

General Information

<b>Owner</b> MARBELLA SOUTH FOUR LIMITED PARTNERSHIP %APAH		<b>Legal Description</b> LOT 8A LAND UNIT SOUTH FOUR MARBELLA 20556 SQ FT	
<b>Mailing Address</b> 4318 CARLIN SPRINGS RD ARLINGTON VA 22203		<b>Trade Name</b> MARBELLA APTS SITE PLAN PHASE I	
<b>Year Built</b> N/A	<b>Units</b> 117	<b>EU#</b> 1703303A	
<b>Property Class Code</b> 313-Apartment - High-rise	<b>Zoning</b>	<b>Lot Size</b> 20556	
<b>Neighborhood#</b> 870000	<b>Map Book/Page</b> 044-15	<b>Polygon</b> 17033333	
<b>Site Plan</b> N/A	<b>Rezoning</b> N/A	<b>Tax Exempt</b> No	

Assessment History

Effective Date	Change Reason	Land Value	Improvement Value	Total Value
6/1/2025	05- Review	\$6,435,000	\$500	\$6,435,500
1/1/2025	01- Annual	\$7,605,000	\$500	\$7,605,500
1/1/2024	01- Annual	\$7,020,000	\$500	\$7,020,500

Property Sales History

Grantee	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
MARBELLA SOUTH FOUR LIMITED PARTNERSHIP	8/24/2023	\$0	D-Resub/Declaration	/	20230100009873
MARBELLA SOUTH FOUR LIMITED PARTNERSHIP	8/22/2023	\$9,250,000	B-Not Previously Assessed	/	20230100010176

Neighborhood 870000 Sales between 7/1/2021 and 12/31/2025

RPC	Address	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
08-010-024	2122 N CAMERON ST	4/12/2025	\$0	A-Correction Deed	/	20250100007534
08-010-024	2122 N CAMERON ST	4/11/2025	\$2,250,000		/	20250100004283
09-065-001	1101 N KENILWORTH ST	4/7/2025	\$0	2-Sale or Gift to Relative	/	20250100004037
06-001-034	N TAYLOR ST	3/31/2025	\$0	5-Not Market Sale	/	20250100003843
14-059-046	4100 WILSON BLVD	2/25/2025	\$0	D-Resub/Declaration	/	20250100002195
14-059-046	4100 WILSON BLVD	2/25/2025	\$0	D-Resub/Declaration	/	20250100002194
06-002-029	N UTAH ST	12/20/2024	\$0	F-Multiple RPCs Not Market Sal	/	20240100014736
07-010-003	N WOODROW ST	12/20/2024	\$0	D-Resub/Declaration	/	20240100014714
15-078-027	3275 WASHINGTON BLVD	12/18/2024	\$158,300,000		/	20240100014957
34-020-292	2050 S BELL ST	12/6/2024	\$0	F-Multiple RPCs Not Market Sal	/	20240100014196
34-020-293	2051 S BELL ST	12/6/2024	\$0	F-Multiple RPCs Not Market Sal	/	20240100014196
17-022-010	1828 16th ST N	11/5/2024	\$1,600,000		/	20240100012863
07-007-037	4750 21st RD N	11/5/2024	\$2,100,000		/	20240100012858
09-063-006	1200 N KENSINGTON ST	11/5/2024	\$1,600,000		/	20240100012860
09-066-013	5700 WASHINGTON BLVD	11/5/2024	\$2,100,000		/	20240100012862
17-022-010	1828 16th ST N	11/5/2024	\$1,400,000	A-Correction Deed	/	20250100006552
20-002-023	739 N OAKLAND ST	11/5/2024	\$2,100,000		/	20240100012861
09-062-007	1217 N KENSINGTON ST	5/24/2024	\$1,900,000		/	20240100005920
17-033-013	1225 N PIERCE ST	4/17/2024	\$31,167,500	4-Multiple RPCs, Not A Coded S	/	20240100004154
17-033-012	1201 N PIERCE ST	4/17/2024	\$31,167,500	4-Multiple RPCs, Not A Coded S	/	20240100004154
17-038-007	1200 N QUEEN ST	4/17/2024	\$14,332,500		/	20240100004155
09-066-015	1200 N KENILWORTH ST	3/7/2024	\$0	W-Will / R.O.S/L O H	/	20240400037642
09-066-019	1124 N KENILWORTH ST	3/7/2024	\$0	W-Will / R.O.S/L O H	/	20240400037642
11-012-031	2121 N WESTMORELAND ST	2/15/2024	\$100,000,000	4-Multiple RPCs, Not A Coded S	/	20240100001658
11-012-030	2121 N WESTMORELAND ST	2/15/2024	\$100,000,000	4-Multiple RPCs, Not A Coded S	/	20240100001658
09-070-001	5723 10th RD N	2/15/2024	\$0	W-Will / R.O.S/L O H	2515/1854	
11-012-032	2121 N WESTMORELAND ST	2/15/2024	\$100,000,000	4-Multiple RPCs, Not A Coded S	/	20240100001658
15-021-007	2400 LANGSTON BLVD	12/23/2023	\$0	A-Correction Deed	/	20240100001139
15-078-027	3275 WASHINGTON BLVD	10/24/2023	\$0		/	20230100012376

17-033-333 1300 N PIERCE ST ARLINGTON VA 22201

17-033-333	1300 N PIERCE ST	8/24/2023	\$0	D-Resub/Declaration	/	20230100009873
17-033-332	1300 N PIERCE ST	8/24/2023	\$0	D-Resub/Declaration	/	20230100009873
17-033-332	1300 N PIERCE ST	8/22/2023	\$6,430,000	B-Not Previously Assessed	/	20230100010175
17-033-333	1300 N PIERCE ST	8/22/2023	\$9,250,000	B-Not Previously Assessed	/	20230100010176
20-028-091	N THOMAS ST	6/28/2023	\$0		/	20230100007391
20-028-090	N THOMAS ST	6/28/2023	\$0	D-Resub/Declaration	/	20230100007391
14-051-019	4420 FAIRFAX DR	5/22/2023	\$11,150,000		/	20230100005625
16-028-017	18th ST N	5/2/2023	\$0	2-Sale or Gift to Relative	/	20230100004625
17-005-005	1621 N ODE ST	4/20/2023	\$100,000	7-Partial Interest	/	20230100004178
17-005-005	1621 N ODE ST	4/20/2023	\$66,000	7-Partial Interest	/	20230100004179
20-015-002	4304 HENDERSON RD	4/7/2023	\$0	7-Partial Interest	/	20230100003825
20-015-002	4304 HENDERSON RD	4/4/2023	\$0	7-Partial Interest	/	20230100003826
20-015-002	4304 HENDERSON RD	2/10/2023	\$0	7-Partial Interest	/	20230100003149
09-064-001	5721 11th ST N	1/12/2023	\$2,050,000		/	20230100000557
34-020-293	2051 S BELL ST	1/9/2023	\$0	D-Resub/Declaration	/	20230100000229
34-020-292	2050 S BELL ST	1/9/2023	\$0	D-Resub/Declaration	/	20230100000229
17-005-005	1621 N ODE ST	12/27/2022	\$0	5-Not Market Sale	/	20230100000679
17-038-006	1220 N QUEEN ST	12/22/2022	\$11,800,000	4-Multiple RPCs, Not A Coded S	/	20220100020933
17-033-003	1240 N QUINN ST	12/22/2022	\$11,800,000	4-Multiple RPCs, Not A Coded S	/	20220100020933
17-033-005	1318 N PIERCE ST	12/22/2022	\$11,800,000	4-Multiple RPCs, Not A Coded S	/	20220100020933
34-020-292	2050 S BELL ST	12/19/2022	\$0	D-Resub/Declaration	/	20220100020601
34-020-290	2100 CRYSTAL DR	12/19/2022	\$0	D-Resub/Declaration	/	20220100020601
34-020-293	2051 S BELL ST	12/19/2022	\$0	D-Resub/Declaration	/	20220100020601
34-020-291	CRYSTAL DR	12/19/2022	\$0	D-Resub/Declaration	/	20220100020601
34-020-289	220 S 20th ST	12/19/2022	\$0	D-Resub/Declaration	/	20220100020601
12-042-063	6152 WILSON BLVD	8/17/2022	\$30,250,000	4-Multiple RPCs, Not A Coded S	/	20220100015199
12-042-062	6160 WILSON BLVD	8/17/2022	\$30,250,000	4-Multiple RPCs, Not A Coded S	/	20220100015199
16-033-025	1771 N PIERCE ST	7/12/2022	\$334,642,240		/	20220100013307
17-006-007	1555 16th RD N	6/28/2022	\$100,400,000	4-Multiple RPCs, Not A Coded S	/	20220100012879
17-006-003	1558 CLARENDON BLVD	6/28/2022	\$100,400,000	4-Multiple RPCs, Not A Coded S	/	20220100012879
17-006-004	1550 CLARENDON BLVD	6/28/2022	\$100,400,000	4-Multiple RPCs, Not A Coded S	/	20220100012879
17-006-005	1542 CLARENDON BLVD	6/28/2022	\$100,400,000	4-Multiple RPCs, Not A Coded S	/	20220100012879
17-006-006	CLARENDON BLVD	6/28/2022	\$100,400,000	4-Multiple RPCs, Not A Coded S	/	20220100012879
17-006-001	1550 CLARENDON BLVD	6/28/2022	\$100,400,000	4-Multiple RPCs, Not A Coded S	/	20220100012879
17-006-002	16th RD N	6/28/2022	\$100,400,000	4-Multiple RPCs, Not A Coded S	/	20220100012879
17-032-022	1509 12th ST N	5/20/2022	\$1,250,000	L-Land Sale	/	20220100010286
17-032-023	1515 12th ST N	5/20/2022	\$2,500,000		/	20220100010270
06-001-005	4320 LANGSTON BLVD	4/29/2022	\$89,000,000	4-Multiple RPCs, Not A Coded S	/	20220100008536
06-001-006	4300 LANGSTON BLVD	4/28/2022	\$89,000,000	4-Multiple RPCs, Not A Coded S	/	20220100008636

**17-033-333 1300 N PIERCE ST ARLINGTON VA 22201**

17-003-001	1501 N PIERCE ST	3/28/2022	\$3,250,000		/	20220100006104
17-003-003	1523 FAIRFAX DR	3/15/2022	\$0	F-Multiple RPCs Not Market	/	20220100005283
				Sal		
17-003-003	1523 FAIRFAX DR	3/14/2022	\$0	F-Multiple RPCs Not Market	/	20220100005282
				Sal		
17-037-020	1310 N MEADE ST	2/28/2022	\$6,750,000		/	20220100004116
20-003-004	730 N OAKLAND ST	12/18/2021	\$2,800,000	1-Foreclosure, Auction,	/	20220100001205
				Bankru		
18-084-003	2525 10th ST N	12/15/2021	\$75,000,000		/	20210100039711
15-016-005	2634 LANGSTON BLVD	12/10/2021	\$4,150,000		/	20210100039523
16-026-078	2122 19th ST N	12/3/2021	\$0	5-Not Market Sale	/	20210100038749
15-005-010	1947 N UHLE ST	11/22/2021	\$106,000,000	4-Multiple RPCs, Not A	/	20210100038454
				Coded S		
15-003-009	1919 N VEITCH ST	11/22/2021	\$106,000,000	4-Multiple RPCs, Not A	/	20210100038454
				Coded S		
15-005-010	1947 N UHLE ST	11/19/2021	\$0	F-Multiple RPCs Not Market	/	20210100038453
				Sal		
15-003-009	1919 N VEITCH ST	11/19/2021	\$0	F-Multiple RPCs Not Market	/	20210100038453
				Sal		
15-003-010		11/19/2021	\$0	F-Multiple RPCs Not Market	/	20210100038453
				Sal		
20-028-088	20 N THOMAS ST	11/1/2021	\$2,191,709	7-Partial Interest	/	20210100035866
15-078-006	3251 WASHINGTON BLVD	8/4/2021	\$0	A-Correction Deed	/	20210100027174
15-078-024	3275 WASHINGTON BLVD	8/4/2021	\$0	A-Correction Deed	/	20210100027174
17-010-210	1600 WILSON BLVD	7/26/2021	\$42,700,000		/	20210100027698
17-010-037	1650 WILSON BLVD	7/23/2021	\$0	D-Resub/Declaration	/	20210100025831
17-010-211	1650 WILSON BLVD	7/23/2021	\$0	D-Resub/Declaration	/	20210100025831
17-010-210	1600 WILSON BLVD	7/23/2021	\$0	D-Resub/Declaration	/	20210100025831
17-010-212	1601 CLARENDON BLVD	7/23/2021	\$0	D-Resub/Declaration	/	20210100025831
15-075-016	N HUDSON ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-017	1125 N IRVING ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-007	1126 N HUDSON ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-012	1237 N IRVING ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-013	1220 N HUDSON ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-018	1205 N IRVING ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-008	N IRVING ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-011	1229 N IRVING ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-019	1123 N IRVING ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-020	1200 N HUDSON ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		
15-075-014	N HUDSON ST	7/22/2021	\$192,000,000	4-Multiple RPCs, Not A	/	20210100025924
				Coded S		

17-033-333 1300 N PIERCE ST ARLINGTON VA 22201

Permits

Permit #	Project Completion Date	Permit Type	*Cost Estimate
CNEW22-02391	--	New	\$80,000,000

**Note:** Permits are issued and tracked by the [Community Planning, Housing & Development Department](#). The permits reflected above are considered in the property's assessment. \*Cost Estimates are provided by the permit applicants.

Properties in Economic Unit # 1703303A

RPC	Property Address
17-033-333	1300 N PIERCE ST
17-033-332	1300 N PIERCE ST

Property Balances

Year	Assessment	Blended Tax Rate	Tax Levied	Stormwater ERU	Stormwater Rate	Stormwater Utility Fee	Total Payment Due	1st Install		2nd Install																																																																																	
								Due	Status	Due	Status																																																																																
2025	\$6,435,500	1.033	\$39,282.40	21.06	258.00	\$5,433.48	\$0.00	\$0.00	Paid	N/A																																																																																	
<table border="1"> <thead> <tr> <th>1st Install</th> <th>Tax</th> <th>Stormwater Fee</th> <th>Penalty</th> <th>Interest</th> <th>Fees</th> <th>Total</th> <th>Due date</th> </tr> </thead> <tbody> <tr> <td>Levy</td> <td>\$39,282.40</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$39,282.40</td> <td>6/15/2025</td> </tr> <tr> <td>Payment</td> <td>-\$33,239.35</td> <td>-\$2,716.74</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>-\$35,956.09</td> <td></td> </tr> <tr> <td>Adjustment</td> <td>-\$6,043.05</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>-\$6,043.05</td> <td></td> </tr> <tr> <td>SW Fee</td> <td>\$0.00</td> <td>\$2,716.74</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$2,716.74</td> <td></td> </tr> <tr> <td>Due</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td></td> </tr> </tbody> </table>												1st Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Due date	Levy	\$39,282.40	\$0.00	\$0.00	\$0.00	\$0.00	\$39,282.40	6/15/2025	Payment	-\$33,239.35	-\$2,716.74	\$0.00	\$0.00	\$0.00	-\$35,956.09		Adjustment	-\$6,043.05	\$0.00	\$0.00	\$0.00	\$0.00	-\$6,043.05		SW Fee	\$0.00	\$2,716.74	\$0.00	\$0.00	\$0.00	\$2,716.74		Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00																																	
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