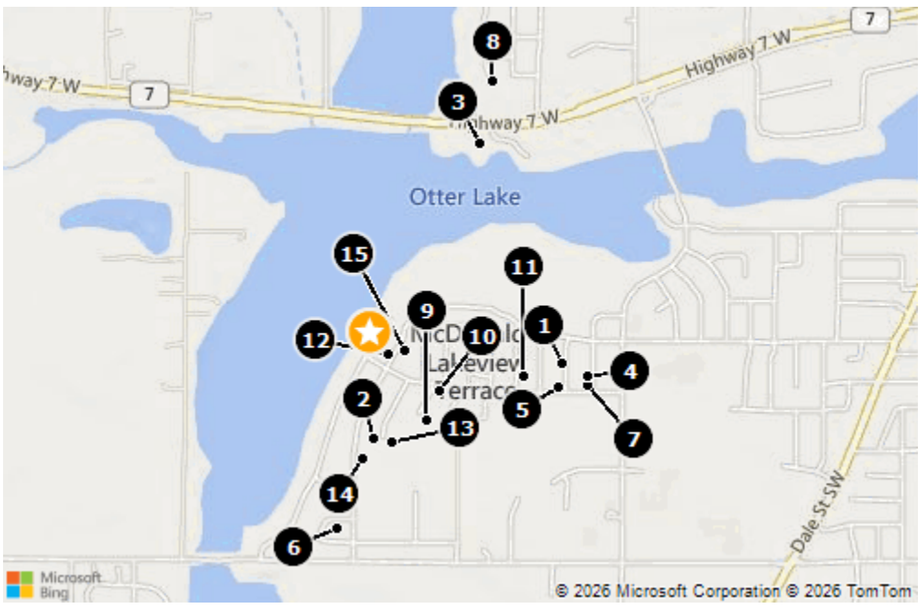
ICE SiteX Report

OrderID: 97760670

SiteX Property Information Report



Subject Property Location

540 LAKEWOOD DR SW, HUTCHINSON, MN 55350-2007

County:	**MCLEOD MN**	Census Tract:	270859504.012015
Property Use:	Single Family Residential (Assumed)	Zoning:	
Parcel Number:	23.372.0060	Thomas Bros Pg-Grid:	

Valuation

Value:	**$372,000**	FSD:	14	Common Confidence Score:	46
Value Range:	$319,920 - $424,080	ICE Confidence Score:	86		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$101,100	Market Land Value:	$101,100	Tax Year:	2026
Assd Improvement:	$193,600	Market Improvment Value:	$193,600	Total Taxable Value:	$3,982
Total Assessed Value:	$294,700	Total Assessor Market Value:	$294,700	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

Lot: 7 Block: 1 Subdivision: LAKEWOOD TERRACE

Abbreviated Description:	LAKEWOOD TERRACE LOT-007 BLOCK-001
City/Muni/Twp:	CITY OF HUTCHINSON

Property Characteristics

Lot Size:	11,970 SF	Bedrooms:	4	Pool:	
Building Area:	1304 SF	Baths:	1	Fireplace:	
Year Built:	1978	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Wood Siding
Number of Units:		Garage Type:	Z	Heating:	Hot Water
Number of Stories:	1.1+B	Number of Cars:	2	A/C:	Central
Style:		Basement:	Finished	Roof Cover:	Asphalt
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/08/2026	Sales Price:	$325,498
Document #:	477714 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	03/29/2024	Loan Amount:	N/A
Document #:	467425 BK-PG -	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type Finance:	VAR

Legal Description:

Lot: 7 Block: 1 Subdivision: LAKEWOOD TERRANCE

Prior Transfer

Recording Date:	05/01/2023	Sales Price:	N/A
Document #:	BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Lot: 7 Block: 1 Subdivision: LAKEWOOD TERRACE
Abbreviated Description: LAKEWOOD TERRACE LOT-007 BLOCK-001
City/Muni/Twp: CITY OF HUTCHINSON

ICE SiteX Report

OrderID: 97760670

Mortgage Record

Recording Date:	07/20/2021	Loan Amount:	N/A
Document #:	453959 BK-PG -	Loan Type:	New Conventional
TD Due Date:	08/01/2051	Type Finance:	FIX

Legal Description:
Lot: 7 Block: 1 Subdivision: LAKEWOOD TERRACE

Prior Transfer

Recording Date:	07/20/2021	Sales Price:	$339,900
Document #:	453958 BK-PG -	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	07/15/2021		
Document Type:			

Legal Description:
Lot: 7 Block: 1 Subdivision: LAKEWOOD TERRACE

Mortgage Record

Recording Date:	01/24/2020	Loan Amount:	N/A
Document #:	444034 BK-PG -	Loan Type:	New Conventional
TD Due Date:	01/01/2050	Type Finance:	FIX

Legal Description:
Lot: 7 Block: 1 Subdivision: LAKEWOOD TERRACE

Prior Transfer

Recording Date:	03/20/2012	Sales Price:	N/A
Document #:	A401605 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Document Type:			

Legal Description:
Lot: 7 Block: 1 Subdivision: LAKEWOOD TERRACE

Area Sales Analysis

Total Area Sales	$4,573,000	Median # of Bedrooms	4
Median Lot Size	12,000 SF	Median # of Baths	2
Median Living Area	1,277 SF	Median Year Built	1993
Price Range - 2 Yrs	$5,000 to $515,000	Age Range	9 years to 48 years
Median Value	$307,500	Median Age	33 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.44Mi.	**530 JACKSON ST SW** **HUTCHINSON, MN 55350-9076**	03/26/2026	$225,000	$204	1099	/3/1	1991	9,800 SF	
		APN: 23.362.0120 Document #: 477070 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Lot: 4 Block: 2 Subdivision: MCDONALDS SIXTH ADD Abbreviated Description: Lot:4 Block:2 Subdivision:MCDONALDS SIXTH ADD								
2	.25Mi.	**720 TYLER ST SW** **HUTCHINSON, MN 55350-2035**	03/16/2026	$469,500	$263	1785	/4/2	2002	14,900 SF	
		APN: 23.366.0030 Document #: 476918 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Lot: 3 Block: 1 Subdivision: SECOND ADD Abbreviated Description: Lot:3 Block:1 Subdivision:SECOND ADD								
3	.49Mi.	**1330 DELAWARE ST NW** **HUTCHINSON, MN 55350-3301**	02/20/2026	$125,000	$68	1822	/4/2	1998	91,476 SF	
		APN: 23.002.0150 Document #: 476627 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Section: 2 Sec/Twnship/Range: S2 T116N R30W Abbreviated Description: Section:2 Sec/Twnship/Range:S2 T116N R30W								
4	.5Mi.	**550 LAKEVIEW LN SW** **HUTCHINSON, MN 55350-2005**	02/11/2026	$170,000	$135	1256	/3/1	1978	10,400 SF	
		APN: 23.360.0070 Document #: 476508 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Lot: 4 Block: 2 Subdivision: MCDONALDS FIFTH ADD Abbreviated Description: Lot:4 Block:2 Subdivision:MCDONALDS FIFTH ADD								
5	.45Mi.	**570 JACKSON ST SW** **HUTCHINSON, MN 55350-9076**	01/26/2026	$280,000	$264	1057	/2/2	1980	12,460 SF	
		APN: 23.362.0160 Document #: 476278 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Lot: 8 Block: 2 Subdivision: MCDONALDS SIXTH ADD Abbreviated Description: Lot:8 Block:2 Subdivision:MCDONALDS SIXTH ADD								
6	.46Mi.	**1610 MAHOGANY CT SW** **HUTCHINSON, MN 55350-2042**	11/21/2025	$409,000	$268	1526	/4/1.5	2003	14,450 SF	
		APN: 23.439.0180 Document #: 475378 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Lot: 2 Block: 2 Subdivision: BRIDGEWATER ESTATES SECOND ADD Abbreviated Description: Lot:2 Block:2 Subdivision:BRIDGEWATER ESTATES SECOND ADD								
7	.51Mi.	**560 LAKEVIEW LN SW** **HUTCHINSON, MN 55350-2005**	11/07/2025	$307,500	$295	1040	/3/2	1979	9,000 SF	
		APN: 23.360.0080 Document #: 475185 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Lot: 5 Block: 2 Subdivision: MCDONALDS FIFTH ADD Abbreviated Description: Lot:5 Block:2 Subdivision:MCDONALDS FIFTH ADD								
8	.64Mi.	**1366 WESTWOOD RD NW** **HUTCHINSON, MN 55350-9800**	10/17/2025	$439,000	$207	2119	/4/4	1990	15,000 SF	
		APN: 23.270.0170 Document #: 73234 Document Type: Price Code: R Land Use: Single Family Residential (Assumed) Legal: Lot: 9 Block: 2 Subdivision: SUNSET RIDGE Abbreviated Description: Lot:9 Block:2 Subdivision:SUNSET RIDGE								
9	.24Mi.	**705 PARK ISLAND DR SW** **HUTCHINSON, MN 55350-2046**	10/16/2025	$5,000	$3	1570	/2/	2017	SF	
		APN: 23.538.0010 Document #: 474889 Document Type: Price Code: R								

ICE SiteX Report

OrderID: 97760670

Land Use: Single Family Residential (Assumed)
Legal: Lot: 1 Block: 1 Subdivision: WENWOOD Abbreviated Description: Lot:1 Block:1 Subdivision:WENWOOD

10	.21Mi.	**605 PARK ISLAND DR SW** **HUTCHINSON, MN 55350-2001**	09/19/2025	$300,000	$243	1233	/4/2	1993	1,764 SF

APN: 23.383.0120 Document #: 474449
Document Type: Price Code: R
Land Use: Single Family Residential (Assumed)
Legal: Lot: 5 Block: 3 Subdivision: FIFTH ADD Abbreviated Description: Lot:5 Block:3 Subdivision:FIFTH ADD

11	.37Mi.	**575 BARLEY ST SW** **HUTCHINSON, MN 55350-2022**	08/20/2025	$330,000	$263	1252	/4/2	1998	8,050 SF

APN: 23.150.0190 Document #: 474011
Document Type: Price Code: R
Land Use: Single Family Residential (Assumed)
Legal: Lot: 8 Block: 2 Subdivision: PARKSIDE SECOND ADD Abbreviated Description: Lot:8 Block:2 Subdivision:PARKSIDE SECOND ADD

12	.07Mi.	**570 ROBERTS ST SW** **HUTCHINSON, MN 55350-2777**	08/08/2025	$285,000	$223	1277	/3/2.5	1983	10,800 SF

APN: 23.374.0030 Document #: 473855
Document Type: Price Code: R
Land Use: Single Family Residential (Assumed)
Legal: Lot: 3 Block: 1 Subdivision: FIRST ADD Abbreviated Description: Lot:3 Block:1 Subdivision:FIRST ADD

13	.26Mi.	**725 TYLER ST SW** **HUTCHINSON, MN 55350-2034**	07/28/2025	$515,000	$220	2334	/5/3.5	1999	12,500 SF

APN: 23.366.0050 Document #: 473675
Document Type: Price Code: R
Land Use: Single Family Residential (Assumed)
Legal: Lot: 5 Block: 1 Subdivision: SECOND ADD Abbreviated Description: Lot:5 Block:1 Subdivision:SECOND ADD

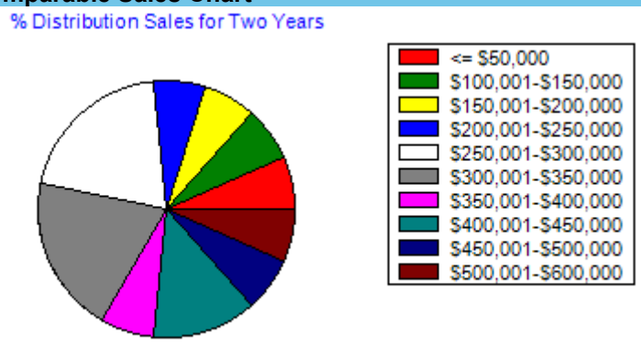
14	.29Mi.	**765 ROBERTS ST SW** **HUTCHINSON, MN 55350-2701**	07/25/2025	$400,000	$165	2415	/4/3	1996	13,000 SF

APN: 23.422.0020 Document #: 473664
Document Type: Price Code: R
Land Use: Single Family Residential (Assumed)
Legal: Lot: 2 Block: 1 Subdivision: BRIDGEWATER ESTATES Abbreviated Description: Lot:2 Block:1 Subdivision:BRIDGEWATER ESTATES

15	.09Mi.	**575 ROBERTS ST SW** **HUTCHINSON, MN 55350-2778**	07/14/2025	$313,000	$325	963	/3/2	1985	12,000 SF

APN: 23.382.0020 Document #: 473520
Document Type: Price Code: R
Land Use: Single Family Residential (Assumed)
Legal: Lot: 1 Block: 1 Subdivision: FOURTH ADD Abbreviated Description: Lot:1 Block:1 Subdivision:FOURTH ADD

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.	**540 LAKEWOOD DR SW**	**05/01/2023**	$294,700	$294,700	1,304	/4/1	1978	11,970 SF	
.02Mi.	**530 LAKEWOOD DR SW**	**11/11/1986**	$343,100	$343,100	1,603	/4/2.5	1987	10,800 SF	
.02Mi.	**550 LAKEWOOD DR SW**	**07/19/2010**	$367,500	$367,500	1,471	/4/2	1976	12,420 SF	Yes
.03Mi.	**560 LAKEWOOD DR SW**	**06/24/2015**	$293,300	$293,300	1,265	/4/1	1975	12,600 SF	
.04Mi.	**520 LAKEWOOD DR SW**	**06/06/2022**	$343,600	$343,600	1,448	/3/2	1978	12,390 SF	
.04Mi.	**535 LAKEWOOD DR SW**	**07/28/2023**	$295,800	$295,800	1,476	/4/1	1975	21,420 SF	
.04Mi.	**545 LAKEWOOD DR SW**	**06/03/2013**	$258,700	$258,700	1,288	/3/1	1975	21,600 SF	
.05Mi.	**555 LAKEWOOD DR SW**	**04/24/2019**	$297,600	$297,600	1,595	/4/3	1982	10,800 SF	
.05Mi.	**570 LAKEWOOD DR SW**	**12/02/2020**	$348,300	$348,300	1,565	/3/2	1985	12,870 SF	
.05Mi.	**525 LAKEWOOD DR SW**	**07/30/2001**	$270,300	$270,300	1,196	/3/1	1977	20,200 SF	
.06Mi.	**565 LAKEWOOD DR SW**	**01/05/2023**	$340,100	$340,100	1,415	/3/1	1986	10,800 SF	
.06Mi.	**510 LAKEWOOD DR SW**	**05/22/1990**	$375,900	$375,900	1,436	/4/3	1990	18,018 SF	
.07Mi.	**515 LAKEWOOD DR SW**	**05/14/2009**	$280,400	$280,400	1,196	/3/1.5	1976	16,700 SF	
.07Mi.	**570 ROBERTS ST SW**	**07/31/2025**	$254,000	$254,000	1,277	/3/2.5	1983	10,800 SF	
.07Mi.	**600 LAKEWOOD DR SW**		$334,900	$334,900	1,627	/3/4	1976	13,320 SF	
.08Mi.	**580 ROBERTS ST SW**	**01/31/1989**	$231,700	$231,700	972	/4/2	1982	10,800 SF	

Rent vs. Own

Households Occupied by Renters:	25%	Households Occupied by Owners:	71%

ICE SiteX Report

OrderID: 97760670

Demographics & Income

Median Age:	42.1 years old	Households:	7,662
Median Household Income:	$77,684	Households w/Family:	61%
Household Income Per Capita:	$41,458	Households w/Family Married:	51%
Most Common Education Level:	High School Graduate	Households w/Family Children:	24%

School District

School District Zone:	Hutchinson Public School District	Students:	2,722
Number of Schools:	10	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.73Mi.	**Hutchinson High School** Number of Students: 863 Student-Teacher Ratio: 17.23 Advanced Placement: Yes	A-	Public	9 - 12
0.94Mi.	**Hutchinson Middle School** Number of Students: 535 Student-Teacher Ratio: 15.21	B+	Public	6 - 8
1.75Mi.	**Hutchinson Park Elementary** Number of Students: 371 Student-Teacher Ratio: 13.63	A	Public	2 - 5
0.75Mi.	**Hutchinson West Elementary** Number of Students: 431 Student-Teacher Ratio: 12.19	NA	Public	PK - 1

Flood Report

The Subject Property of **540 LAKEWOOD DR SW, HUTCHINSON, MN 55350-2007** 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	135%	NOTABLY HIGHER
BURGLARY	121%	HIGHER
MOTOR VEHICLE THEFT	139%	NOTABLY HIGHER
FORCIBLE ROBBERY	102%	SIMILAR
AGGRAVATED ASSAULT	101%	SIMILAR
FORCIBLE RAPE	101%	SIMILAR
MURDER	122%	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.
Copyright © 2026 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 © 2026 Intercontinental Exchange, Inc. All Rights Reserved.