOONA, PA 16602-2610

County:	**BLAIR PA**	Census Tract:	420131017.003016
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	01.08-04..-005.00-000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$95,000**	FSD:	28	Common Confidence Score:	25
Value Range:	$68,400 - $121,600	ICE Confidence Score:	72		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2016	Tax Rate Code Area:	012
Assd Land Value:	$5,000	Market Land Value:	$5,000	Tax Year:	2026
Assd Improvement:	$48,100	Market Improvment Value:	$48,100	Total Taxable Value:	$1,039
Total Assessed Value:	$53,100	Total Assessor Market Value:	$53,100	Delinquent Year:	
				Tax Account ID:	02097380
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

District: 01
Abbreviated Description: 25 X 120
City/Muni/Twp: CITY OF ALTOONA

Property Characteristics

Lot Size:	3,049 SF	Bedrooms:		Pool:	
Building Area:		Baths:		Fireplace:	
Year Built:		Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:		Heating:	
Number of Stories:		Number of Cars:		A/C:	
Style:		Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/25/2017	Sales Price:	$102,400
Document #:	201708645 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	07/22/2005	Sales Price:	$27,500
Document #:	200513531 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	07/15/2005		
Document Type:			

Legal Description:
Lot: 9 Block: 25 Section: 1 Subdivision: BAKER ESTATES OF LAKEMONT Map Ref: MB4 PG87
City/Muni/Twp: LOGAN

Prior Transfer

Recording Date:	06/01/1993	Sales Price:	$14,000
Document #:	BK-PG 1224 -00656	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
District: 01
Abbreviated Description: 25 X 120
City/Muni/Twp: CITY OF ALTOONA

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Area Sales Analysis

Total Area Sales	$876,000	Median # of Bedrooms	
Median Lot Size	3,049 SF	Median # of Baths	
Median Living Area	SF	Median Year Built	
Price Range - 2 Yrs	$13,000 to $137,000	Age Range	
Median Value	$45,000	Median Age	

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.24Mi.	**307 3RD AVE** **ALTOONA, PA 16602-3803**	09/21/2026	$30,000			//		3,049 SF	
		APN: 01.08-05..-075.00-000 Document #: 202614571 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
2	.14Mi.	**720 4TH AVE** **ALTOONA, PA 16602-3832**	09/18/2026	$50,000			//		1,742 SF	
		APN: 01.02-07..-015.00-000 Document #: 202614526 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 174 Abbreviated Description: Lot:174 City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
3	.19Mi.	**808 3RD AVE** **ALTOONA, PA 16602-3702**	09/10/2026	$40,000	$21	1880	//		3,049 SF	
		APN: 01.02-06..-113.00-000 Document #: 202614029 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
4	.28Mi.	**216 4TH AVE** **ALTOONA, PA 16602-2708**	09/04/2026	$137,000	$75	1818	//		3,049 SF	
		APN: 01.10-04..-024.00-000 Document #: 202613704 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
5	.35Mi.	**122 5TH AVE** **ALTOONA, PA 16602-2726**	08/27/2026	$25,000			//		3,049 SF	
		APN: 01.10-01..-135.00-000 Document #: 202613193 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
6	.18Mi.	**308 4TH ST** **ALTOONA, PA 16602-3812**	08/11/2026	$100,000	$55	1800	//		1,742 SF	
		APN: 01.08-05..-045.00-000 Document #: 202612225 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
7	.28Mi.	**217 4TH AVE** **ALTOONA, PA 16602-2707**	08/03/2026	$107,000			//		3,049 SF	
		APN: 01.10-04..-041.00-000 Document #: 202611755 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
8	.24Mi.	**805 2ND AVE** **ALTOONA, PA 16602-3758**	07/30/2026	$18,000			//		3,049 SF	
		APN: 01.02-06..-205.00-000 Document #: 202611560 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
9	.18Mi.	**613 8TH AVE** **ALTOONA, PA 16602-2649**	07/22/2026	$13,000	$7	1694	//		3,049 SF	
		APN: 01.08-01..-019.00-000 Document #: 202611131 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 60 Subdivision: EAST ALTOONA MapRef: DOC 202313375 Abbreviated Description: Lot:60 Subdivision:EAST ALTOONA Map Ref:DOC 202313375Abbreviated Description:PORTION LOT60 City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
10	.25Mi.	**303 3RD AVE** **ALTOONA, PA 16602-3803**	06/23/2026	$117,000	$59	1960	//		5,663 SF	
		APN: 01.08-05..-077.00-000 Document #: 202609323 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
11	.27Mi.	**808 1ST AVE** **ALTOONA, PA 16602-3748**	06/16/2026	$74,500			//		3,049 SF	
		APN: 01.02-06..-239.00-000 Document #: 202608963 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
12	.29Mi.	**921 6TH AVE** **ALTOONA, PA 16602-2503**	06/09/2026	$13,000	$11	1172	//		1,307 SF	
		APN: 01.02-03..-157.00-000 Document #: 202608503 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
13	.21Mi.	**310 4TH AVE** **ALTOONA, PA 16602-2710**	06/04/2026	$130,000			//		6,098 SF	
		APN: 01.08-05..-027.00-000 Document #: 202608167 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA								
14	.32Mi.	**612 BELL AVE** **ALTOONA, PA 16602-4816**	06/04/2026	$21,500			//		3,049 SF	
		APN: 01.08-06..-088.00-000 Document #: 202608172 Document Type: Price Code: D Land Use: Single Family Residential								

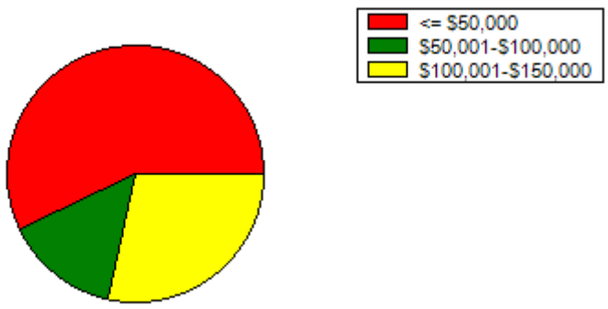
ICE SiteX Report

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Legal: Lot: 10 Block: 3 Subdivision: BELLS EXTENSION MapRef: VOL 63 PG 567 Abbreviated Description: Lot:10 Block:3 Subdivision:BELLS EXTENSION Map Ref:VOL 63 PG 567Abbreviated Description:PORTION LOT10 City/Muni/Twp:ALTOONA City/Muni/Twp: ALTOONA

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.

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.	**521 5TH AVE**	**06/01/1993**	$53,100	$53,100				3,049 SF	
0Mi.	**519 5TH AVE**	**01/22/2003**	$35,600	$35,600				3,049 SF	
0Mi.	**523 5TH AVE**	**08/27/2021**	$45,700	$45,700	1,767			3,049 SF	
.01Mi.	**517 5TH AVE**	**03/29/1966**	$44,400	$44,400				3,049 SF	
.01Mi.	**414 6TH ST**	**09/23/2011**	$46,800	$46,800	1,840			871 SF	
.02Mi.	**513 5TH AVE**	**09/01/1996**	$56,000	$56,000				2,614 SF	
.02Mi.	**511 5TH AVE**	**11/24/2025**	$63,000	$63,000	1,679			3,049 SF	
.03Mi.	**520 4TH AVE**	**12/10/2009**	$34,800	$34,800				3,049 SF	
.03Mi.	**522 4TH AVE**	**09/21/2017**	$61,800	$61,800	1,580			3,049 SF	
.03Mi.	**518 4TH AVE**	**08/11/2009**	$26,300	$26,300				3,049 SF	
.03Mi.	**516 4TH AVE**	**09/15/2023**	$50,900	$50,900	1,283			3,049 SF	
.03Mi.	**509 5TH AVE**	**11/20/2020**	$61,400	$61,400	1,860			3,049 SF	
.03Mi.	**520 5TH AVE**	**08/31/2021**	$47,800	$47,800	1,631			2,614 SF	
.03Mi.	**518 5TH AVE**	**11/13/2024**	$46,900	$46,900	1,660			3,049 SF	
.03Mi.	**516 5TH AVE**	**11/27/2024**	$34,400	$34,400	1,884			3,049 SF	
.03Mi.	**524 4TH AVE**	**09/23/2011**	$24,500	$24,500	1,242			1,307 SF	

Rent vs. Own

Households Occupied by Renters:	NA	Households Occupied by Owners:	NA

Demographics & Income

Median Age:	NA years old	Households:	NA
Median Household Income:	NA	Households w/Family:	NA
Household Income Per Capita:	NA	Households w/Family Married:	NA
Most Common Education Level:	NA	Households w/Family Children:	NA

School District

School District Zone:	NA	Students:	NA
Number of Schools:	NA	Rating:	NA

Assigned Schools

Proxim.	Name	Rating	Type	Grade

No School Information Available For This Property

Flood Report

The Subject Property of **521 5TH AVE, ALTOONA, PA 16602-2610** 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.

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Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	NA	NA
BURGLARY	NA	NA
MOTOR VEHICLE THEFT	NA	NA
FORCIBLE ROBBERY	NA	NA
AGGRAVATED ASSAULT	NA	NA
FORCIBLE RAPE	NA	NA
MURDER	NA	NA
OVERALL	NA	NA

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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