

Sales Comparable

420 N 61st St, Philadelphia, PA 19151-4307

APN: 34-1-1494-00 / County: Philadelphia

3/20/2023



Subject Property

420 N 61st St, Philadelphia, PA 19151-4307

Owner Name:	SECRETARY OF HOUSING AND URBAN DEVELOPMENT
Mailing Address:	2000 N CLASSEN BLVD #3200, OKLAHOMA CITY, OK 73106-6034
Owner Status:	Owner Occupied
Length of Ownership:	44
Current Occupancy:	Non-Owner Occupied

Property Type: Apartments (generic)	Status:	On Market		
Beds: 4	Baths: null	Heating: FORCED AIR	Distressed:	Yes
Total Rooms:	Cooling:	Short Sale:	No	
SqFt: 1,671	Floor Coverings:	HOA/COA:	No	
Lot Size/Acres: 1,058	Total Assd Val:	\$235,500		
Year Built/Eff: 1915	Land Assd Val:	\$47,100		
Parking Type:	Imp Assd Val:	\$188,400		
Pool:	Assd Year:	2022		

Current Listing Status

Listing Status:	ACTIVE
Listing Date:	2/11/2023
Listing Price:	\$140,000
DOM:	38
Price Change Date:	
Price Change Amount:	
Price Change %:	

Public Record Sales

Last Sale Date:	7/09/2019
Last Sale Price:	\$85,000
Last Purchase Method:	Cash
Prior Sale Date:	12/14/2015
Prior Sale Price:	\$106,000
Prior Purchase Method:	Financed

MLS Sales

Last Sale Date:	
Last Sale Price:	
Last Listing Date:	
Last DOM:	
Prior Sale Date:	
Prior Sale Price:	
Prior Listing Date:	
Prior DOM:	

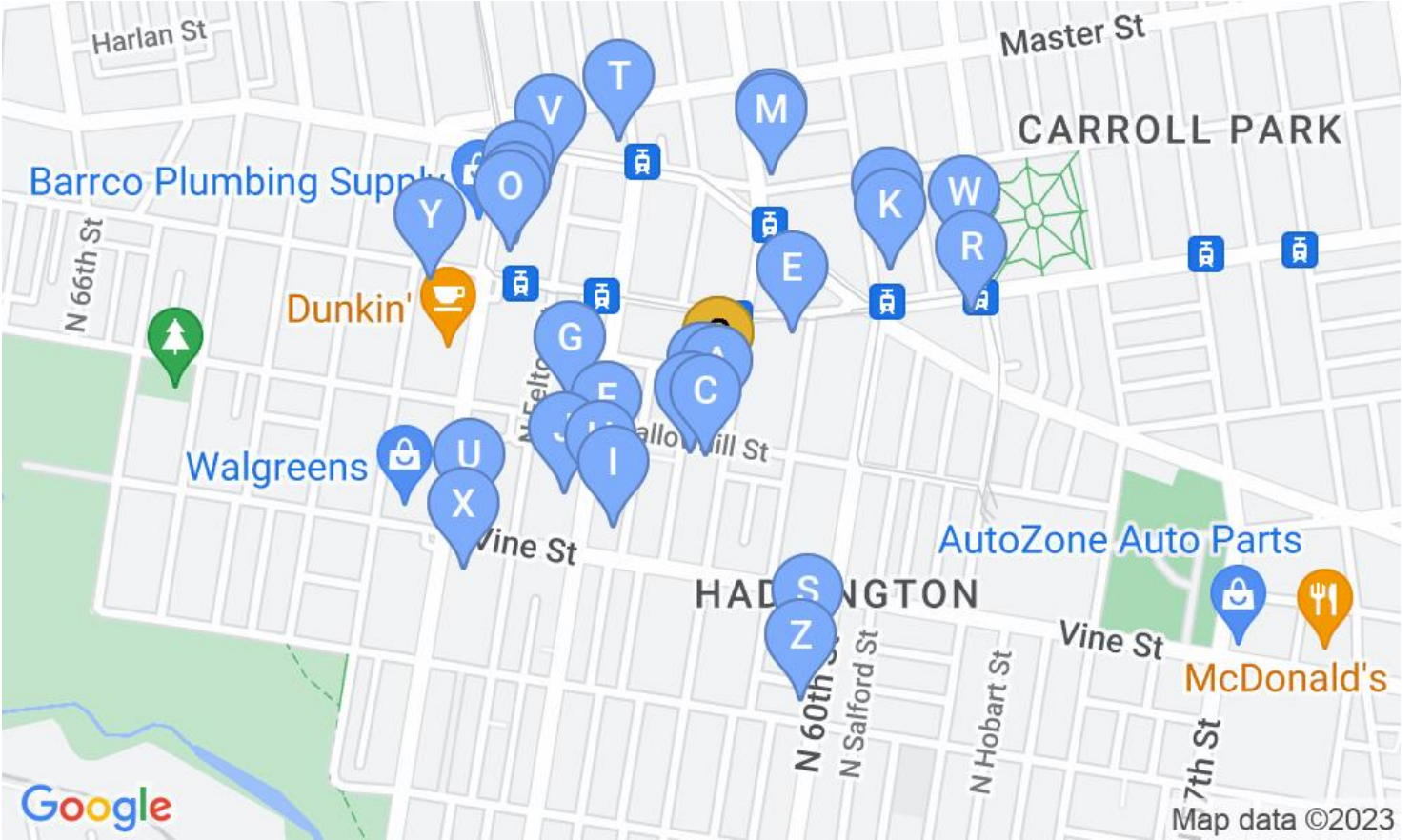
Search Criteria

Data Set	Public Record & MLS	Sale Date	3/20/2022 - 3/20/2023	Square Feet	1,337 - 2,005
Distance	0.5 Miles	Status	SOLD		

Sold Comps	Subject	Low	High	Average
Sale Price	\$85,000	\$1,250	\$7,147,600	\$263,950
SqFt	1,671	1,340	1,980	1,608
Price/SqFt	\$50.87	\$0.66	\$3,699.59	\$151.41
Bedrooms	4	2	6	4
Baths	-	1	4	2
Lot Size/Acres	1,058/0.024	900/0.021	2,720/0.062	1,437/0.033
Year Built	1915	1900	1925	1922
Distance from Subject	-	0.02	0.41	0.269

On Market Comps	Subject	Low	High	Average

Failed Comps	Subject	Low	High	Average



● Subject Property
 ● Sold Comps
 ● Active Comps
 ● Failed Comps

	Source	Address	Status	Date	Amount	SqFt	PPSqFt.	Beds	Bath	Year Built	Distance
A	Public Record	6103 Callowhill St	Sold	12/06/2022	\$225,000	1,628	\$138.21			1915	0.02 mi
B	Public Record	6111 Callowhill St	Sold	7/29/2022	\$212,000	1,518	\$139.66	5	2	1915	0.03 mi
C	Public Record	6106 Callowhill St	Sold	5/10/2022	\$98,000	1,752	\$55.94	5	1	1915	0.05 mi
D	Public Record	6114 Callowhill St	Sold	10/21/2022	\$262,500	1,862	\$140.98	4	4	1915	0.05 mi
E	Public Record	6056 W Girard Ave	Sold	10/03/2022	\$44,400	1,540	\$28.83	3	1	1925	0.08 mi
F	Public Record	349 N 62nd St	Sold	5/17/2022	\$52,500	1,804	\$29.1			1915	0.10 mi
G	Public Record	6213 Callowhill St	Sold	9/15/2022	\$100,000	1,695	\$59			1925	0.12 mi
H	Public Record	327 N 62nd St	Sold	8/24/2022	\$105,000	1,804	\$58.2			1915	0.13 mi
I	MLS	310 N Horton St	Sold	12/2022	\$95,120/est	1,380	\$68.93	3	1	1925	0.14 mi
J	MLS	328 N 62nd St	Sold	12/2022	\$1,250/est	1,880	\$0.66	2	1	1915	0.15 mi
K	Public Record	1213 N 60th St	Sold	4/20/2022	\$180,000	1,767	\$101.87	3		1915	0.17 mi
L	Public Record	1225 N 60th St	Sold	12/29/2022	\$200,000	1,977	\$101.16	6	1	1915	0.18 mi
M	Public Record	1303 N 61st St	Sold	1/17/2023	\$62,500	1,360	\$45.96	4	2	1920	0.19 mi
N	Public Record	1305 N 61st St	Sold	3/29/2022	\$100,000	1,495	\$66.89	4	2	1925	0.19 mi
O	Public Record	509 N 63rd St	Sold	12/12/2022	\$146,255	1,767	\$82.77	4	1	1925	0.21 mi
P	Public Record	513 N 63rd St	Sold	9/08/2022	\$85,000	1,628	\$52.21	4	1	1925	0.21 mi
Q	Public Record	525 N 63rd St	Sold	9/20/2022	\$138,000	1,628	\$84.77	3	1	1920	0.22 mi
R	Public Record	5904 W Girard Ave	Sold	3/22/2022	\$117,000	1,560	\$75	4	1	1925	0.22 mi
S	Public Record	226 N 60th St	Sold	6/23/2022	\$140,000	1,340	\$104.48	3	2	1920	0.22 mi
T	Public Record	6205 Haverford Ave	Sold	6/21/2022	\$966,668	1,920	\$503.47			1920	0.22 mi
U	Public Record	303 N 63rd St	Sold	8/25/2022	\$183,000	1,477	\$123.9	4	1	1925	0.23 mi
V	Public Record	6240 Haverford Ave	Sold	7/22/2022	\$152,000	1,680	\$90.48	3	1	1920	0.23 mi
W	Public Record	1212 N 59th St	Sold	4/04/2022	\$115,000	1,440	\$79.86	4	2	1917	0.23 mi
X	MLS	241 N 63rd St	Sold	03/2023	\$1,250/est	1,578	\$0.79	2	1	1925	0.25 mi
Y	Public Record	459 N Gross St	Sold	10/10/2022	\$150,000	1,354	\$110.78	3	2	1925	0.25 mi
Z	MLS	206 N 60th St	Sold	12/2022	\$1,350/est	1,389	\$0.97	3	1.5	1925	0.25 mi



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4	Baths: 1915/1915	Last Sale Date: 7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024		Est. Value: \$305,020

1



6103 Callowhill St, Philadelphia, PA 19151		Property Type:	Commercial/Office/R
Owner Name:	BOOKER INVESTMENT GROUP LLC		
Mailing Address:	PO BOX 716, LANSDOWNE, PA 19050		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 87-1-6022-60		Status:	Sold
Beds:	Baths:	Total Rooms:	Heating: NONE
SqFt:	1,628	Parking Type:	Cooling: Amount: \$225,000
Lot Size / Acres:	1,142/0.026	Pool: No	Floor Covering: Orig. List Date:
Year Built / Eff:	1915 / 1915	DOM:	

Public Record Distance: 0.02 mi Estimated Value: Tax Assessed Value / Year: \$52,000 / 2022

2



6111 Callowhill St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:	DESIREE AUMAN & LAVINIA IMES		
Mailing Address:	6111 CALLOWHILL ST, PHILADELPHIA, PA 19151		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-1-0503-00		Status:	Sold
Beds: 5	Baths: 2	Total Rooms:	Heating: FORCED AIR
SqFt:	1,518	Parking Type:	Cooling: CENTRAL
Lot Size / Acres:	1,080/0.025	Pool: No	Floor Covering: Orig. List Date:
Year Built / Eff:	1915 / 1915	DOM:	

Public Record Distance: 0.03 mi Estimated Value: \$196,675 Tax Assessed Value / Year: \$116,800 / 2022

3



6106 Callowhill St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:	LA BRINKLEY ENTERPRISES LLC		
Mailing Address:	300 N BUSTI ST #1907, PHILADELPHIA, PA 19104		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 34-1-0436-00		Status:	Sold
Beds: 5	Baths: 1	Total Rooms:	Heating: NATURAL GAS
SqFt:	1,752	Parking Type:	Cooling: WALL UNIT
Lot Size / Acres:	1,080/0.025	Pool: No	Floor Covering: Orig. List Date:
Year Built / Eff:	1915 / 1915	DOM:	

Public Record Distance: 0.05 mi Estimated Value: \$312,823 Tax Assessed Value / Year: \$129,600 / 2022

	420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))		
	APN: 34-1-1494-00		
	Beds: 4	Baths:	Last Sale Date: 7/09/2019
	SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024	Est. Value: \$305,020		

4



6114 Callowhill St, Philadelphia, PA 19151 Property Type: Row house

Owner Name: MICHAEL & BRIGGET EDWARDS

Mailing Address: 6114 CALLOWHILL ST, PHILADELPHIA, PA 19151

Owner Status: Owner Occupied

Occupancy: Occupied

APN: 34-1-0440-00

Status: Sold

Beds: 4 Baths: 4 Total Rooms: Heating: GAS HEAT Date: 10/21/2022

SqFt: 1,862 Parking Type: Cooling: CENTRAL, Amount: \$262,500

Lot Size / Acres: 1,152/0.026 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1915 / 1915 DOM:

Public Record Distance: 0.05 mi Estimated Value: \$89,976 Tax Assessed Value / Year: \$65,800 / 2022

5



6056 W Girard Ave, Philadelphia, PA 19151 Property Type: Row house

Owner Name: DANA ANDREWS

Mailing Address: 425 PHILLIPS BLVD, TRENTON, NJ 08618

Owner Status: Non-Owner Occupied

Occupancy: Vacant

APN: 34-1-0574-00

Status: Sold

Beds: 3 Baths: 1 Total Rooms: 7 Heating: OTHER Date: 10/03/2022

SqFt: 1,540 Parking Type: Cooling: Amount: \$44,400

Lot Size / Acres: 1,624/0.037 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1925 / 1925 DOM:

Public Record Distance: 0.08 mi Estimated Value: \$69,843 Tax Assessed Value / Year: \$125,100 / 2022

6



349 N 62nd St, Philadelphia, PA 19139 Property Type: Row house

Owner Name: PHILA DEVELOPMENT GROUP LLC

Mailing Address: 349 N 62ND ST, PHILADELPHIA, PA 19139

Owner Status: Non-Owner Occupied

Occupancy: Occupied

APN: 34-1-2164-00

Status: Sold

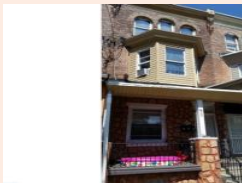
Beds: Baths: Total Rooms: Heating: Date: 5/17/2022

SqFt: 1,804 Parking Type: Cooling: Amount: \$52,500

Lot Size / Acres: 1,096/0.025 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1915 / 1915 DOM:

Public Record Distance: 0.10 mi Estimated Value: \$211,827 Tax Assessed Value / Year: \$133,400 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))

APN: 34-1-1494-00

Beds: 4 Baths: Last Sale Date: 7/09/2019

SqFt: 1,671 Year Built/Eff: 1915/1915 Last Sale Price: \$85,000

Lot Size/Acres: 1,058/0.024 Est. Value: \$305,020

7



6213 Callowhill St, Philadelphia, PA 19151		Property Type:	Apartments (generic)
Owner Name:	L-N-M MANAGEMENT LLC		
Mailing Address:	1016 CARDINAL LN, CHERRY HILL, NJ 08003		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 34-1-0532-00		Status:	Sold
Beds:	Baths:	Total Rooms:	Heating:
SqFt:	1,695	Parking Type:	Cooling:
Lot Size / Acres:	1,220/0.028	Pool:	No
Year Built / Eff:	1925 / 1925	Floor Covering:	DOM:

Public Record Distance: 0.12 mi Estimated Value: \$229,261 Tax Assessed Value / Year: \$152,500 / 2022

8



327 N 62nd St, Philadelphia, PA 19139		Property Type:	Apartments (generic)
Owner Name:	OLALERE LLC		
Mailing Address:	12142 ASTER RD, PHILADELPHIA, PA 19154		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 34-1-2153-00		Status:	Sold
Beds:	Baths:	Total Rooms:	Heating:
SqFt:	1,804	Parking Type:	Cooling:
Lot Size / Acres:	1,096/0.025	Pool:	No
Year Built / Eff:	1915 / 1915	Floor Covering:	DOM:

Public Record Distance: 0.13 mi Estimated Value: \$238,206 Tax Assessed Value / Year: \$162,300 / 2022

9



photo coming soon

310 N Horton St, Philadelphia, PA 19139		Property Type:	Row house
Owner Name:			
Mailing Address:			
Owner Status:			
Occupancy:	Occupied		

APN: 34-1-2017-00		Status:	Sold
Beds:	3	Baths:	1
SqFt:	1,380	Total Rooms:	6
Lot Size / Acres:	1,005/0.023	Heating:	Gas
Year Built / Eff:	1925 / 1925	Cooling:	None

MLS Distance: 0.14 mi Estimated Value: \$90,384 Tax Assessed Value / Year: \$97,900 / 2022

	420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic)) APN: 34-1-1494-00				
Beds:	4	Baths:		Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres:	1,058/0.024			Est. Value:	\$305,020

10



photo coming soon

328 N 62nd St, Philadelphia, PA 19139	Property Type: Apartments (generic)
Owner Name:	
Mailing Address:	
Owner Status:	
Occupancy:	Occupied

APN: 34-1-2284-00	Status:	Sold				
Beds: 2	Baths: 1	Total Rooms:	Heating:	Forced air unit	Date:	12/2022
SqFt:	1,880	Parking Type:	Cooling:	Central	Amount:	\$1,250/est
Lot Size / Acres:	1,911/0.044	Pool:	No	Floor Covering:	Orig. List Date:	9/13/2022
Year Built / Eff:	1915 / 1915				DOM:	108

MLS Distance: 0.15 mi Estimated Value: \$244,504 Tax Assessed Value / Year: \$169,200 / 2022

11



Photo Not Available

1213 N 60th St, Philadelphia, PA 19151	Property Type: Apartments (generic)
Owner Name:	OVERBROOK 1 OPERATING LLC
Mailing Address:	1213 N 60TH ST, PHILADELPHIA, PA 19151
Owner Status:	Non-Owner Occupied
Occupancy:	Occupied

APN: 34-2-1866-00	Status:	Sold				
Beds: 3	Baths:	Total Rooms:	Heating:	FORCED AIR	Date:	4/20/2022
SqFt:	1,767	Parking Type:	Cooling:		Amount:	\$180,000
Lot Size / Acres:	1,290/0.03	Pool:	No	Floor Covering:	Orig. List Date:	
Year Built / Eff:	1915 / 1915				DOM:	

Public Record Distance: 0.17 mi Estimated Value: \$313,783 Tax Assessed Value / Year: \$245,100 / 2022

12

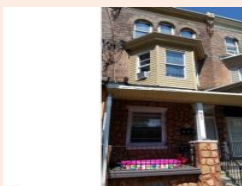


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1225 N 60th St, Philadelphia, PA 19151	Property Type: Multi-Family
Owner Name:	KOOL KO MARKETING LLC
Mailing Address:	1225 N 60TH ST, PHILADELPHIA, PA 19151
Owner Status:	Non-Owner Occupied
Occupancy:	Vacant

APN: 34-2-1872-05	Status:	Sold				
Beds: 6	Baths: 1	Total Rooms:	Heating:	GAS HEAT.	Date:	12/29/2022
SqFt:	1,977	Parking Type:	Cooling:	FAN COOLING,	Amount:	\$200,000
Lot Size / Acres:	1,290/0.03	Pool:	No	Floor Covering:	Orig. List Date:	
Year Built / Eff:	1915 / 1915				DOM:	

Public Record Distance: 0.18 mi Estimated Value: \$476,621 Tax Assessed Value / Year: \$423,500 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds:	4	Baths:		Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres:	1,058/0.024			Est. Value:	\$305,020

13



1303 N 61st St, Philadelphia, PA 19151		Property Type:	Apartments (generic)
Owner Name:	NIGEL & LORETTA BOBB		
Mailing Address:	478 ROLLING RD, BRYN MAWR, PA 19010		
Owner Status:	Non-Owner Occupied		
Occupancy:	Vacant		

APN: 34-2-2391-00		Status:	Sold
Beds: 4	Baths: 2	Total Rooms:	Heating: Date: 1/17/2023
SqFt: 1,360	Parking Type:	Cooling:	Amount: \$62,500
Lot Size / Acres: 1,136/0.026	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff: 1920 / 1920	DOM:		

Public Record Distance: 0.19 mi Estimated Value: \$199,048 Tax Assessed Value / Year: \$119,400 / 2022

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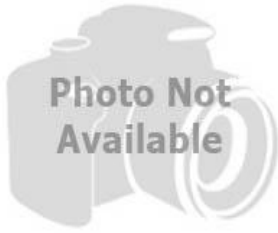


1305 N 61st St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:	NIGEL & LORETTA BOBB		
Mailing Address:	478 ROLLING RD, BRYN MAWR, PA 19010		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 34-2-2392-00		Status:	Sold
Beds: 4	Baths: 2	Total Rooms: 6	Heating: NATURAL GAS Date: 3/29/2022
SqFt: 1,495	Parking Type:	Cooling: FAN COOLING, Amount: \$100,000	
Lot Size / Acres: 1,136/0.026	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff: 1925 / 1925	DOM:		

Public Record Distance: 0.19 mi Estimated Value: \$201,239 Tax Assessed Value / Year: \$121,800 / 2022

15



509 N 63rd St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:	RAD DIVERSIFIED REIT INC		
Mailing Address:	256 EAGLEVIEW BLVD, EXTON, PA 19341		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 34-1-2731-00		Status:	Sold
Beds: 4	Baths: 1	Total Rooms: 7	Heating: Date: 12/12/2022
SqFt: 1,767	Parking Type:	Cooling:	Amount: \$146,255
Lot Size / Acres: 1,312/0.03	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff: 1925 / 1925	DOM:		

Public Record Distance: 0.21 mi Estimated Value: \$203,703 Tax Assessed Value / Year: \$124,500 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))			
APN: 34-1-1494-00			
Beds: 4	Baths: 4	Last Sale Date:	7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres: 1,058/0.024		Est. Value:	\$305,020

16



513 N 63rd St, Philadelphia, PA 19151 Property Type: Row house

Owner Name: BSDWAY9 LLC

Mailing Address: 513 N 63RD ST, PHILADELPHIA, PA 19151

Owner Status: Non-Owner Occupied

Occupancy: Occupied

APN: 34-1-2734-00 Status: Sold

Beds: 4	Baths: 1	Total Rooms: 7	Heating: RADIATOR	Date: 9/08/2022
SqFt: 1,628	Parking Type:	Cooling:	Amount: \$85,000	
Lot Size / Acres: 1,500/0.034	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1925 / 1925			DOM:	

Public Record Distance: 0.21 mi Estimated Value: \$203,064 Tax Assessed Value / Year: \$123,800 / 2022

17



525 N 63rd St, Philadelphia, PA 19151 Property Type: Row house

Owner Name: ROBIN PAGAN

Mailing Address: 525 N 63RD ST, PHILADELPHIA, PA 19151

Owner Status: Owner Occupied

Occupancy: Occupied

APN: 34-1-2740-00 Status: Sold

Beds: 3	Baths: 1	Total Rooms:	Heating: Forced air unit	Date: 9/20/2022
SqFt: 1,628	Parking Type:	Cooling: None	Amount: \$138,000	
Lot Size / Acres: 1,650/0.038	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1920 / 1920			DOM:	

Public Record Distance: 0.22 mi Estimated Value: \$147,568 Tax Assessed Value / Year: \$63,000 / 2022

18



5904 W Girard Ave, Philadelphia, PA 19151 Property Type: Single Family

Owner Name: BRICE MANAGEMENT LLC

Mailing Address: PO BOX 53035, PHILADELPHIA, PA 19105

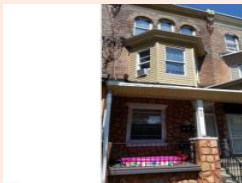
Owner Status: Owner Occupied

Occupancy: Occupied

APN: 04-3-0256-00 Status: Sold

Beds: 4	Baths: 1	Total Rooms:	Heating: FUEL	Date: 3/22/2022
SqFt: 1,560	Parking Type:	Cooling: FUEL NONE	Amount: \$117,000	
Lot Size / Acres: 1,680/0.039	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1925 / 1925			DOM:	

Public Record Distance: 0.22 mi Estimated Value: \$79,891 Tax Assessed Value / Year: \$42,800 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
 APN: 34-1-1494-00

Beds: 4	Baths:	Last Sale Date: 7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024		Est. Value: \$305,020

19



226 N 60th St, Philadelphia, PA 19139		Property Type: Apartments (generic)
Owner Name:	TERRANCE HILL	
Mailing Address:	1016 FERNHILL RD, WEST CHESTER, PA 19380	
Owner Status:	Non-Owner Occupied	
Occupancy:	Occupied	

APN: 34-1-0826-00			Status:	Sold
Beds: 3	Baths: 2	Total Rooms:	Heating: NATURAL GAS	Date: 6/23/2022
SqFt:	1,340	Parking Type:	Cooling:	Amount: \$140,000
Lot Size / Acres:	1,148/0.026	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff:	1920 / 1920	DOM:		

Public Record Distance: 0.22 mi Estimated Value: \$264,037 Tax Assessed Value / Year: \$190,600 / 2022

20



6205 Haverford Ave, Philadelphia, PA 19151		Property Type: Apartments (generic)
Owner Name:	RAD DIVERSIFIED REIT INC	
Mailing Address:	10808 FOOTHILL BLVD #160, RANCHO CUCAMONGA, CA 91730	
Owner Status:	Non-Owner Occupied	
Occupancy:	Occupied	

APN: 34-2-0040-00			Status:	Sold
Beds:	Baths:	Total Rooms:	Heating: Other	Date: 6/21/2022
SqFt:	1,920	Parking Type:	Cooling: Central	Amount: \$966,668
Lot Size / Acres:	1,747/0.04	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff:	1920 / 1920	DOM:		

Public Record Distance: 0.22 mi Estimated Value: \$243,409 Tax Assessed Value / Year: \$168,000 / 2022

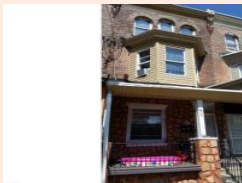
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303 N 63rd St, Philadelphia, PA 19139		Property Type: Row house
Owner Name:	JANAI MCDANIELS	
Mailing Address:	303 N 63RD ST, PHILADELPHIA, PA 19139	
Owner Status:	Owner Occupied	
Occupancy:	Occupied	

APN: 34-1-2691-00			Status:	Sold
Beds: 4	Baths: 1	Total Rooms: 6	Heating: NATURAL GAS	Date: 8/25/2022
SqFt:	1,477	Parking Type:	Cooling:	Amount: \$183,000
Lot Size / Acres:	1,502/0.034	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff:	1925 / 1925	DOM:		

Public Record Distance: 0.23 mi Estimated Value: \$144,647 Tax Assessed Value / Year: \$59,800 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds:	4	Baths:	Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price: \$85,000
Lot Size/Acres:	1,058/0.024	Est. Value: \$305,020		

22



6240 Haverford Ave, Philadelphia, PA 19151		Property Type:	Commercial/Office/R
Owner Name:	KAT PROPERTY INVESTMENTS LLC		
Mailing Address:	5300 WYNNEFIELD AVE, PHILADELPHIA, PA 19131		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 87-1-5453-70		Status:	Sold
Beds: 3	Baths: 1	Total Rooms:	Heating: RADIANT
SqFt: 1,680	Parking Type:	Cooling:	Amount: \$152,000
Lot Size / Acres: 1,770/0.041	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff: 1920 / 1920	DOM:		

Public Record Distance: 0.23 mi Estimated Value: Tax Assessed Value / Year: \$84,000 / 2022

23



1212 N 59th St, Philadelphia, PA 19151		Property Type:	Single Family
Owner Name:	JOSHUA MEYER		
Mailing Address:	1616 N 29TH ST, PHILADELPHIA, PA 19121		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 34-2-1432-00		Status:	Sold
Beds: 4	Baths: 2	Total Rooms:	Heating: FORCED AIR
SqFt: 1,440	Parking Type:	Cooling:	Amount: \$115,000
Lot Size / Acres: 1,800/0.041	Pool: No	Floor Covering:	Orig. List Date:
Year Built / Eff: 1917 / 1917	DOM:		

Public Record Distance: 0.23 mi Estimated Value: \$92,563 Tax Assessed Value / Year: \$130,800 / 2022

24

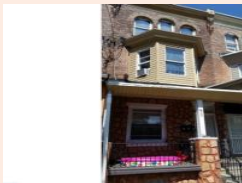


photo coming soon

241 N 63rd St, Philadelphia, PA 19139		Property Type:	Row house
Owner Name:			
Mailing Address:			
Owner Status:			
Occupancy:	Occupied		

APN: 34-1-2687-00		Status:	Sold
Beds: 2	Baths: 1	Total Rooms: 7	Heating: Forced air unit
SqFt: 1,578	Parking Type:	Cooling: Central	Amount: \$1,250/est
Lot Size / Acres: 1,851/0.042	Pool: No	Floor Covering:	Orig. List Date: 6/13/2022
Year Built / Eff: 1925 / 1925	DOM:		262

MLS Distance: 0.25 mi Estimated Value: \$56,233 Tax Assessed Value / Year: \$108,700 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4	Baths:	Last Sale Date:	7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres: 1,058/0.024		Est. Value:	\$305,020

25



459 N Gross St, Philadelphia, PA 19151	Property Type: Row house
Owner Name: SHAUNA MCEWAN	
Mailing Address: 5606 GAINOR RD, PHILADELPHIA, PA 19131	
Owner Status: Owner Occupied	
Occupancy: Occupied	

APN: 34-3-0592-00	Status: Sold
Beds: 3 Baths: 2 Total Rooms: 6 Heating: CENTRAL	Date: 10/10/2022
SqFt: 1,354 Parking Type: Cooling:	Amount: \$150,000
Lot Size / Acres: 1,470/0.034 Pool: No Floor Covering:	Orig. List Date:
Year Built / Eff: 1925 / 1925	DOM:

Public Record Distance: 0.25 mi Estimated Value: \$163,815 Tax Assessed Value / Year: \$80,800 / 2022

26



206 N 60th St, Philadelphia, PA 19139	Property Type: Row house
Owner Name:	
Mailing Address:	
Owner Status:	
Occupancy: Occupied	

APN: 34-1-0816-00	Status: Sold
Beds: 3 Baths: 1.5 Total Rooms: 6 Heating: Central	Date: 12/2022
SqFt: 1,389 Parking Type: Cooling: Central	Amount: \$1,350/est
Lot Size / Acres: 1,186/0.027 Pool: No Floor Covering:	Orig. List Date: 10/14/2022
Year Built / Eff: 1925 / 1925	DOM: 77

MLS Distance: 0.25 mi Estimated Value: \$166,006 Tax Assessed Value / Year: \$83,200 / 2022

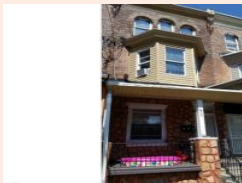
27



164 N 61st St, Philadelphia, PA 19139	Property Type: Row house
Owner Name: SFR3-070 LLC	
Mailing Address: 164 N 61ST ST, PHILADELPHIA, PA 19139	
Owner Status: Non-Owner Occupied	
Occupancy: Vacant	

APN: 34-1-1431-00	Status: Sold
Beds: 4 Baths: 2 Total Rooms: 6 Heating: RADIATOR	Date: 5/11/2022
SqFt: 1,424 Parking Type: Cooling:	Amount: \$129,900
Lot Size / Acres: 1,172/0.027 Pool: No Floor Covering:	Orig. List Date:
Year Built / Eff: 1925 / 1925	DOM:

Public Record Distance: 0.26 mi Estimated Value: \$147,086 Tax Assessed Value / Year: \$72,700 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4	Baths:	Last Sale Date: 7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024		Est. Value: \$305,020

28



1333 N 60th St, Philadelphia, PA 19151		Property Type:	Apartments (generic)
Owner Name:	FENIX CONSTRUCTION GROUP LLC		
Mailing Address:	101 E 8TH AVE #218		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-2-1899-00		Status:	Sold
Beds:	Baths:	Total Rooms:	Heating: HOT WATER
SqFt:	1,784	Parking Type:	Cooling:
Lot Size / Acres:	1,376/0.032	Pool:	No
Year Built / Eff:	1915 / 1915	Floor Covering:	Orig. List Date:
		DOM:	

Public Record Distance: 0.27 mi Estimated Value: \$212,192 Tax Assessed Value / Year: \$133,800 / 2022

29



352 N Gross St, Philadelphia, PA 19139		Property Type:	Apartments (generic)
Owner Name:	CLARENCE MAHUGU		
Mailing Address:	352 N GROSS ST, PHILADELPHIA, PA 19139		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-3-0648-00		Status:	Sold
Beds:	Baths:	Total Rooms:	Heating: NATURAL GAS
SqFt:	1,944	Parking Type:	Cooling:
Lot Size / Acres:	1,080/0.025	Pool:	No
Year Built / Eff:	1920 / 1920	Floor Covering:	Orig. List Date:
		DOM:	

Public Record Distance: 0.27 mi Estimated Value: \$296,532 Tax Assessed Value / Year: \$226,200 / 2022

30



432 N Gross St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:	LOURDES MARTINEZ		
Mailing Address:	432 N GROSS ST, PHILADELPHIA, PA 19151		
Owner Status:	Owner Occupied		
Occupancy:	Vacant		

APN: 34-3-0663-00		Status:	Sold
Beds: 4	Baths: 1	Total Rooms: 7	Heating:
SqFt:	1,732	Parking Type:	Cooling:
Lot Size / Acres:	2,500/0.057	Pool:	No
Year Built / Eff:	1925 / 1925	Floor Covering:	Orig. List Date:
		DOM:	

Public Record Distance: 0.28 mi Estimated Value: \$225,610 Tax Assessed Value / Year: \$148,500 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))			
APN: 34-1-1494-00			
Beds:	4	Baths:	
SqFt:	1,671	Year Built/Eff:	1915/1915
Lot Size/Acres:	1,058/0.024	Last Sale Date:	7/09/2019
		Last Sale Price:	\$85,000
		Est. Value:	\$305,020

31



1319 N Redfield St, Philadelphia, PA 19151 Property Type: Single Family

Owner Name: SHAYONA WALKER

Mailing Address: 1319 N REDFIELD ST, PHILADELPHIA, PA 19151

Owner Status: Owner Occupied

Occupancy: Occupied

APN: 34-2-1607-00

Status: Sold

Beds: 4 Baths: 2 Total Rooms: Heating: FORCED AIR Date: 9/30/2022

SqFt: 1,350 Parking Type: Cooling: CENTRAL Amount: \$226,000

Lot Size / Acres: 1,800/0.041 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1925 / 1925 DOM:

Public Record Distance: 0.28 mi Estimated Value: \$163,085 Tax Assessed Value / Year: \$80,000 / 2022

32



5823 Haverford Ave, Philadelphia, PA 19131 Property Type: Single Family

Owner Name: AZIZ AHSEN

Mailing Address: 126 S 45TH ST #B3, PHILADELPHIA, PA 19104

Owner Status: Owner Occupied

Occupancy: Occupied

APN: 04-3-0036-00

Status: Sold

Beds: 4 Baths: 2 Total Rooms: 7 Heating: RADIANT Date: 5/31/2022

SqFt: 1,740 Parking Type: Cooling: CENTRAL Amount: \$160,080

Lot Size / Acres: 1,460/0.034 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1920 / 1920 DOM:

Public Record Distance: 0.28 mi Estimated Value: \$148,298 Tax Assessed Value / Year: \$63,800 / 2022

33



5848 Vine St, Philadelphia, PA 19139 Property Type: Row house

Owner Name: MOHAMMED HOSSAN

Mailing Address: 902 S 55TH ST, PHILADELPHIA, PA 19143

Owner Status: Owner Occupied

Occupancy: Occupied

APN: 04-2-1612-00

Status: Sold

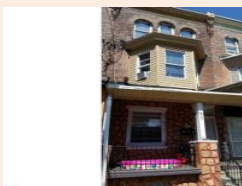
Beds: 4 Baths: 1 Total Rooms: 6 Heating: NONE Date: 10/04/2022

SqFt: 1,440 Parking Type: Cooling: Amount: \$70,000

Lot Size / Acres: 1,080/0.025 Pool: No Floor Covering: Orig. List Date:

Year Built / Eff: 1920 / 1920 DOM:

Public Record Distance: 0.28 mi Estimated Value: \$132,964 Tax Assessed Value / Year: \$47,000 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))

APN: 34-1-1494-00

Beds: 4 Baths: Last Sale Date: 7/09/2019

SqFt: 1,671 Year Built/Eff: 1915/1915 Last Sale Price: \$85,000

Lot Size/Acres: 1,058/0.024 Est. Value: \$305,020

34



5924 Master St, Philadelphia, PA 19151 Property Type: Single Family

Owner Name: SKYE PROPERTY GROUP LLC

Mailing Address: 1951 PARK AVE #307, NEW YORK, NY 10037

Owner Status: Non-Owner Occupied

Occupancy: Vacant

APN: 34-2-0212-00 Status: Sold

Beds: 5	Baths: 1	Total Rooms:	Heating: NONE	Date: 1/27/2023
SqFt: 1,980	Parking Type:	Cooling:	Amount: \$75,000	
Lot Size / Acres: 1,913/0.044	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1900 / 1900			DOM:	

Public Record Distance: 0.29 mi Estimated Value: \$235,650 Tax Assessed Value / Year: \$159,500 / 2022

35



143 N 61st St, Philadelphia, PA 19139 Property Type: Row house

Owner Name:

Mailing Address:

Owner Status:

Occupancy: Occupied

APN: 34-1-1290-00 Status: Sold

Beds: 3	Baths: 1	Total Rooms: 6	Heating: Forced air unit	Date: 12/2022
SqFt: 1,362	Parking Type:	Cooling: None	Amount: \$124,860/est	
Lot Size / Acres: 1,350/0.031	Pool: No	Floor Covering:	Orig. List Date: 9/29/2022	
Year Built / Eff: 1925 / 1925			DOM: 89	

MLS Distance: 0.29 mi Estimated Value: \$118,300 Tax Assessed Value / Year: \$34,700 / 2022

36



1325 N Redfield St, Philadelphia, PA 19151 Property Type: Single Family

Owner Name: KELLY ZAVAGO & HECTOR GONZALEZ

Mailing Address: 1325 N REDFIELD ST, PHILADELPHIA, PA 19151

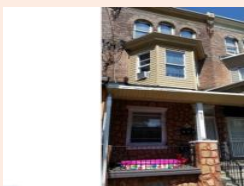
Owner Status: Owner Occupied

Occupancy: Occupied

APN: 34-2-1610-00 Status: Sold

Beds: 4	Baths: 3	Total Rooms:	Heating: CENTRAL	Date: 7/15/2022
SqFt: 1,350	Parking Type:	Cooling: CENTRAL, FAN	Amount: \$250,000	
Lot Size / Acres: 1,800/0.041	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1925 / 1925			DOM:	

Public Record Distance: 0.29 mi Estimated Value: \$163,085 Tax Assessed Value / Year: \$80,000 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))

APN: 34-1-1494-00

Beds: 4	Baths:	Last Sale Date: 7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024		Est. Value: \$305,020

37



1327 N Redfield St, Philadelphia, PA 19151		Property Type:	Single Family
Owner Name:	DULCINEL NUNEZ & ANGELA CUTRONE		
Mailing Address:	1327 N REDFIELD ST, PHILADELPHIA, PA 19151		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-2-1611-00		Status:	Sold
Beds: 3	Baths: 3	Total Rooms:	Heating: NATURAL GAS Date: 2/04/2023
SqFt:	1,350	Parking Type:	Cooling: CENTRAL Amount: \$255,000
Lot Size / Acres:	1,800/0.041	Pool: No	Floor Covering: Orig. List Date:
Year Built / Eff:	1925 / 1925	DOM:	

Public Record Distance: 0.29 mi Estimated Value: \$254,401 Tax Assessed Value / Year: \$125,000 / 2022

38



1324 N 59th St, Philadelphia, PA 19151		Property Type:	Apartments (generic)
Owner Name:	RONALD GERMAN		
Mailing Address:	1324 N 59TH ST, PHILADELPHIA, PA 19151		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-2-1456-50		Status:	Sold
Beds: 5	Baths: 4	Total Rooms:	Heating: CENTRAL Date: 12/14/2022
SqFt:	1,956	Parking Type:	Cooling: CENTRAL Amount: \$230,000
Lot Size / Acres:	1,290/0.03	Pool: No	Floor Covering: Orig. List Date:
Year Built / Eff:	1915 / 1915	DOM:	

Public Record Distance: 0.30 mi Estimated Value: \$220,133 Tax Assessed Value / Year: \$142,500 / 2022

39



542 N 58th St, Philadelphia, PA 19131		Property Type:	Single Family
Owner Name:	BLANDEN JOHNSON		
Mailing Address:	542 N 58TH ST, PHILADELPHIA, PA 19131		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 04-3-1344-00		Status:	Sold
Beds: 4	Baths: 1	Total Rooms: 7	Heating: NONE Date: 4/26/2022
SqFt:	1,932	Parking Type:	Cooling: Amount: \$7,147,600
Lot Size / Acres:	1,408/0.032	Pool: No	Floor Covering: Orig. List Date:
Year Built / Eff:	1925 / 1925	DOM:	

Public Record Distance: 0.31 mi Estimated Value: \$145,468 Tax Assessed Value / Year: \$60,700 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds:	4	Baths:		Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres:	1,058/0.024			Est. Value:	\$305,020

40



619 N 63rd St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:	TANYA WARDEN		
Mailing Address:	619 N 63RD ST, PHILADELPHIA, PA 19151		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-2-3553-00		Status:	Sold
Beds:	4	Baths:	2
Total Rooms:	7	Heating:	NATURAL GAS
SqFt:	1,668	Parking Type:	
Lot Size / Acres:	1,702/0.039	Pool:	No
Year Built / Eff:	1925 / 1925	Floor Covering:	
		Date:	4/22/2022
		Cooling:	CENTRAL
		Amount:	\$225,000
		Orig. List Date:	
		DOM:	

Public Record Distance: 0.31 mi Estimated Value: \$207,628 Tax Assessed Value / Year: \$128,800 / 2022

41



614 N 63rd St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:	KENNETH BROWN & PATRICK AGAGNI		
Mailing Address:	614 N 63RD ST, PHILADELPHIA, PA 19151		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-4-1918-00		Status:	Sold
Beds:	4	Baths:	3
Total Rooms:	7	Heating:	FORCED AIR
SqFt:	1,689	Parking Type:	
Lot Size / Acres:	1,920/0.044	Pool:	No
Year Built / Eff:	1925 / 1925	Floor Covering:	
		Date:	4/11/2022
		Cooling:	CENTRAL
		Amount:	\$310,000
		Orig. List Date:	
		DOM:	

Public Record Distance: 0.32 mi Estimated Value: \$315,843 Tax Assessed Value / Year: \$130,900 / 2022

42



135 N 60th St, Philadelphia, PA 19139		Property Type:	Row house
Owner Name:	WOODLAND AVE MANAGEMENT LLC		
Mailing Address:	6214 WOODLAND AVE, PHILADELPHIA, PA 19142		
Owner Status:	Non-Owner Occupied		
Occupancy:	Occupied		

APN: 04-2-1350-00		Status:	Sold
Beds:	3	Baths:	1
Total Rooms:	6	Heating:	RADIATOR
SqFt:	1,440	Parking Type:	
Lot Size / Acres:	1,155/0.027	Pool:	No
Year Built / Eff:	1920 / 1920	Floor Covering:	
		Date:	6/09/2022
		Cooling:	
		Amount:	\$122,000
		Orig. List Date:	
		DOM:	

Public Record Distance: 0.32 mi Estimated Value: \$119,556 Tax Assessed Value / Year: \$91,600 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds:	4	Baths:		Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres:	1,058/0.024			Est. Value:	\$305,020

43



6402 Callowhill St, Philadelphia, PA 19151	Property Type: Row house
Owner Name: SYDNEY ELLIOTT	
Mailing Address: 6402 CALLOWHILL ST, PHILADELPHIA, PA 19151	
Owner Status: Owner Occupied	
Occupancy: Occupied	

APN: 34-3-0191-00	Status: Sold
Beds: 3 Baths: 2 Total Rooms: 6 Heating: GAS HEAT. Date: 6/23/2022	
SqFt: 1,414 Parking Type: Cooling: Amount: \$152,000	
Lot Size / Acres: 1,125/0.026 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.33 mi Estimated Value: \$207,628 Tax Assessed Value / Year: \$128,800 / 2022

44



6350 Haverford Ave, Philadelphia, PA 19151	Property Type: Row house
Owner Name: AL ABDULLAH & SHAHJAHAN MOHAMMED	
Mailing Address: 6350 HIAVERFORD AVE	
Owner Status: Owner Occupied	
Occupancy: Occupied	

APN: 34-3-0386-00	Status: Sold
Beds: 3 Baths: 1 Total Rooms: 6 Heating: NATURAL GAS Date: 10/27/2022	
SqFt: 1,416 Parking Type: Cooling: Amount: \$80,000	
Lot Size / Acres: 1,210/0.028 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.33 mi Estimated Value: \$204,342 Tax Assessed Value / Year: \$125,200 / 2022

45



6352 Haverford Ave, Philadelphia, PA 19151	Property Type: Row house
Owner Name: MATTHEW KEE	
Mailing Address: 6352 HAVERFORD AVE, PHILADELPHIA, PA 19151	
Owner Status: Owner Occupied	
Occupancy: Occupied	

APN: 34-3-0387-00	Status: Sold
Beds: 4 Baths: 1 Total Rooms: 7 Heating: Date: 5/06/2022	
SqFt: 1,560 Parking Type: Cooling: Amount: \$180,000	
Lot Size / Acres: 1,210/0.028 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.34 mi Estimated Value: \$167,649 Tax Assessed Value / Year: \$85,000 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4	Baths: 1	Last Sale Date: 7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024		Est. Value: \$305,020

46



6141 Arch St, Philadelphia, PA 19139 Property Type: Row house

Owner Name: DREAMTEAM INVESTMENTS LLC

Mailing Address: 4614 PILLING ST, PHILADELPHIA, PA 19124

Owner Status: Non-Owner Occupied

Occupancy: Occupied

APN: 34-1-0125-00 Status: Sold

Beds: 3	Baths: 1	Total Rooms: 6	Heating: GAS HEAT	Date: 6/09/2022
SqFt: 1,536	Parking Type:	Cooling:	Amount: \$115,000	
Lot Size / Acres: 1,030/0.024	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1925 / 1925			DOM:	

Public Record Distance: 0.35 mi Estimated Value: \$158,704 Tax Assessed Value / Year: \$75,200 / 2022

47



5811 W Thompson St, Philadelphia, PA 19131 Property Type: Row house

Owner Name: CASCADE FUNDING MORTGAGE TRUST HB8

Mailing Address: WATERFALL #C251, NEW YORK, NY 10020

Owner Status: Owner Occupied

Occupancy: Occupied

APN: 04-3-0306-00 Status: Sold

Beds: 4	Baths: 1	Total Rooms: 7	Heating:	Date: 1/25/2023
SqFt: 1,526	Parking Type:	Cooling:	Amount: \$65,000	
Lot Size / Acres: 1,192/0.027	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1920 / 1920			DOM:	

Public Record Distance: 0.35 mi Estimated Value: \$143,460 Tax Assessed Value / Year: \$58,500 / 2022

48



612 Wynnewood Rd, Philadelphia, PA 19151 Property Type: Single Family

Owner Name: CHRISTIAN WYNNE

Mailing Address: 612 WYNNEWOOD RD, PHILADELPHIA, PA 19151

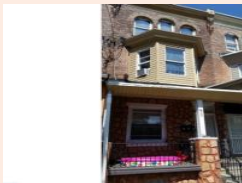
Owner Status: Owner Occupied

Occupancy: Occupied

APN: 34-4-2227-00 Status: Sold

Beds: 3	Baths: 4	Total Rooms: 7	Heating: 90% FORCED	Date: 7/29/2022
SqFt: 1,924	Parking Type:	Cooling: CENTRAL,	Amount: \$325,000	
Lot Size / Acres: 2,500/0.057	Pool: No	Floor Covering:	Orig. List Date:	
Year Built / Eff: 1921 / 1921			DOM:	

Public Record Distance: 0.36 mi Estimated Value: \$262,120 Tax Assessed Value / Year: \$188,500 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4	Baths:	Last Sale Date: 7/09/2019
SqFt: 1,671	Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024		Est. Value: \$305,020

49



5820 Master St, Philadelphia, PA 19131 Property Type: Single Family

Owner Name: NYSHIERAH BLACKSTON
Mailing Address: 5820 MASTER ST, PHILADELPHIA, PA 19131
Owner Status: Owner Occupied
Occupancy: Occupied

APN: 04-3-0335-00 Status: Sold
Beds: 4 Baths: 1 Total Rooms: Heating: FORCED AIR Date: 4/15/2022
SqFt: 1,536 Parking Type: Cooling: WALL UNIT Amount: \$175,000
Lot Size / Acres: 1,478/0.034 Pool: No Floor Covering: Orig. List Date:
Year Built / Eff: 1920 / 1920 DOM:

Public Record Distance: 0.36 mi Estimated Value: \$199,961 Tax Assessed Value / Year: \$120,400 / 2022

50



photo coming soon

5827 Race St, Philadelphia, PA 19139 Property Type: Row house

Owner Name:
Mailing Address:
Owner Status:
Occupancy: Vacant

APN: 04-2-1407-00 Status: Sold
Beds: 3 Baths: 1 Total Rooms: 6 Heating: Forced air unit Date: 12/2022
SqFt: 1,464 Parking Type: Cooling: None Amount: \$1,400/est
Lot Size / Acres: 1,152/0.026 Pool: No Floor Covering: Orig. List Date: 11/16/2022
Year Built / Eff: 1920 / 1920 DOM: 20

MLS Distance: 0.36 mi Estimated Value: \$134,241 Tax Assessed Value / Year: \$48,400 / 2022

51

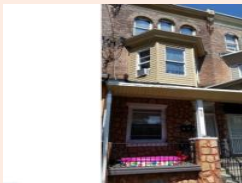


1424 N 59th St, Philadelphia, PA 19151 Property Type: Row house

Owner Name: DOLORES BEY
Mailing Address: 5905 HAVERFORD AVE, PHILADELPHIA, PA 19151
Owner Status: Non-Owner Occupied
Occupancy: Occupied

APN: 34-2-1477-00 Status: Sold
Beds: 4 Baths: 2 Total Rooms: 6 Heating: FORCED AIR Date: 8/17/2022
SqFt: 1,472 Parking Type: Cooling: CENTRAL Amount: \$220,000
Lot Size / Acres: 1,472/0.034 Pool: No Floor Covering: Orig. List Date:
Year Built / Eff: 1925 / 1925 DOM:

Public Record Distance: 0.36 mi Estimated Value: \$185,011 Tax Assessed Value / Year: \$147,000 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4 Baths: Last Sale Date: 7/09/2019
SqFt: 1,671 Year Built/Eff: 1915/1915 Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024 Est. Value: \$305,020



52



5720 W Girard Ave, Philadelphia, PA 19131	Property Type: Apartments (generic)
Owner Name: HILL ENTERPRISE LLC	
Mailing Address: 1016 FERNHILL RD, WEST CHESTER, PA 19380	
Owner Status: Non-Owner Occupied	
Occupancy: Occupied	

APN: 04-3-0230-00	Status: Sold
Beds: 4 Baths: Total Rooms: Heating: CENTRAL Date: 6/14/2022	
SqFt: 1,824 Parking Type: Cooling: Amount: \$120,000	
Lot Size / Acres: 1,200/0.028 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.37 mi Estimated Value: \$296,258 Tax Assessed Value / Year: \$225,900 / 2022

53



661 N 63rd St, Philadelphia, PA 19151	Property Type: Row house
Owner Name: TAMEKA JOSEPHS	
Mailing Address: 309 GLENWOOD CIR, DARBY, PA 19023	
Owner Status: Owner Occupied	
Occupancy: Vacant	

APN: 34-2-3574-00	Status: Sold
Beds: 4 Baths: 1 Total Rooms: 7 Heating: OIL Date: 10/13/2022	
SqFt: 1,668 Parking Type: Cooling: Amount: \$110,000	
Lot Size / Acres: 1,702/0.039 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.37 mi Estimated Value: \$166,553 Tax Assessed Value / Year: \$83,800 / 2022

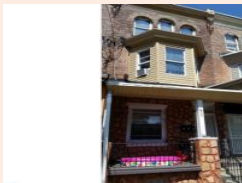
54



147 N Gross St #49, Philadelphia, PA 19139	Property Type: Residential-Vacant
Owner Name: 147-49 N GROSS ST LLC	
Mailing Address: 115 SYCOMDIC CT, COLLEGEVILLE, PA 19426	
Owner Status: Non-Owner Occupied	
Occupancy: Occupied	

APN: 34-3-0541-00	Status: Sold
Beds: Baths: Total Rooms: Heating: Date: 5/24/2022	
SqFt: 1,435 Parking Type: Cooling: Amount: \$18,000	
Lot Size / Acres: 2,720/0.062 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.37 mi Estimated Value: \$155,393 Tax Assessed Value / Year: \$58,700 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4 Baths: Last Sale Date: 7/09/2019
SqFt: 1,671 Year Built/Eff: 1915/1915 Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024 Est. Value: \$305,020

55



6428 W Girard Ave, Philadelphia, PA 19151	Property Type: Apartments (generic)
Owner Name: PRO FORMA PROPERTIES LLC	
Mailing Address: 3824 N 6TH ST, PHILADELPHIA, PA 19140	
Owner Status: Non-Owner Occupied	
Occupancy: Occupied	

APN: 34-3-0267-00	Status: Sold
Beds: 3 Baths: 2 Total Rooms: 7 Heating: HOT WATER Date: 6/16/2022	
SqFt: 1,920 Parking Type: Cooling: WINDOW UNIT Amount: \$197,000	
Lot Size / Acres: 1,155/0.027 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.38 mi Estimated Value: \$303,104 Tax Assessed Value / Year: \$233,400 / 2022

56



1511 N Robinson St, Philadelphia, PA 19151	Property Type: Row house
Owner Name: NIKIA AUSTIN	
Mailing Address: 1511 N ROBINSON ST, PHILADELPHIA, PA 19151	
Owner Status: Owner Occupied	
Occupancy: Occupied	

APN: 34-2-2731-00	Status: Sold
Beds: 4 Baths: 3 Total Rooms: 6 Heating: CENTRAL Date: 4/07/2022	
SqFt: 1,880 Parking Type: Cooling: CENTRAL Amount: \$249,900	
Lot Size / Acres: 1,440/0.033 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1925 / 1925 DOM:	

Public Record Distance: 0.39 mi Estimated Value: \$157,882 Tax Assessed Value / Year: \$74,300 / 2022

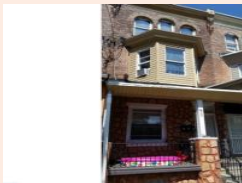
57



1469 N 60th St, Philadelphia, PA 19151	Property Type: Apartments (generic)
Owner Name: ISAIAH KING	
Mailing Address: 7539 BEVERLY RD, PHILADELPHIA, PA 19138	
Owner Status: Non-Owner Occupied	
Occupancy: Occupied	

APN: 34-2-1925-00	Status: Sold
Beds: 4 Baths: Total Rooms: Heating: NATURAL GAS Date: 7/28/2022	
SqFt: 1,394 Parking Type: Cooling: WINDOW UNIT Amount: \$195,000	
Lot Size / Acres: 1,423/0.033 Pool: No Floor Covering: Orig. List Date:	
Year Built / Eff: 1920 / 1920 DOM:	

Public Record Distance: 0.39 mi Estimated Value: \$292,059 Tax Assessed Value / Year: \$221,300 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))
APN: 34-1-1494-00

Beds: 4 Baths: Last Sale Date: 7/09/2019
SqFt: 1,671 Year Built/Eff: 1915/1915 Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024 Est. Value: \$305,020

58



6422 Haverford Ave, Philadelphia, PA 19151	Property Type: Row house
Owner Name: BEAU AVA CAPITAL LLC	
Mailing Address: 2929 ARCH ST #1700, PHILADELPHIA, PA 19104	
Owner Status: Owner Occupied	
Occupancy: Occupied	

APN: 34-3-0398-00	Status: Sold
Beds: 3 Baths: 1 Total Rooms: 6 Heating:	Date: 8/31/2022
SqFt: 1,426 Parking Type: Cooling:	Amount: \$80,000
Lot Size / Acres: 1,359/0.031 Pool: No Floor Covering:	Orig. List Date:
Year Built / Eff: 1925 / 1925	DOM:

Public Record Distance: 0.39 mi Estimated Value: \$165,276 Tax Assessed Value / Year: \$82,400 / 2022

59



202 N 58th St, Philadelphia, PA 19139	Property Type: Apartments (generic)
Owner Name: EUGENE DUDLEY 3 LLC	
Mailing Address: 425 E HOWELL ST, PHILADELPHIA, PA 19120	
Owner Status: Non-Owner Occupied	
Occupancy: Occupied	

APN: 04-2-2161-00	Status: Sold
Beds: Baths: Total Rooms: Heating: Forced air unit	Date: 9/23/2022
SqFt: 1,390 Parking Type: Cooling:	Amount: \$90,000
Lot Size / Acres: 1,216/0.028 Pool: No Floor Covering:	Orig. List Date:
Year Built / Eff: 1920 / 1920	DOM:

Public Record Distance: 0.40 mi Estimated Value: \$140,996 Tax Assessed Value / Year: \$55,800 / 2022

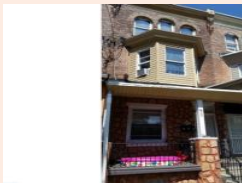
60



5816 Race St, Philadelphia, PA 19139	Property Type: Apartments (generic)
Owner Name: W SIDE PROPERTIES LLC	
Mailing Address: 1444 S BROAD ST, PHILADELPHIA, PA 19146	
Owner Status: Non-Owner Occupied	
Occupancy: Occupied	

APN: 04-2-0569-10	Status: Sold
Beds: Baths: Total Rooms: Heating: Hot Water	Date: 12/22/2022
SqFt: 1,623 Parking Type: Cooling:	Amount: \$83,000
Lot Size / Acres: 1,330/0.031 Pool: No Floor Covering:	Orig. List Date:
Year Built / Eff: 1925 / 1925	DOM:

Public Record Distance: 0.40 mi Estimated Value: \$144,282 Tax Assessed Value / Year: \$59,400 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))	
APN: 34-1-1494-00	
Beds: 4 Baths:	Last Sale Date: 7/09/2019
SqFt: 1,671 Year Built/Eff: 1915/1915	Last Sale Price: \$85,000
Lot Size/Acres: 1,058/0.024	Est. Value: \$305,020

61



1314 N Alden St, Philadelphia, PA 19131		Property Type:	Row house
Owner Name:	LANCE & BRENDA MURPHY		
Mailing Address:	1314 N ALDEN ST, PHILADELPHIA, PA 19131		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 04-3-1192-00		Status:	Sold
Beds:	4	Baths:	3
Total Rooms:	6	Heating:	ELECTRIC
SqFt:	1,514	Parking Type:	
Lot Size / Acres:	1,095/0.025	Pool:	No
Year Built / Eff:	1920 / 1920	Floor Covering:	
		Date:	10/12/2022
		Amount:	\$190,000
		Orig. List Date:	
		DOM:	

Public Record	Distance: 0.40 mi	Estimated Value: \$165,458	Tax Assessed Value / Year: \$82,600 / 2022
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62



photo coming soon

1518 N 61st St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:			
Mailing Address:			
Owner Status:			
Occupancy:	Occupied		

APN: 34-2-2587-00		Status:	Sold
Beds:	3	Baths:	1.5
Total Rooms:	7	Heating:	Central
SqFt:	1,605	Parking Type:	
Lot Size / Acres:	1,911/0.044	Pool:	No
Year Built / Eff:	1925 / 1925	Floor Covering:	
		Date:	08/2022
		Amount:	\$1,650/est
		Orig. List Date:	8/06/2022
		DOM:	12

MLS	Distance: 0.40 mi	Estimated Value: \$86,778	Tax Assessed Value / Year: \$80,700 / 2022
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63



249 N Simpson St, Philadelphia, PA 19139		Property Type:	Row house
Owner Name:	TYRI HANSBERRY		
Mailing Address:	249 N SIMPSON ST, PHILADELPHIA, PA 19139		
Owner Status:	Owner Occupied		
Occupancy:	Occupied		

APN: 34-3-0944-00		Status:	Sold
Beds:	3	Baths:	2
Total Rooms:	6	Heating:	NATURAL GAS
SqFt:	1,640	Parking Type:	
Lot Size / Acres:	900/0.021	Pool:	No
Year Built / Eff:	1925 / 1925	Floor Covering:	
		Date:	6/17/2022
		Amount:	\$195,000
		Orig. List Date:	
		DOM:	

Public Record	Distance: 0.40 mi	Estimated Value: \$192,385	Tax Assessed Value / Year: \$112,100 / 2022
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	420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))			
	APN: 34-1-1494-00			
	Beds:	4	Baths:	
	SqFt:	1,671	Year Built/Eff:	1915/1915
Lot Size/Acres:		1,058/0.024	Last Sale Date:	7/09/2019
			Last Sale Price:	\$85,000
			Est. Value:	\$305,020

64

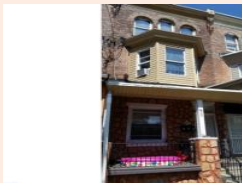


photo coming soon

1524 N 61st St, Philadelphia, PA 19151		Property Type:	Row house
Owner Name:			
Mailing Address:			
Owner Status:			
Occupancy:	Occupied		

APN: 34-2-2590-00						Status:	Sold
Beds:	3	Baths:	1	Total Rooms:	6	Heating:	HOT WATER
SqFt:	1,380	Parking Type:		Cooling:	WALL UNIT	Date:	12/2022
Lot Size / Acres:	1,470/0.034	Pool:	No	Floor Covering:		Amount:	\$132,000/est
Year Built / Eff:	1925 / 1925					Orig. List Date:	10/08/2022
						DOM:	59

MLS **Distance:** 0.41 mi **Estimated Value:** \$133,073 **Tax Assessed Value / Year:** \$122,100 / 2022



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))

APN: 34-1-1494-00

Beds:	4	Baths:		Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres:	1,058/0.024			Est. Value:	\$305,020

2

6111 Callowhill St, Philadelphia, PA 19151

APN: 34-1-0503-00



Updated: 7/14/2016

Public Record Distance: 0.03 mi Estimated Value: \$196,675 Tax Assessed Value / Year: \$116,800 / 2022

43

6402 Callowhill St, Philadelphia, PA 19151

APN: 34-3-0191-00



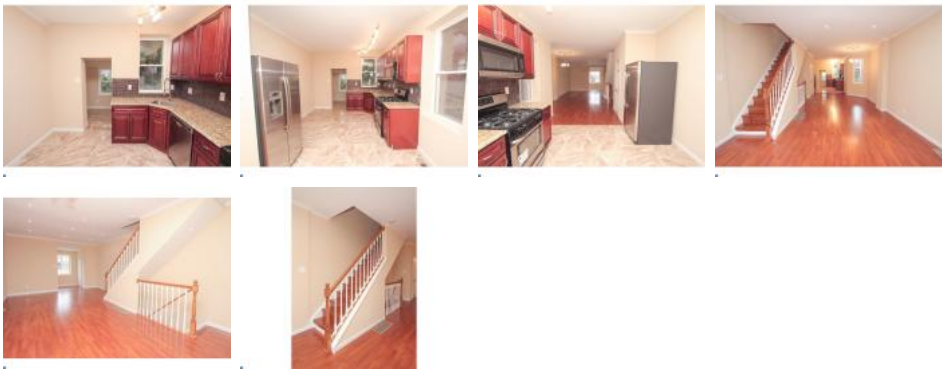
Updated: 5/29/2014

Public Record Distance: 0.33 mi Estimated Value: \$207,628 Tax Assessed Value / Year: \$128,800 / 2022

51

1424 N 59th St, Philadelphia, PA 19151

APN: 34-2-1477-00



Updated: 8/16/2017



420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))

APN: 34-1-1494-00

Beds:	4	Baths:	1915/1915	Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres:	1,058/0.024			Est. Value:	\$305,020

Public Record Distance: 0.36 mi Estimated Value: \$185,011 Tax Assessed Value / Year: \$147,000 / 2022

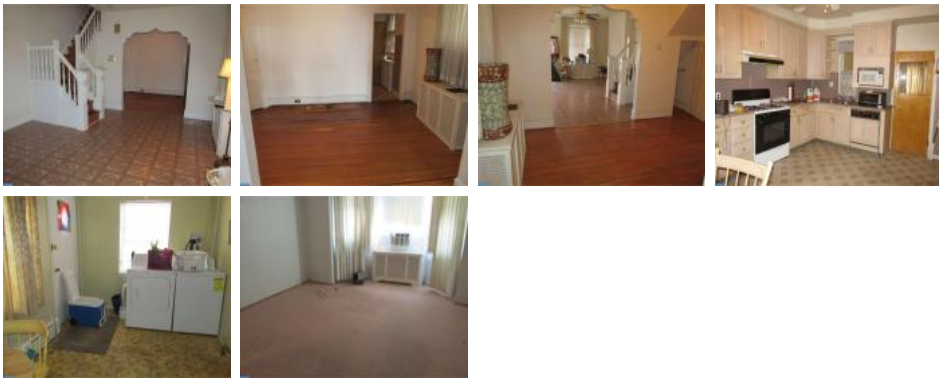
59 202 N 58th St, Philadelphia, PA 19139 APN: 04-2-2161-00



Updated: 5/20/2017

Public Record Distance: 0.40 mi Estimated Value: \$140,996 Tax Assessed Value / Year: \$55,800 / 2022

62 1518 N 61st St, Philadelphia, PA 19151 APN: 34-2-2587-00



Updated: 1/06/2017

MLS Distance: 0.40 mi Estimated Value: \$86,778 Tax Assessed Value / Year: \$80,700 / 2022

	420 N 61st St, Philadelphia, PA 19151-4307 (Apartments (generic))				
	APN: 34-1-1494-00				
Beds:	4	Baths:		Last Sale Date:	7/09/2019
SqFt:	1,671	Year Built/Eff:	1915/1915	Last Sale Price:	\$85,000
Lot Size/Acres:	1,058/0.024			Est. Value:	\$305,020