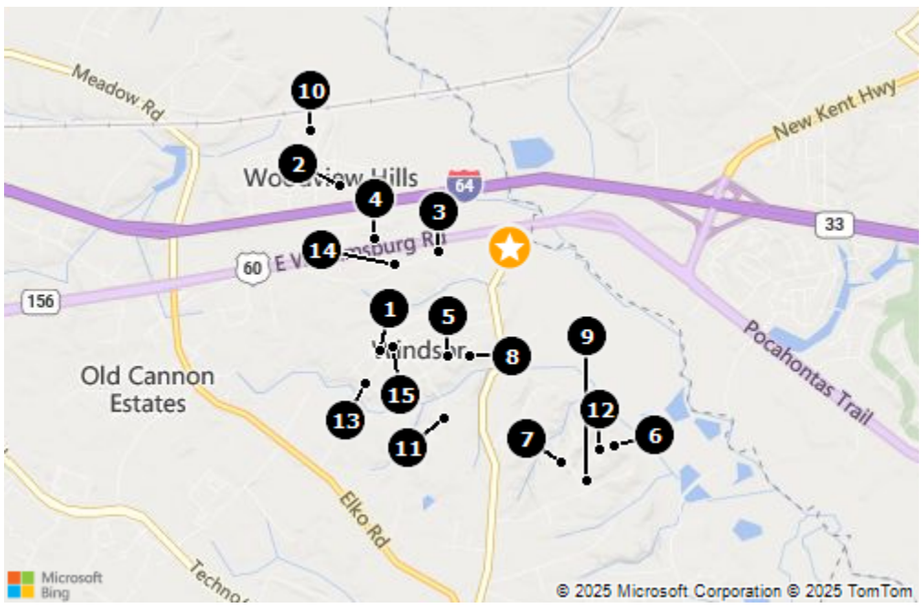
ICE SiteX Report

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SiteX Property Information Report



Subject Property Location

5514 WHITE OAK RD, SANDSTON, VA 23150-4917

County:	**HENRICO VA**	Census Tract:	510872014.041003
Property Use:	Single Family Residential	Zoning:	A-1
Parcel Number:	857-712-3785	Thomas Bros Pg-Grid:	

Valuation

Value:	**$367,000**	FSD:	9
Value Range:	$333,970 - $400,030	Confidence Score:	91

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$35,300	Market Land Value:	$35,300	Tax Year:	2025
Assd Improvement:	$288,300	Market Improvment Value:	$288,300	Total Taxable Value:	$3,001
Total Assessed Value:	$323,600	Total Assessor Market Value:	$323,600	Delinquent Year:	
				Tax Account ID:	HO3368001
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

District: VARINA
Abbreviated Description: 01780A0000 0025; WL WHITE OAK RD AC .98 61 A1 6

Property Characteristics

Lot Size:	42,689 SF	Bedrooms:	4	Pool:	
Building Area:	2160 SF	Baths:	2	Fireplace:	
Year Built:	1949	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	5	Ext Walls:	Siding (alum/vinyl)
Number of Units:		Garage Type:		Heating:	Heat Pump
Number of Stories:	2	Number of Cars:		A/C:	Yes
Style:	Bungalow	Basement:		Roof Cover:	Comp Shingle
		Foundation:	Raised	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/06/2024	Sales Price:	$233,516
Document #:	202400010807 BK-PG 06241-0677	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	03/13/2023	Sales Price:	$233,516
Document #:	202300005106 BK-PG 06241-0677	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	07/29/2021	Sales Price:	$255,000
Document #:	202100038196 BK-PG 6241-673	Type of Sale:	Full Amount on Deed
Contract Date:	07/14/2021		
Document Type:	Warranty Deed		
Legal Description:			

Prior Transfer

Recording Date:	02/02/2021	Sales Price:	$90,000
Document #:	202100005640 BK-PG 6138-1301	Type of Sale:	Full Amount on Deed
Contract Date:	01/26/2021		
Document Type:	Warranty Deed		

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Legal Description:

Prior Transfer

Recording Date:	12/21/2020	Sales Price:	$50,000
Document #:	202000055191 BK-PG 6113-2419	Type of Sale:	Full Amount on Deed
Contract Date:	12/17/2020		
Document Type:	Warranty Deed		

Legal Description:

Prior Transfer

Recording Date:	09/07/2018	Sales Price:	N/A
Document #:	201800028230 BK-PG 5778-1167	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	08/23/2018		
Document Type:	Intra-family Transfer or Dissolution		

Legal Description:

Prior Transfer

Recording Date:	09/07/2018	Sales Price:	N/A
Document #:	BK-PG 5778 -1167	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
District: VARINA
Abbreviated Description: 01780A0000 0025; WL WHITE OAK RD AC .98 61 A1 6

Prior Transfer

Recording Date:	04/16/2015	Sales Price:	N/A
Document #:	BK-PG 5353-2204	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	01/27/2015		
Document Type:	Deed		

Legal Description:

Area Sales Analysis

Total Area Sales	$6,487,075	Median # of Bedrooms	3
Median Lot Size	SF	Median # of Baths	2
Median Living Area	1,764 SF	Median Year Built	1984
Price Range - 2 Yrs	$280,000 to $760,000	Age Range	10 years to 66 years
Median Value	$435,000	Median Age	41 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.85Mi.	**4611 MONACO DR** **SANDSTON, VA 23150-3203**	08/18/2025	$305,000	$248	1225	5/3/1	1978	SF	
		APN: 853-710-8804 Document #: 202500021665 Document Type: Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 4 Block: H Section: B MapRef: MB 65 PG 22 Abbreviated Description: Lot:4 Block:H Section:B Map Ref:MB 65 PG 22City/Muni/Twp:VARINA MAGISTERIAL City/Muni/Twp: VARINA MAGISTERIAL								
2	.94Mi.	**4402 TOCCOA TER** **SANDSTON, VA 23150-2911**	08/15/2025	$280,000	$228	1225	6/3/1	1974	SF	
		APN: 852-714-6753 Document #: 202500021487 Document Type: Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 6 Subdivision: WOODVIEW HILLS SECTION A MapRef: MB 48 PG 14 Abbreviated Description: Lot:6 Subdivision:WOODVIEW HILLS SECTION A Map Ref:MB 48 PG 14								
3	.37Mi.	**4740 OLD WILLIAMSBURG RD** **SANDSTON, VA 23150-4903**	08/14/2025	$345,000	$231	1492	6/3/2	2003	SF	
		APN: 855-712-4372 Document #: 202500021431 Document Type: Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 3 Subdivision: CHICKAHOMINY HILLS MapRef: MB 113 PG 27 Abbreviated Description: Lot:3 Subdivision:CHICKAHOMINY HILLS Map Ref:MB 113 PG 27								
4	.69Mi.	**3 MILBY CIR** **SANDSTON, VA 23150-3109**	08/13/2025	$435,000	$211	2056	8/4/2	1972	SF	
		APN: 853-712-7399 Document #: 202500021362 Document Type: Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 11 Subdivision: SUNRISE ACRES MapRef: MB 36 PG 41&42 Abbreviated Description: Lot:11 Subdivision:SUNRISE ACRES Map Ref:MB 36 PG 41&42								
5	.65Mi.	**712 REESE DR** **SANDSTON, VA 23150-3226**	07/29/2025	$450,000	$330	1363	7/3/2	1983	SF	
		APN: 855-709-6486 Document #: 202500019595 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 27 Block: F Section: A Subdivision: SKANDINAVIEN VILLAGE MapRef: MB 68 PG 48&49 Abbreviated Description: Lot:27 Block:F Section:A Subdivision:SKANDINAVIEN VILLAGE Map Ref:MB 68 PG 48&49								
6	1.13Mi.	**5128 JENKINS FOREST LN** **SANDSTON, VA 23150-5323**	06/18/2025	$540,000	$223	2416	8/3/2	2013	SF	
		APN: 860-707-2861 Document #: 202500015542 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 33 Block: A Subdivision: JENKINS BLUFF SD Abbreviated Description: Lot:33 Block:A Subdivision:JENKINS BLUFF SD								
7	1.13Mi.	**6036 JENKINS BLUFF LN** **SANDSTON, VA 23150-5322**	05/29/2025	$452,975	$221	2049	7/4/2	2014	SF	
		APN: 858-707-8506 Document #: 202500013543 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 3 Block: A Subdivision: JENKINS BLUFF SD Abbreviated Description: Lot:3 Block:A Subdivision:JENKINS BLUFF SD								
8	.6Mi.	**805 REESE DR** **SANDSTON, VA 23150-3227**	03/25/2025	$500,100	$134	3729	9/3/3	1987	SF	
		APN: 856-709-3290 Document #: 202500006760								

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Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 20 Block: C Subdivision: A SKANDINAVIEN VLG Abbreviated Description: Lot:20 Block:C Subdivision:A SKANDINAVIEN VLG

9	1.26Mi.	**5101 JENKINS FOREST LN** **SANDSTON, VA 23150-5323**	02/20/2025	$540,000	$192	2800	8/4/2	2012	SF

APN: 859-706-4663 Document #: 202500003823
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 40 Block: A Subdivision: JENKINS BLUFF SD Abbreviated Description: Lot:40 Block:A Subdivision:JENKINS BLUFF SD

10	1.19Mi.	**305 ROLLINGVIEW DR** **SANDSTON, VA 23150-2827**	09/13/2024	$290,000	$241	1200	7/4/2	1974	SF

APN: 851-715-8890 Document #: 202400023269
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 3 Block: J Subdivision: H BRADLEY ACRES Abbreviated Description: Lot:3 Block:J Subdivision:H BRADLEY ACRES

11	.94Mi.	**909 RASMUSSEN DR** **SANDSTON, VA 23150-3200**	09/03/2024	$365,000	$206	1764	8/3/2	1991	43,865 SF

APN: 855-708-6523 Document #: 202400022237
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 3 Block: A Section: 1 Subdivision: SHADY OAKS SD Abbreviated Description: Lot:3 Block:A Section:1 Subdivision:SHADY OAKS SD

12	1.13Mi.	**6008 FORTY CT** **SANDSTON, VA 23150-5320**	08/20/2024	$615,000	$213	2886	10/5/2	2015	SF

APN: 859-707-8544 Document #: 202400020949
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 29 Block: A Subdivision: JENKINS BLUFF SD Abbreviated Description: Lot:29 Block:A Subdivision:JENKINS BLUFF SD

13	1.05Mi.	**600 REESE DR** **SANDSTON, VA 23150-3224**	08/05/2024	$310,000	$222	1392	5/3/1	1984	SF

APN: 853-709-3506 Document #: 202400019412
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 7 Block: J Subdivision: B WINDSOR SD Abbreviated Description: Lot:7 Block:J Subdivision:B WINDSOR SD

14	.55Mi.	**4636 OLD WILLIAMSBURG RD** **SANDSTON, VA 23150-4901**	08/02/2024	$760,000	$204	3718	10/5/4	1959	431,246 SF

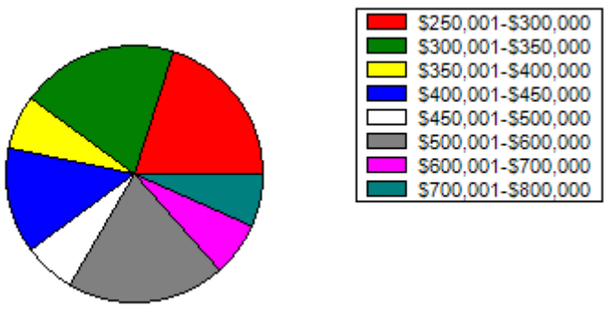
APN: 854-712-5260 Document #: 202400019355
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal:

15	.79Mi.	**4614 STOCKHOLM DR** **SANDSTON, VA 23150-3230**	06/24/2024	$299,000	$246	1215	5/3/2	1978	SF

APN: 854-710-2016 Document #: 202400015484
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 17 Block: H Subdivision: B Abbreviated Description: Lot:17 Block:H Subdivision:B

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.

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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.	**5514 WHITE OAK RD**	**09/07/2018**	$323,600	$323,600	2,160	5/4/2	1949	42,689 SF	
.05Mi.	**5488 WHITE OAK RD**	**11/01/1995**	$144,200	$144,200	1,105	5/2/1	1948	2 SF	
.08Mi.	**5476 WHITE OAK RD**	**06/01/1996**	$177,500	$177,500	1,223	5/3/1	1948	35,284 SF	
.15Mi.	**1213 EBERLYS PL**	**01/29/2008**	$1,327,400	$1,327,400	6,647	17/6/5	2014		V
.16Mi.	**4960 E WILLIAMSBURG RD**	**09/01/2000**	$137,500	$137,500	1,015	5/2/1	1925		
.17Mi.	**4894 OLD WILLIAMSBURG RD**	**04/05/2004**	$259,300	$259,300	1,499	7/3/1	1977	1 SF	
.17Mi.	**4828 OLD WILLIAMSBURG RD**	**07/02/2015**	$576,000	$576,000	3,579	8/4/3	1978		V
.19Mi.	**4878 OLD WILLIAMSBURG RD**	**04/10/2020**	$303,400	$303,400	1,619	7/3/2	1978		
.26Mi.	**4800 E WILLIAMSBURG RD**	**05/01/1988**	$613,100	$613,100	3,898	13/7/3	2000	1 SF	
.26Mi.	**5620 WHITE OAK RD**	**03/27/2002**	$285,100	$285,100	1,536	6/4/2	1987	5 SF	
.28Mi.	**5679 OLD ROBINS PL**	**08/18/1997**	$451,000	$451,000	2,290	8/3/2	1999	2 SF	
.28Mi.	**4780 OLD WILLIAMSBURG RD**	**02/01/2007**	$383,200	$383,200	1,723	6/3/2	2002		
.3Mi.	**4814 MONACO DR**	**10/03/2012**	$301,100	$301,100	1,586	6/3/2	2000		
.3Mi.	**4851 OLD WILLIAMSBURG RD**	**04/30/2001**	$341,900	$341,900	1,734	7/4/2	1986	3 SF	
.31Mi.	**4770 OLD WILLIAMSBURG RD**	**02/15/2013**	$410,200	$410,200	2,220	6/3/2	2002		
.33Mi.	**4777 OLD WILLIAMSBURG RD**	**05/16/2012**	$209,400	$209,400	1,656	8/4/2	1953		

Rent vs. Own

Households Occupied by Renters:	29%	Households Occupied by Owners:	67%

Demographics & Income

Median Age:	44.1 years old	Households:	5,791
Median Household Income:	$69,149	Households w/Family:	64%
Household Income Per Capita:	$37,607	Households w/Family Married:	44%
Most Common Education Level:	High School Graduate	Households w/Family Children:	30%

School District

School District Zone:	Henrico County Public Schools	Students:	50,191
Number of Schools:	81	Rating:	C+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
5.25Mi.	**Seven Pines Elementary School**	C	Public	KG - 5
Number of Students: 349 Student-Teacher Ratio: 16.23				
1.47Mi.	**Elko Middle School**	C	Public	6 - 8
Number of Students: 798 Student-Teacher Ratio: 16.18				
9.71Mi.	**Varina High School**	D-	Public	9 - 12
Number of Students: 1,542 Student-Teacher Ratio: 16.44 Advanced Placement: Yes				

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	105%	SIMILAR
BURGLARY	124%	HIGHER
MOTOR VEHICLE THEFT	92%	SIMILAR
FORCIBLE ROBBERY	150%	NOTABLY HIGHER
AGGRAVATED ASSAULT	110%	HIGHER
FORCIBLE RAPE	156%	NOTABLY HIGHER
MURDER	112%	HIGHER
OVERALL	110%	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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