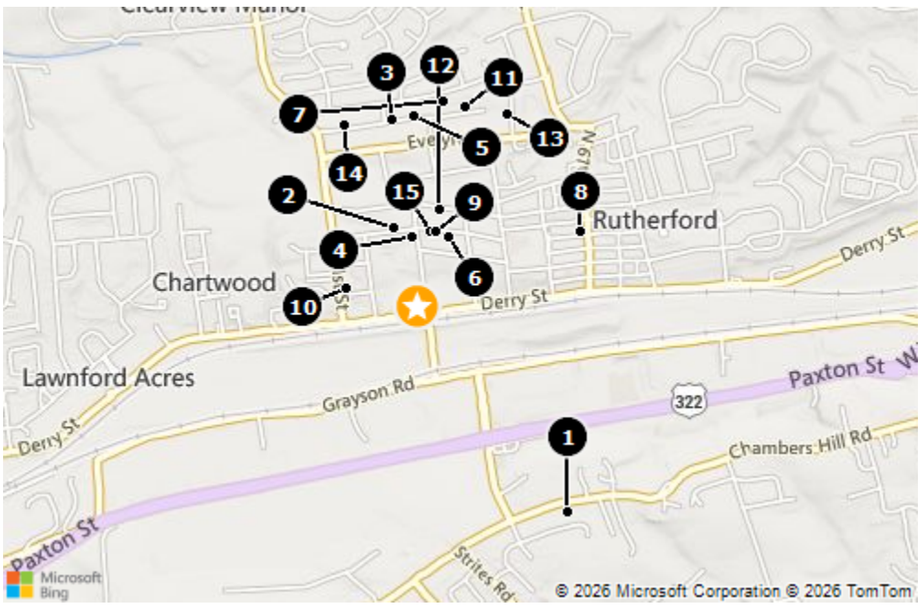
ICE SiteX Report

OrderID: 98299645

SiteX Property Information Report



Subject Property Location

6228 DERRY ST, HARRISBURG, PA 17111-4355

County:	**DAUPHIN PA**	Census Tract:	420430227.022031
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	63-017-103	Thomas Bros Pg-Grid:	

Valuation

Value:	**$248,000**	FSD:	11	Common Confidence Score:	64
Value Range:	$220,720 - $275,280	ICE Confidence Score:	89		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2025	Tax Rate Code Area:	63
Assd Land Value:	$14,000	Market Land Value:	$14,000	Tax Year:	2026
Assd Improvement:	$58,200	Market Improvment Value:	$58,200	Total Taxable Value:	$2,273
Total Assessed Value:	$72,200	Total Assessor Market Value:	$72,200	Delinquent Year:	
				Tax Account ID:	630171030000000
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

District: 63 Map Ref: MAP 63-017
City/Muni/Twp: SWATARA TOWNSHIP

Property Characteristics

Lot Size:	8,712 SF	Bedrooms:	2	Pool:	
Building Area:	1263 SF	Baths:	2	Fireplace:	
Year Built:	1953	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:	Attached	Heating:	
Number of Stories:	1+B	Number of Cars:	1	A/C:	
Style:		Basement:	Finished	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	02/19/2025	Sales Price:	$190,018
Document #:	20250003668 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	07/26/2023	Loan Amount:	N/A
Document #:	20230015880 BK-PG -	Loan Type:	FHA
TD Due Date:	06/01/2052	Type Finance:	

Legal Description:
Lot: 19 Section: B Subdivision: RUTHERFORD DELIGHT
City/Muni/Twp: DAUPHIN

Prior Transfer

Recording Date:	06/15/2022	Sales Price:	$11,924
Document #:	20220018183 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/09/2022	Sales Price:	$207,500
Document #:	20220014336 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

ICE SiteX Report

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Legal Description:
District: 63 Map Ref: MAP 63-017
City/Muni/Twp: SWATARA TOWNSHIP

Prior Transfer

Recording Date:	05/09/2022	Sales Price:	$207,500
Document #:	20220014336 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	05/09/2022		
Document Type:			

Legal Description:
Lot: 19 Block: B Subdivision: RUTHERFORD DELIGHT Map Ref: MB K PG 194
City/Muni/Twp: SWATARA TOWNSHIP

Mortgage Record

Recording Date:	01/20/2022	Loan Amount:	N/A
Document #:	20220002337 BK-PG -	Loan Type:	FHA
TD Due Date:	12/01/2047	Type Finance:	

Legal Description:
Lot: 19 Block: B Subdivision: RUTHERFORD DELIGHT
City/Muni/Twp: SWATARA TOWNSHIP

Prior Transfer

Recording Date:	07/06/2018	Sales Price:	$103,500
Document #:	20180016629 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	11/28/2017	Sales Price:	$124,500
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	08/07/2012	Sales Price:	$50,585
Document #:	20120022778 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	07/05/2012	Sales Price:	N/A
Document #:	20120019249 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	07/05/2012	Loan Amount:	N/A
Document #:	20120019248 BK-PG -	Loan Type:	New Conventional
TD Due Date:	07/01/2027	Type Finance:	

Legal Description:
Lot: 19 Section: B Subdivision: RUTHERFORD DELIGHT
City/Muni/Twp: SWATARA

Mortgage Record

Recording Date:	03/16/2007	Loan Amount:	N/A
Document #:	20070010494 BK-PG -	Loan Type:	Unknown
TD Due Date:	03/14/2022	Type Finance:	

Legal Description:
City/Muni/Twp: SWATARA

Area Sales Analysis

Total Area Sales	$3,748,900	Median # of Bedrooms	3
Median Lot Size	7,841 SF	Median # of Baths	1
Median Living Area	1,205 SF	Median Year Built	1960
Price Range - 2 Yrs	$160,000 to $380,000	Age Range	39 years to 118 years
Median Value	$247,000	Median Age	66 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.62Mi.	**6893 CHAMBERS HILL RD** **HARRISBURG, PA 17111-5104**	08/14/2026	$247,000	$204	1205	/3/1	1964	9,148 SF	
		APN: 63-039-015 Document #: 20260019613 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:SWATARA TOWNSHIP City/Muni/Twp: SWATARA TOWNSHIP								
2	.21Mi.	**6250 HUNTINGDON ST** **HARRISBURG, PA 17111-4363**	08/10/2026	$212,000	$196	1080	/3/1	1973	7,841 SF	
		APN: 63-017-206 Document #: 20260019162 Document Type: Price Code: D Land Use: Single Family Residential Legal: Subdivision: RUTHERFORD GARDENS Abbreviated Description: Subdivision:RUTHERFORD GARDENS City/Muni/Twp:SWATARA TOWNSHIP City/Muni/Twp: SWATARA TOWNSHIP								
3	.47Mi.	**6200 ANN ST** **HARRISBURG, PA 17111-4224**	07/23/2026	$170,000	$155	1092	/3/1	1985	7,841 SF	
		APN: 63-016-123 Document #: 20260017635 Document Type: Price Code: D Land Use: Single Family Residential								

ICE SiteX Report

OrderID: 98299645

Legal: Lot: B Subdivision: CHATHAM GLEN MapRef: MB U PG 22 Abbreviated Description: Lot:B Subdivision:CHATHAM GLEN Map Ref:MB U PG 22City/Muni/Twp:SWATARA TOWNSHIP City/Muni/Twp: SWATARA TOWNSHIP

4	.17Mi.	**6291 HUNTINGDON ST** **HARRISBURG, PA 17111-4364**	07/16/2026	$220,000	$142	1544	/4/1	1951	10,890 SF	

APN: 63-017-092 Document #: 20260016863
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 54 Subdivision: RUTHERFORD GARDENS MapRef: MB N PG 9 Abbreviated Description: Lot:54 Subdivision:RUTHERFORD GARDENS Map Ref:MB N PG 9City/Muni/Twp:SWATARA TOWNSHIP City/Muni/Twp: SWATARA TOWNSHIP

5	.47Mi.	**6250 ANN ST** **HARRISBURG, PA 17111-4224**	06/01/2026	$327,000	$238	1372	/3/1	1984	7,841 SF	

APN: 63-016-127 Document #: 20260012565
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 12 Subdivision: CHATHAM GLEN Abbreviated Description: Lot:12 Subdivision:CHATHAM GLEN City/Muni/Twp:SWATARA TOWNSHIP City/Muni/Twp: SWATARA TOWNSHIP

6	.18Mi.	**6351 HUNTINGDON ST** **HARRISBURG, PA 17111-4366**	05/28/2026	$249,900	$180	1382	/3/1	1952	7,841 SF	

APN: 63-017-110 Document #: 20260012345
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 131 MapRef: MB N PG 9 Abbreviated Description: Lot:131 Map Ref:MB N PG 9City/Muni/Twp:HARRISBURG City/Muni/Twp: HARRISBURG

7	.51Mi.	**6349 MIFFLIN AVE** **HARRISBURG, PA 17111-4266**	04/10/2026	$380,000	$185	2050	/4/2	1987	7,841 SF	

APN: 63-081-010 Document #: 20260008155
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 60 Subdivision: CHATHAM GLENN PHASE II MapRef: MB D PG 97 Abbreviated Description: Lot:60 Subdivision:CHATHAM GLENN PHASE II Map Ref:MB D PG 97City/Muni/Twp:HARRISBURG City/Muni/Twp: HARRISBURG

8	.45Mi.	**210 N 67TH ST** **HARRISBURG, PA 17111-4411**	03/13/2026	$169,000	$132	1280	/3/1	1908	1,742 SF	

APN: 63-021-013 Document #: 20260005791
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 302-307 Subdivision: RUTHERFORD HEIGHTS MapRef: MB E PG 5 Abbreviated Description: Lot:302-307 Subdivision:RUTHERFORD HEIGHTS Map Ref:MB E PG 5City/Muni/Twp:SWATARA TOWNSHIP City/Muni/Twp: SWATARA TOWNSHIP

9	.18Mi.	**6321 HUNTINGDON ST** **HARRISBURG, PA 17111-4366**	01/27/2026	$231,500	$301	768	/2/1	1952	7,841 SF	

APN: 63-017-107 Document #: 20260001893
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 128 Subdivision: RUTHERFORD GARDENS MapRef: MB N PG 9 Abbreviated Description: Lot:128 Subdivision:RUTHERFORD GARDENS Map Ref:MB N PG 9City/Muni/Twp:DAUPHIN City/Muni/Twp: DAUPHIN

10	.18Mi.	**84 N 61ST ST** **HARRISBURG, PA 17111-4306**	01/15/2026	$280,000	$128	2176	/3/2	1960	21,344 SF	Yes

APN: 63-017-174 Document #: 20260001125
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 5-7 Section: A Subdivision: RUTHERFORD DELIGHT MapRef: MB M PG 58 Abbreviated Description: Lot:5-7 Section:A Subdivision:RUTHERFORD DELIGHT Map Ref:MB M PG 58City/Muni/Twp:SWATARA City/Muni/Twp: SWATARA

11	.51Mi.	**6436 ANN ST** **HARRISBURG, PA 17111-4221**	01/14/2026	$322,500	$191	1687	/3/1	1966	13,068 SF	

APN: 63-016-104 Document #: 20260000991
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:SWATARA City/Muni/Twp: SWATARA

12	.23Mi.	**6341 SOMERSET ST** **HARRISBURG, PA 17111-4374**	01/08/2026	$160,000	$208	768	/2/1	1952	7,405 SF	

APN: 63-017-048 Document #: 20260000589
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 100 Subdivision: RUTHERFORD GARDENS MapRef: MB N PG 9 Abbreviated Description: Lot:100 Subdivision:RUTHERFORD GARDENS Map Ref:MB N PG 9City/Muni/Twp:SWATARA TOWNSHIP City/Muni/Twp: SWATARA TOWNSHIP

13	.52Mi.	**530 N 66TH ST** **HARRISBURG, PA 17111-4505**	11/10/2025	$250,000	$225	1107	/3/1	1959	10,890 SF	

APN: 63-063-060 Document #: 20250026208
Document Type: Price Code: D
Land Use: Single Family Residential
Legal:

14	.48Mi.	**6108 ANN ST** **HARRISBURG, PA 17111-4226**	10/09/2025	$300,000	$274	1092	/3/1	1984	7,841 SF	

APN: 63-016-116 Document #: 20250023650
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 1 Subdivision: CHATHAM GLEN MapRef: MB U VOL 3 PG 22 Abbreviated Description: Lot:1 Subdivision:CHATHAM GLEN Map Ref:MB U VOL 3 PG 22City/Muni/Twp:SWATARA City/Muni/Twp: SWATARA

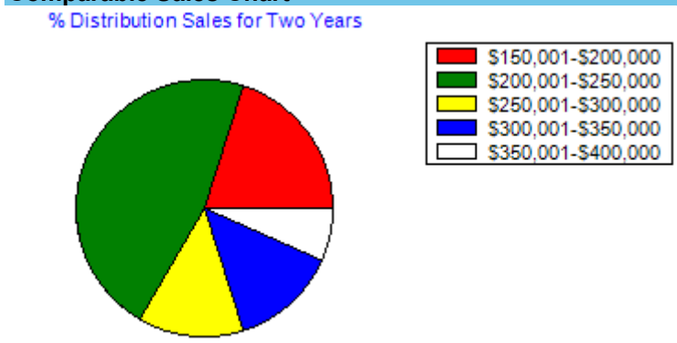
15	.18Mi.	**6311 HUNTINGDON ST** **HARRISBURG, PA 17111-4366**	10/09/2025	$230,000	$299	768	/2/1	1952	7,405 SF	

APN: 63-017-106 Document #: 20250023569
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 127 Subdivision: PLAN OF RUTHERFORD GARDENS MapRef: MB N PG 9 Abbreviated Description: Lot:127 Subdivision:PLAN OF RUTHERFORD GARDENS Map Ref:MB N PG 9

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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.	**6228 DERRY ST**	**05/09/2022**	$72,200	$72,200	1,263	/2/2	1953	8,712 SF	
.01Mi.	**6226 DERRY ST**	**02/08/2022**	$54,100	$54,100	870	/3/1	1952	8,712 SF	
.02Mi.	**30 N 63RD ST**	**12/30/1899**	$53,900	$53,900	933	/2/1	1946	3,049 SF	
.04Mi.	**70 N 63RD ST**	**05/09/2022**	$147,100	$147,100	1,278	/3/2	2023	31,145 SF	
.06Mi.	**90 N 63RD ST**	**05/20/2021**	$176,200	$176,200				31,145 SF	
.08Mi.	**6312 DERRY ST**	**05/11/2016**	$65,700	$65,700	983	/2/1	1951	8,712 SF	
.08Mi.	**110 N 63RD ST**	**03/05/2020**	$224,800	$224,800	2,800	/4/3	2020	31,363 SF	
.09Mi.	**101 N 62ND ST**	**02/28/2025**	$179,500	$179,500	1,946	/3/2	2025	31,363 SF	
.09Mi.	**6314 DERRY ST**	**12/28/2022**	$45,400	$45,400	880	/2/1	1951	8,712 SF	
.1Mi.	**130 N 63RD ST**	**07/11/2016**	$193,300	$193,300	1,488	/3/2	2016	28,349 SF	
.1Mi.	**111 N 62ND ST**	**10/17/2023**	$206,600	$206,600	2,055	/4/2	2024	31,363 SF	
.1Mi.	**125 N 63RD ST**	**06/02/2015**	$110,100	$110,100	2,252	/3/1	1950	41,818 SF	
.11Mi.	**121 N 62ND ST**	**05/31/2023**	$184,500	$184,500	2,041	/3/2	2022	17,860 SF	
.12Mi.	**150 N 63RD ST**	**03/06/2019**	$191,300	$191,300	2,189	/3/2	2017	28,349 SF	
.12Mi.	**6330 DERRY ST**	**03/26/2014**	$67,500	$67,500	1,238	/2/1	1954	8,712 SF	
.12Mi.	**131 N 62ND ST**	**08/21/1984**	$95,800	$95,800	1,106	/3/2	1973	26,572 SF	

Rent vs. Own

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

Demographics & Income

Median Age:	39.4 years old	Households:	14,216
Median Household Income:	$86,561	Households w/Family:	61%
Household Income Per Capita:	$44,748	Households w/Family Married:	46%
Most Common Education Level:	High School Graduate	Households w/Family Children:	27%

School District

School District Zone:	Central Dauphin School District	Students:	12,517
Number of Schools:	19	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.80Mi.	**Central Dauphin East High School** Number of Students: 1,573 Student-Teacher Ratio: 13.55 Advanced Placement: Yes	D	Public	9 - 12
0.28Mi.	**Rutherford Elementary** Number of Students: 461 Student-Teacher Ratio: 15.2	B-	Public	KG - 5
1.72Mi.	**Central Dauphin East Middle School** Number of Students: 702 Student-Teacher Ratio: 12.46	C-	Public	6 - 8

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Flood Report

The Subject Property of **6228 DERRY ST, HARRISBURG, PA 17111-4355** 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	113%	HIGHER
BURGLARY	78%	LOWER
MOTOR VEHICLE THEFT	107%	SIMILAR
FORCIBLE ROBBERY	91%	LOWER
AGGRAVATED ASSAULT	73%	NOTABLY LOWER
FORCIBLE RAPE	82%	LOWER
MURDER	89%	LOWER
OVERALL	63%	NOTABLY LOWER

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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