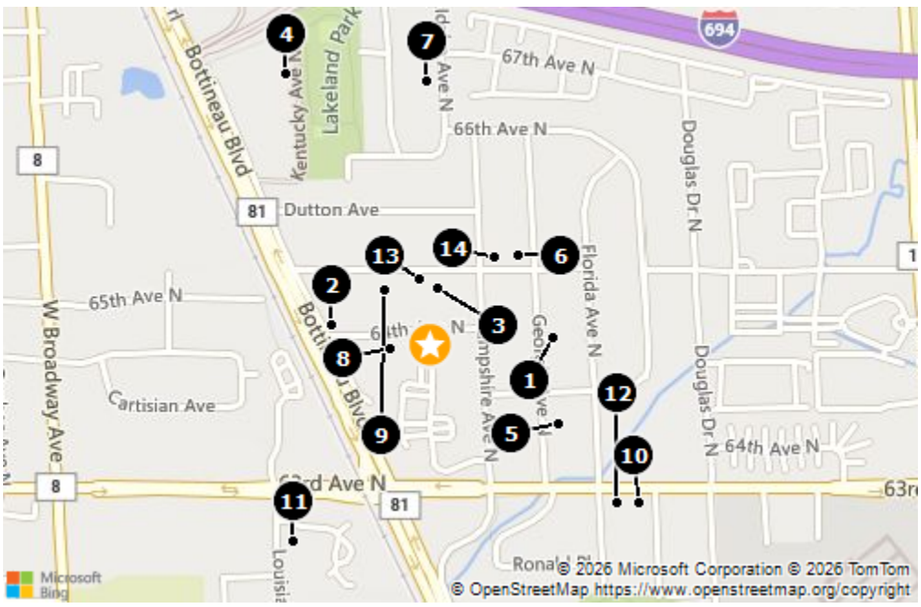
ICE SiteX Report

OrderID: 98655492

SiteX Property Information Report



Subject Property Location

6717 64TH AVE N, BROOKLYN PARK, MN 55428-2504

County:	**HENNEPIN MN**	Census Tract:	270530268.092004
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	32-119-21-42-0021	Thomas Bros Pg-Grid:	

Valuation

Value:	**$353,000**	FSD:	15	Common Confidence Score:	47
Value Range:	$300,050 - $405,950	ICE Confidence Score:	85		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$120,000	Market Land Value:	$120,000	Tax Year:	2026
Assd Improvement:	$189,200	Market Improvment Value:	$189,200	Total Taxable Value:	$5,700
Total Assessed Value:	$309,200	Total Assessor Market Value:	$309,200	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

Lot: 3 Block: 2 District: 48 Subdivision: ACME INVESTMENT 1ST ADDN Map Ref: MB:87623 Sec/Twnship/Range: SEC 32 QTR 42 TWN 119 RNG 21
Abbreviated Description: 003 002 ACME INVESTMENT 1ST ADDN N 117X129X115X128
City/Muni/Twp: BROOKLYN PARK

Property Characteristics

Lot Size:	14,810 SF	Bedrooms:		Pool:	
Building Area:	1401 SF	Baths:		Fireplace:	
Year Built:	1966	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:	1	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:	03/05/2025	Sales Price:	$310,000
Document #:	T6123123 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	01/25/2022	Sales Price:	$310,000
Document #:	T5917412 BK-PG -	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	01/11/2022		
Document Type:			
Legal Description:			

Lot: 3 Block: 2 Subdivision: ACME INVESTMENT 1ST ADDITION

Prior Transfer

Recording Date:	01/00/2022	Sales Price:	$310,000
Document #:	BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			
Legal Description:			

Lot: 3 Block: 2 District: 48 Subdivision: ACME INVESTMENT 1ST ADDN Map Ref: MB:87623 Sec/Twnship/Range: SEC 32 QTR 42 TWN 119 RNG 21
Abbreviated Description: 003 002 ACME INVESTMENT 1ST ADDN N 117X129X115X128
City/Muni/Twp: BROOKLYN PARK

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Prior Transfer

Recording Date:	05/04/2018	Sales Price:	N/A
Document #:	T05528534 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	06/27/2016	Sales Price:	N/A
Document #:	T05357979 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	06/22/2016		
Document Type:			

Legal Description:
Lot: 3 Block: 2 Subdivision: ACME INVESTMENT 1ST ADDITION
Abbreviated Description: CT# 1368802, 1425481

Prior Transfer

Recording Date:	06/18/2013	Sales Price:	N/A
Document #:	T5087209 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	06/07/2013	Sales Price:	$157,235
Document #:	T05083527 BK-PG -	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	05/20/2013		
Document Type:			

Legal Description:
Lot: 3 Block: 2 Subdivision: ACME INVESTMENT 1ST ADDITION
Abbreviated Description: CT# 1052265, 1368802

Mortgage Record

Recording Date:	12/01/2011	Loan Amount:	N/A
Document #:	T4907349 BK-PG -	Loan Type:	New Conventional
TD Due Date:	12/01/2026	Type Finance:	

Legal Description:
Lot: 3 Block: 2 Subdivision: ACME INVESTMENT 1ST ADDITION

Prior Transfer

Recording Date:	08/10/2000	Sales Price:	$152,000
Document #:	741948 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	07/26/2000		
Document Type:			

Legal Description:
Lot: 3 Block: 2 Subdivision: ACME INVESTMENT 1ST ADDITION

Prior Transfer

Recording Date:	11/19/1998	Sales Price:	$116,000
Document #:	686887 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	10/30/1998		
Document Type:			

Legal Description:
Lot: 3 Block: 2 Subdivision: ACME INVESTMENT 1ST ADDITION

Area Sales Analysis

Total Area Sales	$4,083,000	Median # of Bedrooms	
Median Lot Size	13,939 SF	Median # of Baths	
Median Living Area	1,010 SF	Median Year Built	1958
Price Range - 2 Yrs	$230,000 to $370,000	Age Range	45 years to 76 years
Median Value	$295,500	Median Age	68 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.14Mi.	**6416 GEORGIA AVE N** **BROOKLYN PARK, MN 55428-2528**	09/23/2026	$370,000	$350	1056	//	1958	13,068 SF	
		APN: 32-119-21-41-0016 Document #: T6227091 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 9 Block: 1 Subdivision: A M CARLSONS ADDITION Abbreviated Description: Lot:9 Block:1 Subdivision:A M CARLSONS ADDITION								
2	.11Mi.	**6908 64TH AVE N** **BROOKLYN PARK, MN 55428-2563**	09/01/2026	$230,000	$253	906	//	1981	10,890 SF	
		APN: 32-119-21-42-0048 Document #: A11493356 Document Type: Price Code: R Land Use: Single Family Residential Legal: Sec/Twnship/Range: NW4SE4 S32T119NR21W 5PM Abbreviated Description: Sec/Twnship/Range:NW4SE4 S32T119NR21W 5PM								
3	.06Mi.	**6717 65TH AVE N** **BROOKLYN PARK, MN 55428-2510**	08/26/2026	$320,000	$322	992	//	1957	16,988 SF	
		APN: 32-119-21-42-0035 Document #: A11491839 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 3 Block: 1 Subdivision: STIEGLERS THIRD ADDITION Abbreviated Description: Lot:3 Block:1 Subdivision:STIEGLERS THIRD ADDITION								
4	.36Mi.	**6649 KENTUCKY AVE N** **BROOKLYN PARK, MN 55428-2439**	06/12/2026	$305,000	$244	1248	//	1976	27,443 SF	
		APN: 32-119-21-13-0002 Document #: A11471022 Document Type: Price Code: R Land Use: Single Family Residential Legal: Sec/Twnship/Range: NW4NE4&SW4NE4 S32T119R21 Abbreviated Description: Sec/Twnship/Range:NW4NE4&SW4NE4 S32T119R21								
5	.17Mi.	**6324 GEORGIA AVE N** **BROOKLYN PARK, MN 55428-2526**	06/03/2026	$296,000	$213	1387	//	1954	13,068 SF	

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APN: 32-119-21-41-0050 Document #: T6204822
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 9 Block: 4 Subdivision: A M CARLSONS ADDITION Abbreviated Description: Lot:9 Block:4 Subdivision:A M CARLSONS ADDITION

6	.14Mi.	**6501 GEORGIA AVE N** **BROOKLYN PARK, MN 55428-2426**	04/29/2026	$295,000	$284	1036	//	1959	15,246 SF

APN: 32-119-21-14-0011 Document #: T6198426
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 8 Block: 2 Subdivision: A M CARLSONS SECOND ADDITION Abbreviated Description: Lot:8 Block:2 Subdivision:A M CARLSONS SECOND ADDITION

7	.3Mi.	**6625 IDAHO AVE N** **BROOKLYN PARK, MN 55428-2431**	03/26/2026	$294,000	$275	1066	//	1958	13,939 SF

APN: 32-119-21-13-0035 Document #: A11450018
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 7 Block: 2 Subdivision: SHIRLEY LANE ADDITION Abbreviated Description: Lot:7 Block:2 Subdivision:SHIRLEY LANE ADDITION

8	.05Mi.	**6809 64TH AVE N** **BROOKLYN PARK, MN 55428-2506**	03/03/2026	$270,000	$267	1008	//	1963	13,939 SF

APN: 32-119-21-42-0023 Document #: T6188321
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 5 Block: 2 Subdivision: ACME INVESTMENT 1ST ADDITION Abbreviated Description: Lot:5 Block:2 Subdivision:ACME INVESTMENT 1ST ADDITION

9	.08Mi.	**6819 65TH AVE N** **BROOKLYN PARK, MN 55428-2512**	02/09/2026	$324,000	$337	960	//	1958	16,988 SF

APN: 32-119-21-42-0038 Document #: A11438966
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 6 Block: 1 Subdivision: STIEGLERS THIRD ADDITION Abbreviated Description: Lot:6 Block:1 Subdivision:STIEGLERS THIRD ADDITION

10	.3Mi.	**6289 EDGEWOOD AVE N** **BROOKLYN PARK, MN 55428-2516**	12/04/2025	$236,000	$289	816	//	1951	13,068 SF

APN: 32-119-21-44-0041 Document #: A11423430
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 1 Block: 2 Subdivision: LARBURN ADDITION Abbreviated Description: Lot:1 Block:2 Subdivision:LARBURN ADDITION

11	.27Mi.	**6272 LOUISIANA AVE N** **BROOKLYN PARK, MN 55428-2949**	11/25/2025	$255,000	$251	1012	//	1963	13,504 SF

APN: 32-119-21-43-0018 Document #: A11421646
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 2 Block: 1 Subdivision: APPLE GROVE Abbreviated Description: Lot:2 Block:1 Subdivision:APPLE GROVE

12	.28Mi.	**6288 FLORIDA AVE N** **BROOKLYN PARK, MN 55428-2521**	11/06/2025	$233,000	$365	638	//	1950	13,068 SF

APN: 32-119-21-44-0052 Document #: A11416594
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 12 Block: 2 Subdivision: LARBURN ADDITION Abbreviated Description: Lot:12 Block:2 Subdivision:LARBURN ADDITION

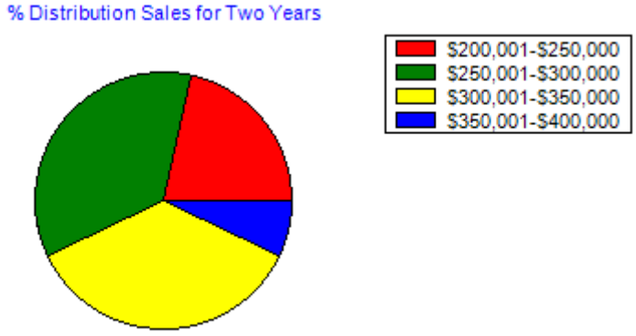
13	.07Mi.	**6801 65TH AVE N** **BROOKLYN PARK, MN 55428-2512**	11/05/2025	$305,000	$307	992	//	1958	16,988 SF

APN: 32-119-21-42-0036 Document #: A11416014
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 4 Block: 1 Subdivision: STIEGLERS THIRD ADDITION Abbreviated Description: Lot:4 Block:1 Subdivision:STIEGLERS THIRD ADDITION

14	.13Mi.	**6500 HAMPSHIRE AVE N** **BROOKLYN PARK, MN 55428-2429**	10/13/2025	$350,000	$285	1224	//	1955	14,375 SF

APN: 32-119-21-14-0010 Document #: T6163935
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 7 Block: 2 Subdivision: A M CARLSONS SECOND ADDITION Abbreviated Description: Lot:7 Block:2 Subdivision:A M CARLSONS SECOND ADDITION

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.

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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.	**6717 64TH AVE N**	**01/00/2022**	$309,200	$309,200	1,401		1966	14,810 SF	
.02Mi.	**6801 64TH AVE N**		$243,700	$243,700	1,008		1963	13,939 SF	
.02Mi.	**6709 64TH AVE N**	**10/00/2010**	$277,100	$277,100	1,232		1964	14,810 SF	
.03Mi.	**6716 64TH AVE N**	**12/00/2021**	$243,400	$243,400	1,032		1964	13,504 SF	
.04Mi.	**6800 64TH AVE N**	**03/00/2024**	$252,000	$252,000	1,252		1965	13,939 SF	
.04Mi.	**6708 64TH AVE N**	**10/00/2016**	$308,200	$308,200	1,608		1964	13,504 SF	
.04Mi.	**6417 HAMPSHIRE AVE N**	**03/00/1978**	$296,900	$296,900	1,328		1963	14,810 SF	
.05Mi.	**6809 64TH AVE N**		$245,000	$245,000	1,008		1963	13,939 SF	
.05Mi.	**6808 64TH AVE N**	**10/00/2012**	$232,100	$232,100	1,008		1963	15,246 SF	
.05Mi.	**6409 HAMPSHIRE AVE N**	**05/00/2019**	$263,600	$263,600	960		1956	13,504 SF	
.06Mi.	**6700 64TH AVE N**		$264,000	$264,000	986		1963	13,504 SF	
.06Mi.	**6401 HAMPSHIRE AVE N**		$203,800	$203,800	960		1957	13,504 SF	
.06Mi.	**6816 64TH AVE N**	**12/00/2018**	$265,500	$265,500	1,008		1963	16,988 SF	
.06Mi.	**6717 65TH AVE N**		$206,300	$206,300	992		1957	16,988 SF	
.07Mi.	**6801 65TH AVE N**		$231,500	$231,500	992		1958	16,988 SF	
.07Mi.	**6709 65TH AVE N**	**07/00/2021**	$243,600	$243,600	992		1957	16,988 SF	

Rent vs. Own

Households Occupied by Renters:	42%	Households Occupied by Owners:	53%

Demographics & Income

Median Age:	38.5 years old	Households:	12,381
Median Household Income:	$70,661	Households w/Family:	60%
Household Income Per Capita:	$36,802	Households w/Family Married:	39%
Most Common Education Level:	High School Graduate	Households w/Family Children:	30%

School District

School District Zone:	Robbinsdale Area School District	Students:	10,810
Number of Schools:	28	Rating:	C-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
3.50Mi.	**Robbinsdale Middle School** Number of Students: 567 Student-Teacher Ratio: 14.76	D	Public	6 - 8
2.42Mi.	**Early Childhood Special Education** Number of Students: 271 Student-Teacher Ratio: 12.3	NA	Public	PK - KG
2.28Mi.	**Cooper High School** Number of Students: 1,396 Student-Teacher Ratio: 17.67 Advanced Placement: Yes	D+	Public	9 - 12
2.32Mi.	**Northport Elementary School** Number of Students: 488 Student-Teacher Ratio: 14.15	D+	Public	KG - 5

Flood Report

The Subject Property of **6717 64TH AVE N, BROOKLYN PARK, MN 55428-2504** 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	111%	HIGHER
BURGLARY	99%	SIMILAR
MOTOR VEHICLE THEFT	99%	SIMILAR
FORCIBLE ROBBERY	85%	LOWER
AGGRAVATED ASSAULT	89%	LOWER
FORCIBLE RAPE	86%	LOWER
MURDER	91%	LOWER
OVERALL	92%	SIMILAR

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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ICE SiteX Report

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