#### General Information

Owner **Legal Description** LOT 1 SOUTH KENMORE ST TOWNHOMES 3,556 SQ FT ALRADHI ALI & HIBA ALAJAJ **Mailing Address** 2025 S KENMORE ST **ARLINGTON VA 22204** Year Built Units EU# 2022 N/A N/A **Property Class Code Zoning** Lot Size 512-Townhouse (fee simple own) R2-7/R2-7/R2-7 3556 Neighborhood# Map Book/Page **Polygon** 510881 31010084 084-05 Site Plan Rezoning Tax Exempt N/A N/A No

## **Assessment History**

Effective Date	Change Reason	Land Value	Improvement Value	Total Value
1/1/2025	01- Annual	\$420,000	\$589,600	\$1,009,600
6/1/2024	09- New Construction	\$420,000	\$589,600	\$1,009,600
1/1/2024	01- Annual	\$420,000	\$244,800	\$664,800
1/1/2023	01- Annual	\$415,000	\$19,700	\$434,700
1/1/2022	01- Annual	\$400,000	\$0	\$400,000

### Improvements

**Porches, Patios and Decks** 

	<b>House Type</b> 71 - Townhouse End Unit								Year Built 2022	Stories 2.0		<b>Heating</b> Forced hot air-gas		
<b>Centra</b> l Central	n <b>tral Air</b> tral air		<del></del>		Storage Area	Finished Storage Area								
Interior														
Floor	Base Area	Fin Area	Bedrooms	2 Fix Bath	3 Fix Bath	4 Fix Bath	5 Fix Bath							
1.0	1084	902	0	1	0	0	0							
2.0	1098	1098	3	0	0	1	1							
В	902	0	1	0	1	0	0							
812 <b>Design</b> 0	ed Extra Living	Units	0 <b>Extra Fixt</b> 0	ıres		Fir,ceil,wall fin,p Fireplaces	tn							
Exterio														
Floor	Ext Cover 1		Ext Cov	er 1%	Ext Cover 2	Ext Co	ver 2%							
1.0	Cement fiber	=	100											
2.0	Cement fiber	siding	100											
Garage	s and Outbuildin	σs												
Descrip		5~				Size								
_	d Garage					91								

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Description	Size
Port	36
Wood Deck	117

## **Property Sales History**

Grantee	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
ALRADHI ALI & HIBA ALAJAJ	8/15/2025	\$1,075,000	G-New Construction	/	20250100010643
HASSANZADEH ZIA	3/9/2021	\$0	D-Resub/Declaration	/	20210100008532

## Neighborhood 510881 Sales between 7/1/2021 and 12/31/2025

RPC	Address	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
31-010-087	2019 S KENMORE ST	8/15/2025	\$1,075,000	G-New Construction	/	20250100010617
31-010-084	2025 S KENMORE ST	8/15/2025	\$1,075,000	G-New Construction	/	20250100010643
31-010-085	2023 S KENMORE ST	5/6/2025	\$1,200,000	G-New Construction	/	20250100005645
31-010-086	2021 S KENMORE ST	2/21/2025	\$1,200,000	G-New Construction	/	20250100002028

## Permits

Permit #	Project Completion Date	Permit Type	*Cost Estimate
DEMO20-00009	11/9/2023	deno	\$0
B1801188	8/21/2024	RNEW	\$140,000

**Note:** Permits are issued and tracked by the <u>Community Planning</u>, <u>Housing & Development Department</u>. The permits reflected above are considered in the property's assessment. \*Cost Estimates are provided by the permit applicants.

# **Property Balances**

ar 1	Assessment			Tax	Stormwater			Paymer		1st Install	2nd Insta	all	New Constructi
		Rate		Levied	ERU	Rate	Utility F	ee Due	Due	Statu	s Due	Status	Due Statu
25	\$1,009,60	00 1.	.033	\$10,4	29.16 0.60	258.0	) \$154	4.80 \$0.0	00 \$	0.00 Pai	d \$0.00	Paid	N/A N
	1st Instal	1	Tax		Stormwate	er Fee	Penalty	Interest	Fees	Total	Due date 6/15/2025		
	Levy		\$5,21	4.58	\$0.00		\$0.00	\$0.00	\$0.00	\$5,214.58			
	Payment		-\$5,2	14.58	-\$77.40		\$0.00	\$0.00	\$0.00	-\$5,291.98	3		
	SW Fee		\$0.00	)	\$77.40		\$0.00	\$0.00	\$0.00	\$77.40			
	Due		\$0.00	)	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00			
	2nd Insta	ıll	Tax		Stormwa	ter Fee	Penalty	Interest	Fees	Total	Due date 10/5/2025		
	Levy		\$5,2	14.58	\$0.00		\$0.00	\$0.00	\$0.00	\$5,214.58			
	Payment		-\$5,	214.58	-\$77.40		\$0.00	\$0.00	\$0.00	-\$5,291.98	3		
	SW Fee		\$0.0	0	\$77.40		\$0.00	\$0.00	\$0.00	\$77.40			
	Due		\$0.0	0	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00			
24	\$1,009,60			\$8,94	4.74 0.60 Stormwate	258.00 er Fee				0.00 Paid	Due date	Paid	\$0.00 P
24	1st Instal	11	Tax	,	Stormwate		Penalty	Interest	Fees	Total		Paid	\$0.00 P
24	1st Instal	11	Tax \$3,43	33.69	Stormwater		Penalty \$0.00	Interest \$0.00	Fees \$0.00	Total \$3,433.69	Due date	Paid	\$0.00 P
24	1st Instal Levy Payment	<b>11</b> /	Tax \$3,43 -\$3,4	33.69 33.69	\$0.00 -\$77.40		Penalty \$0.00 \$0.00	Interest \$0.00 \$0.00	Fees \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09	Due date	Paid	\$0.00 P
24	1st Instal Levy Payment SW Fee	1	Tax \$3,43 -\$3,4 \$0.00	33.69	\$0.00 -\$77.40 \$77.40		Penalty \$0.00 \$0.00 \$0.00	Interest \$0.00 \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09 \$77.40	Due date	Paid	\$0.00 P
24	1st Instal Levy Payment	1	Tax \$3,43 -\$3,4	33.69	\$0.00 -\$77.40		Penalty \$0.00 \$0.00	Interest \$0.00 \$0.00	Fees \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09	Due date	Paid	\$0.00 P
24	1st Instal Levy Payment SW Fee	<b>11</b> :	Tax \$3,43 -\$3,4 \$0.00	33.69	\$0.00 -\$77.40 \$77.40	er Fee	Penalty \$0.00 \$0.00 \$0.00	Interest \$0.00 \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09 \$77.40	Due date	Paid	\$0.00 P
224	1st Instal Levy Payment SW Fee Due	<b>11</b> :	Tax \$3,43 -\$3,4 \$0.00 \$0.00	33.69	\$0.00 -\$77.40 \$77.40 \$0.00	er Fee	Penalty \$0.00 \$0.00 \$0.00 \$0.00	\$0.00 \$0.00 \$0.00 \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00	Due date 6/15/2024  Due date	Paid	\$0.00 P
224	1st Instal Levy Payment SW Fee Due	ill (	Tax \$3,43 -\$3,4 \$0.00 \$0.00 Tax \$3,4	33.69	\$0.00 -\$77.40 \$77.40 \$0.00	er Fee	Penalty \$0.00 \$0.00 \$0.00 \$0.00	Interest \$0.00 \$0.00 \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00 Fees	Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00	Due date 6/15/2024  Due date	Paid	\$0.00 P
224	1st Instal Levy Payment SW Fee Due	all	Tax \$3,43 -\$3,4 \$0.00 \$0.00 Tax \$3,4	33.69 33.69 33.69 433.69	\$0.00 -\$77.40 \$77.40 \$0.00 Stormwat	er Fee	Penalty \$0.00 \$0.00 \$0.00 \$0.00 Penalty \$0.00	Interest \$0.00 \$0.00 \$0.00 \$0.00 Interest \$0.00	Fees \$0.00 \$0.00 \$0.00 Fees \$0.00	Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00 Total \$3,433.69	Due date 6/15/2024  Due date	Paid	\$0.00 P
24	1st Instal Levy Payment SW Fee Due  2nd Insta Levy Payment	all	Tax \$3,43 -\$3,4 \$0.00 \$0.00 Tax \$3,4 -\$3,4	33.69 33.69 0 33.69 433.69 0	\$0.00 -\$77.40 \$77.40 \$0.00 Stormwat \$0.00 -\$77.40	er Fee	Penalty \$0.00 \$0.00 \$0.00 \$0.00  Penalty \$0.00 \$0.00	Interest \$0.00 \$0.00 \$0.00 \$0.00 Interest \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00 Fees \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00 Total \$3,433.69 -\$3,511.09	Due date 6/15/2024  Due date	Paid	\$0.00 P
24	1st Instal Levy Payment SW Fee Due  2nd Insta Levy Payment SW Fee	III :	Tax \$3,43 -\$3,4 \$0.00 \$0.00 Tax \$3,4 -\$3, \$0.0 \$0.0	33.69 33.69 0 33.69 433.69 0	\$0.00 -\$77.40 \$77.40 \$0.00 Stormwat \$0.00 -\$77.40	er Fee	Penalty \$0.00 \$0.00 \$0.00 \$0.00 Penalty \$0.00 \$0.00 \$0.00	Interest \$0.00 \$0.00 \$0.00 \$0.00 Interest \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00 \$0.00 Fees \$0.00 \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00  Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00	Due date 6/15/2024  Due date	Paid	\$0.00 P
24	1st Instal Levy Payment SW Fee Due  2nd Insta Levy Payment SW Fee Due	III :	Tax \$3,43 -\$3,4 \$0.00 \$0.00 Tax \$3,4 -\$3, \$0.0 \$0.0	33.69 33.69 ) 33.69 433.69 0	\$0.00 -\$77.40 \$77.40 \$0.00 Stormwat \$0.00 -\$77.40 \$77.40 \$0.00	er Fee	Penalty \$0.00 \$0.00 \$0.00 \$0.00 Penalty \$0.00 \$0.00 \$0.00 \$0.00	Interest \$0.00 \$0.00 \$0.00 \$0.00 Interest \$0.00 \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00 \$0.00  Fees \$0.00 \$0.00 \$0.00 \$0.00	Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00 Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00	Due date 6/15/2024  Due date 10/5/2024  Due date	Paid	\$0.00 P
24	1st Instal Levy Payment SW Fee Due  2nd Insta Levy Payment SW Fee Due	all nstru	Tax \$3,43 -\$3,4 \$0.00 \$0.00 Tax \$3,4 -\$3, \$0.0 \$0.0	33.69 33.69 ) 33.69 433.69 0	\$0.00 -\$77.40 \$77.40 \$0.00 Stormwat \$0.00 -\$77.40 \$77.40 \$0.00	er Fee Per Fee	Penalty \$0.00 \$0.00 \$0.00 \$0.00 Penalty \$0.00 \$0.00 analty 0.00	Interest \$0.00 \$0.00 \$0.00 \$0.00 Interest \$0.00 \$0.00 \$0.00 \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00 \$0.00  Fees \$0.00 \$0.00 \$0.00 Fees	Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00 Total \$3,433.69 -\$3,511.09 \$77.40 \$0.00	Due date 6/15/2024  Due date 10/5/2024  Due date 12/5/2024	Paid	\$0.00 P

\$434,700	1.030 \$4,47	7.38		\$0.00	Ψ0.	00 Pa		0.00	Paid	
1st Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total		Oue date 5/15/2023		
Levy	\$2,238.69	\$0.00	\$0.00	\$0.00	\$0.00	\$2,238.69	9			
Payment	-\$2,238.69	\$0.00	\$0.00	\$0.00	\$0.00	-\$2,238.6	59			
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
2nd Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total		Oue date 0/5/2023		
Levy	\$2,238.69	\$0.00	\$0.00	\$0.00	\$0.00	\$2,238.6	9			
Payment	-\$2,238.69	\$0.00	\$0.00	\$0.00	\$0.00	-\$2,238.6				
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
\$400,000	1.030 \$4.12	0.00		\$0.00	\$0	00 Pa	uid St	0.00	Paid	N/A N
\$400,000	1.030 \$4,12 Tax		 Penaltv	\$0.00			Ι	0.00 Due date	Paid	N/A ì
1st Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Г 6		Paid	N/A î
1st Install Levy	Tax \$2,060.00	Stormwater Fee \$0.00	\$0.00	Interest \$0.00	Fees \$0.00	Total \$2,060.00	1 6 0	Due date	Paid	N/A N
1st Install Levy Payment	Tax \$2,060.00 -\$2,060.00	Stormwater Fee \$0.00 \$0.00	\$0.00 \$0.00	Interest \$0.00 \$0.00	Fees \$0.00 \$0.00	Total \$2,060.00 -\$2,060.0	1 6 0	Due date	Paid	N/A ì
1st Install Levy	Tax \$2,060.00	Stormwater Fee \$0.00	\$0.00	Interest \$0.00	Fees \$0.00	Total \$2,060.00	0 0 00	Oue date /15/2022	Paid	N/A ì
1st Install Levy Payment	Tax \$2,060.00 -\$2,060.00	Stormwater Fee \$0.00 \$0.00	\$0.00 \$0.00	Interest \$0.00 \$0.00	Fees \$0.00 \$0.00	Total \$2,060.00 -\$2,060.0	0 0 00	Due date	Paid	N/A N
1st Install Levy Payment Due	Tax \$2,060.00 -\$2,060.00 \$0.00	Stormwater Fee \$0.00 \$0.00 \$0.00	\$0.00 \$0.00 \$0.00	\$0.00 \$0.00 \$0.00	Fees \$0.00 \$0.00 \$0.00	Total \$2,060.00 -\$2,060.00 \$0.00	0 0 00 I 1	Oue date //15/2022  Due date	Paid	N/A î

\$0.00

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Due

\$0.00