

PROPERTY REPORT

202 Golden Gate Blvd W, Naples, FL 34120



Andreas Ortner



Presented by

Andreas Ortner | Realtor

Florida Real Estate License: 258024389

ORTNER

Work: (239) 371-5790

Main: andreas.ortner@zx0.zone

Agent: <https://x.zx0.zone/>

Fort Myers, Florida

202 Golden Gate Blvd W, Naples, FL 34120



Legend:  Subject Property

Off Market • Sold Date: 6/23/2022, Public Record

Current Estimated Value

\$1,528,760

Last RVM® Update: 10/24/2023

RVM® Est. Range: \$1.39M – \$1.67M

RVM® Confidence: ★★★★★

↑ RVM® Change - Last 1 Month: \$12,200

↑ RVM® Change - Last 12 Months: 7.02%

This report contains data and information that is publicly available and/or licensed from third parties and is provided to you on an "as is" and "as available" basis. The information is not verified or guaranteed. Neither this report nor the estimated value of a property is an appraisal of the property. Any valuation shown in this report has been generated by use of proprietary computer software that assembles publicly available property records and certain proprietary data to arrive at an approximate estimate of a property's value. Some portions of this report may have been provided by an RPR user; RPR is not responsible for any content provided by its users. RPR and its information providers shall not be liable for any claim or loss resulting from the content of, or errors or omissions in, information contained in this report.

Home Facts

Home Facts	Public Facts	Listing Facts	Realtor Refinements
Property Type	Single Family	-	-
Property Subtype	Single Family Residential	-	-
Bedrooms	-	-	-
Total Baths	-	-	-
Full Baths	-	-	-
Partial Baths	-	-	-
Living Area (sq ft)	2,366	-	-
Building Area (sq ft)	2,366	-	-
Lot Size	2.81 acres	-	5.62 acres
Lot Dimensions	2.810 AC	-	-
Garage	Carport	-	-
Garage (spaces)	8	-	-
Pool	Yes	-	-
Year Built	2018	-	-
Number of Units	0	-	-
Number of Stories	1	-	-

Homeowner Facts

Owner Name (Public)	Dang, Rupinder S
Mailing Address	202 Golden Gate Blvd W Naples FL 34120-5114
Owner Occupied	Yes

Extended Home Facts



Legend:  Subject Property

Interior Details

Base Area	2366 sq ft
Adjusted Area	2960 sq ft
Total Area	2960 sq ft
Carport	828 sq ft
Porch Enclosed	3336 sq ft

Exterior Details

Lot Size - Square Feet	122404 sq ft
Lot Size - Acres	2.810 ac
Neighborhood Code	09 GE12

Other Details

Building Quality	C+
Pool Size	448
Wood Deck	1203
Storage Bldg.	4260

Schools (based on location)

Elementary School	Big Cypress Elementary School
Middle School	Cypress Palm Middle School
High School	Palmetto Ridge High School
School District	Collier County School District

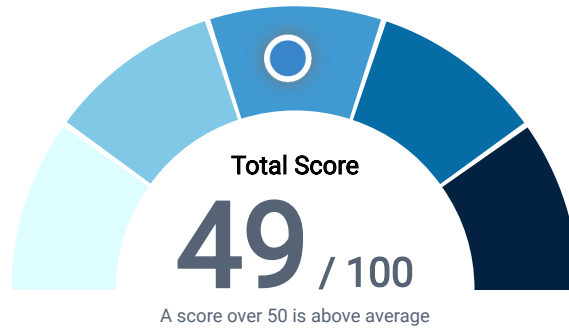
AARP Livability™ Index for 34120

This chart rates the overall livability of a selected ZIP code on a scale from 0 to 100. AARP Livability™ is a trademark of AARP Inc.

Data Source: [AARP](#)

Update Frequency: Annual

0-19 20-39 40-59 60-79 80-100



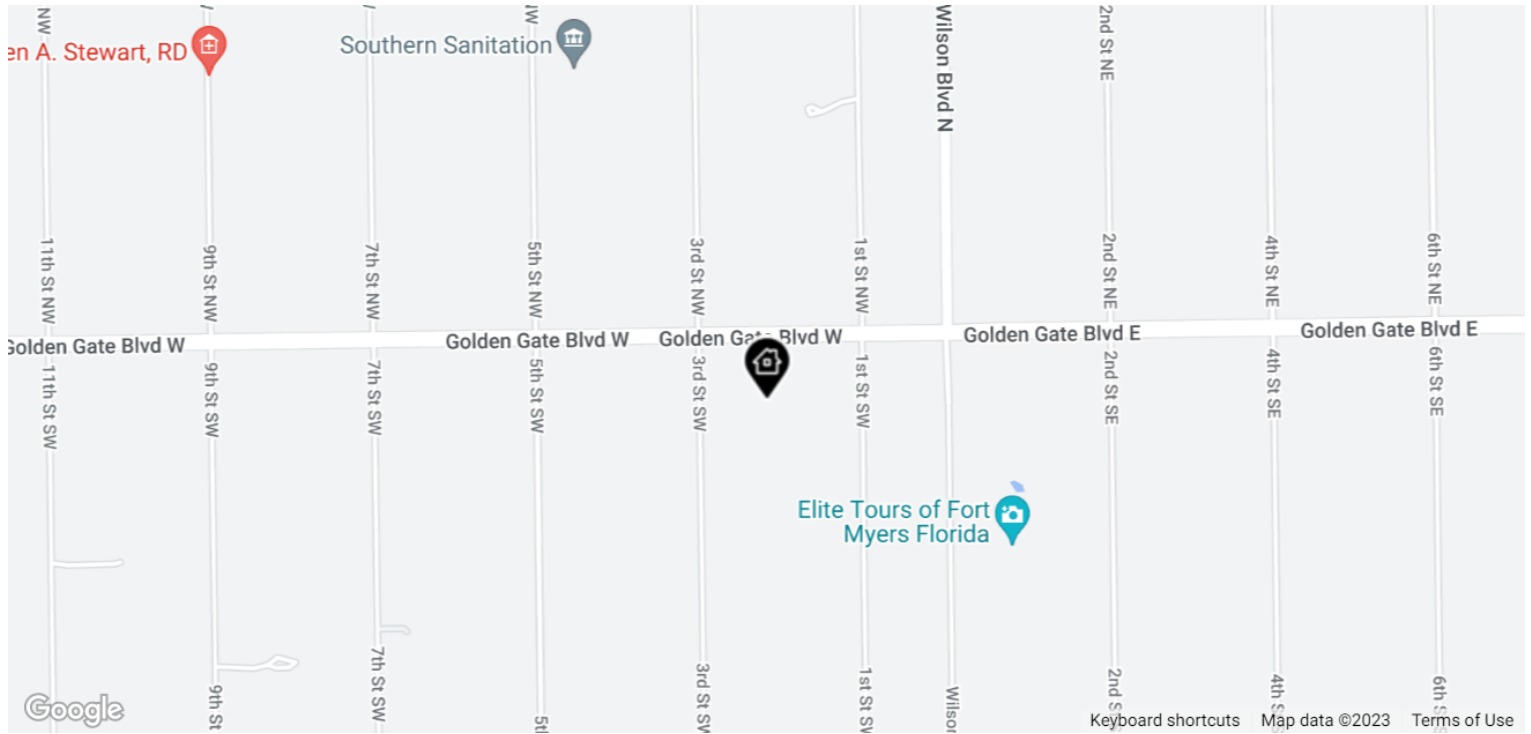
Housing	51
Affordability & Access	
Neighborhood	38
Access to Life, Work & Play	
Transportation	44
Safe & Convenient Options	
Environment	69
Clean Air & Water	
Health	52
Prevention, Access & Quality	
Engagement	45
Civic & Social Involvement	
Opportunity	40
Inclusion & Possibilities	

Historical Photos





Comps and Adjustments



LEGEND: Subject Property Pending For Sale or For Lease Distressed Recent Sale Off Market

This Property



Closed

202 Golden Gate Blvd W
Naples, FL 34120

Proxim.	Days in RPR	Date	Amount	\$/sq ft	Living Area	Lot Size	Beds	Baths	Built
—	—	—	—	\$646	2,366 sq ft	5.62 acres	—	—	2018

No comps have been selected for this property.

Property History

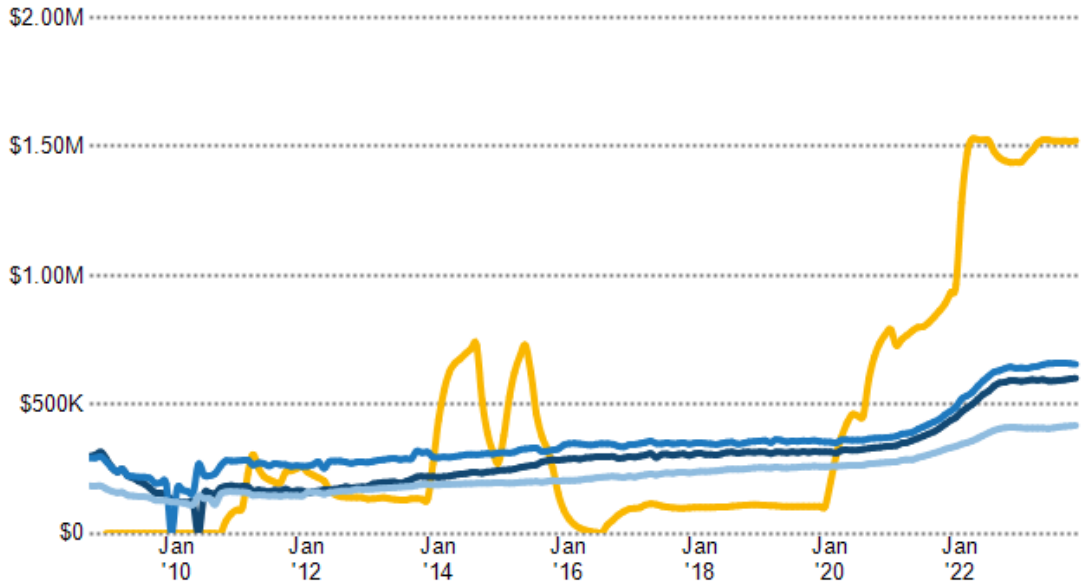
Median Estimated Home Value

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Data Source: Public records, and MLS sources where licensed

Update Frequency: Monthly

- This Property
- Naples
- Collier County
- Florida



Sales History

Sales Date	Sales Amount	Price per sq. ft.
6/23/2022	\$1,400,000	\$591
5/1/2017	\$100,000	\$42
11/22/1996	\$19,500	\$8

Assessed Values

Date	Improvements	Land	Total	Tax
2023	—	—	—	\$12,696
2022	—	—	\$777,741	\$8,321
2021	—	—	\$755,088	\$8,399
2020	\$674,563	\$70,100	\$744,663	\$8,203
2019	\$648,970	\$63,100	\$712,070	\$8,328
2018	\$17,054	\$68,750	\$85,804	\$976
2017	—	—	\$27,741	\$438
2016	—	—	\$39,970	\$511
2015	—	—	\$36,336	\$470
2014	—	—	\$33,033	\$411
2013	—	—	\$30,030	\$358
2012	—	—	\$33,782	\$408
2011	—	—	\$34,013	\$409
2010	—	—	\$48,494	—
2008	—	—	\$200,023	—

Legal Description

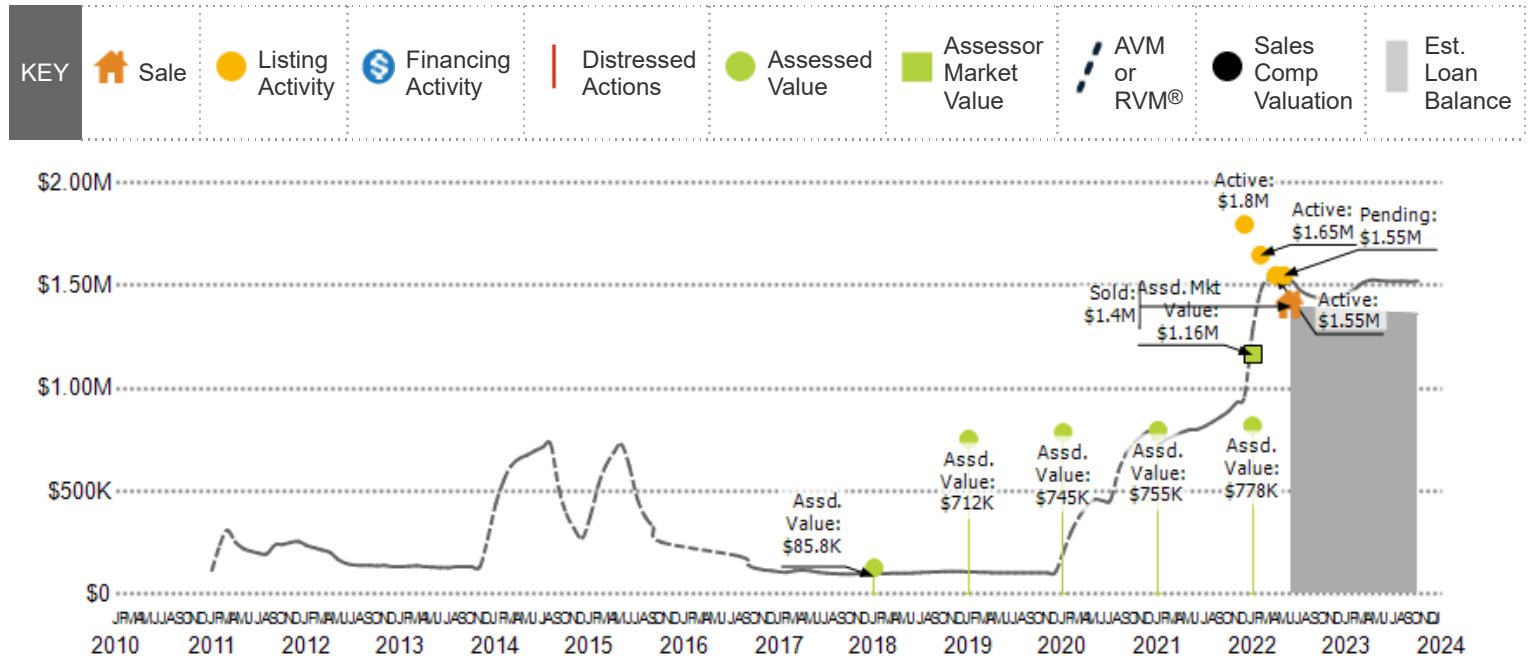
APN	37166920000
Tax ID	328900 89 14C04
Census Tract	120210104.262000
Abbreviated Description	SEC/TWN/RNG/MER:SEC 4 TWN 49 RNG 27 GOLDEN GATE EST UNIT 12 E 180FT OF TR 89 MAP REF:MAP 4C04
City/Municipality/Township	Naples, FL 34120

Deed Records

Recording Date	6/23/2022
Document Type	Warranty Deed
Sales Price	\$1,400,000
Sales Price Code	Full amount stated on Document
Buyer Name	RUPINDER S DANG
Buyer ID	Single Man
Seller Name	CARLOS J MERAN
Seller ID	Single Man
Document #	6273522
Total Transfer Tax	\$9,800
Book #	6144
Page #	3706
Contract Date	6/21/2022

Sales and Financing Activity

This chart shows a property's sales and financing history. It can be used to compare the value of the property as seen by public records, such as deeds and tax records, with the estimated home value. Actions taken against the owner, such as the issuance of a Notice of Default, are noted. Sales activity, such as listing date and price reductions, are highlighted.



Data Source: Public Record and Listing data

Update Frequency: Valuations are updated twice monthly; actions on the home, such as listing activity or distressed property notices, are updated daily as made available from public records sources

Neighborhood: Housing Stats and Charts

	34120	Collier County	Florida	USA
Median Estimated Home Value	\$602K	\$656K	\$419K	\$360K
Estimated Home Value 12-Month Change	+1.4%	+1.6%	+1.8%	+3.7%
Median List Price	\$730K	\$819K	\$450K	—
List Price 1-Month Change	+0.8%	+2.5%	+1.1%	—
List Price 12-Month Change	+17.2%	+13%	+5.9%	—
Median Home Age	15	27	35	42
Own	87%	74%	66%	65%
Rent	13%	26%	34%	35%
\$ Value of All Buildings for which Permits Were Issued	—	\$1.47B	\$36.9B	\$307B
% Change in Permits for All Buildings	—	-1%	+15%	+13%
% Change in \$ Value for All Buildings	—	+31%	+11%	+10%

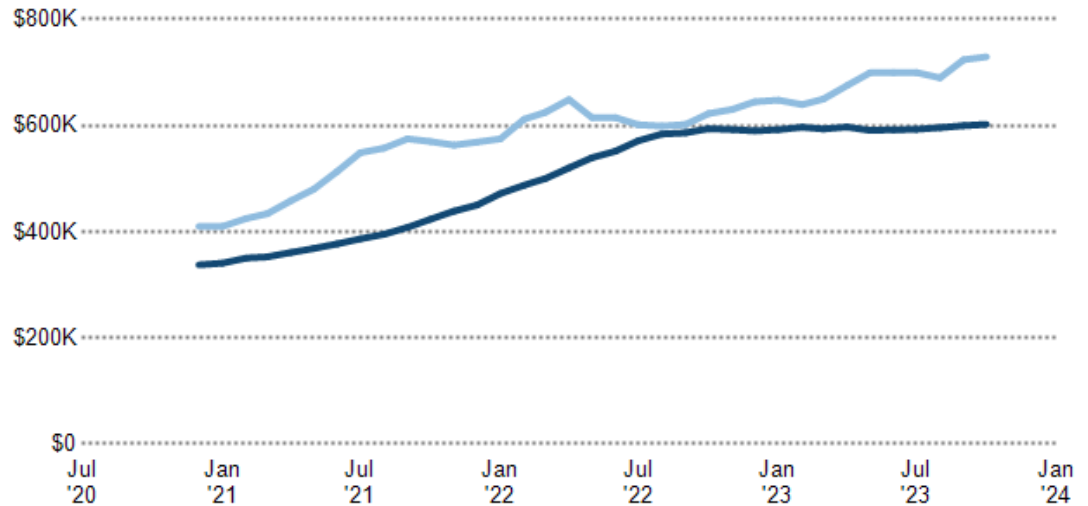
Median Estimated Home Value vs. Median Listing Price

This chart compares a ZIP code's median estimated home value with the median listing price of Active listings. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Public Record and Listing data

Update Frequency: Monthly

■ Median Estimated Value
■ Median List Price



Median Sales Price vs. Sales Volume

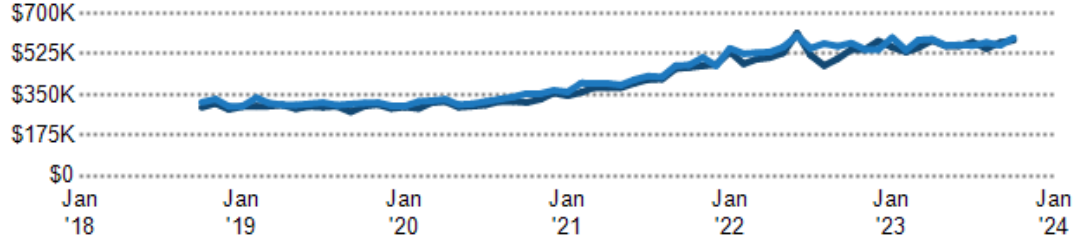
This chart compares the listings and public records sales price trend and sales volume for homes in an area.

Data Source: Public Record and Listing data

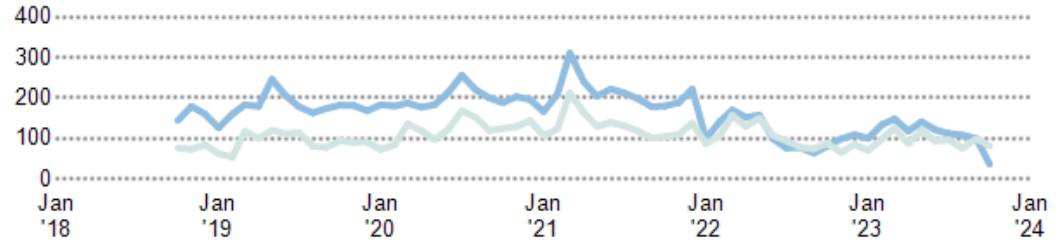
Update Frequency: Monthly

- Median Sales Price Public Records
- Median Sales Price Listings
- Sales Volume Public Records
- Sales Volume Listings

Median Sales Price



Sales Volume



Median Listing Price vs. Listing Volume

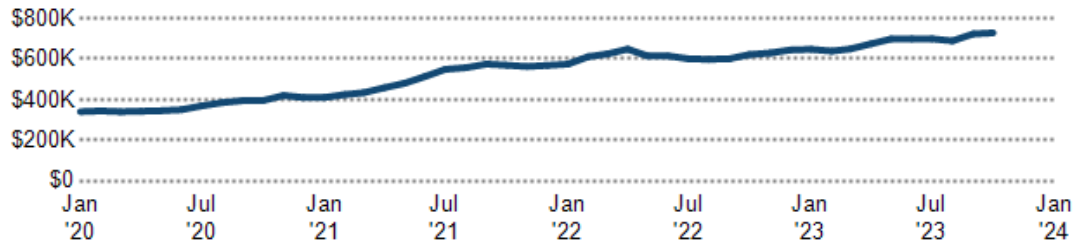
This chart compares the listings and public records sales price trend and sales volume for homes in an area.

Data Source: Public Record and Listing data

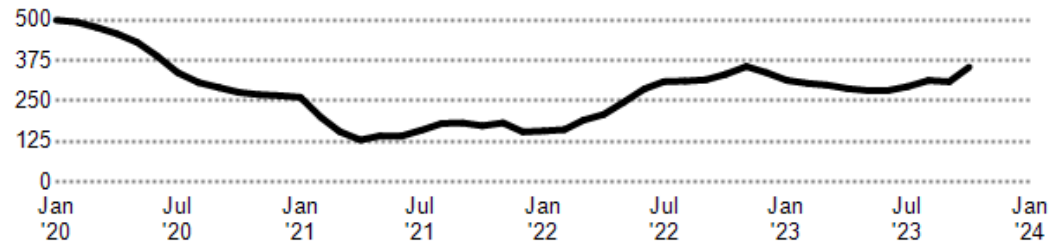
Update Frequency: Monthly

- Median List Price
- Listing Volume

Median List Price



Listing Volume



Listing Inventory

This chart shows the number of For Sale listings in a ZIP code by Property Type.

Data Source: On- and off-market listings sources

Update Frequency: Daily

- ZIP Count Listings by PropertyType



Inventory of Distressed Listings

Pre-Foreclosure 3

This chart shows the count of distressed properties (all stages of foreclosure) that are for sale in a ZIP code.

Data Source: MLS data where licensed

Update Frequency: Daily

Inventory of Distressed Listings

Median Sales Price by Square Footage

This chart shows the median price of homes reported sold in the past six months, according to the size of the living space (square footage sourced from public records). The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as non-disclosure states) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

This Property

2,366 sq. ft. \$1,528,760

Comps

> 2,400 sq. ft. \$845,000

1,000 - 1,200 sq. ft. \$440,000

This Property

Comps

Price per Bedroom of Comps Sold

\$200K - \$225K 2

This chart shows the distribution of homes reported sold in the past six months at different prices per bedroom in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

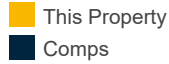
Comps

Price per Square Foot of Comps Sold

This chart shows the distribution of homes reported sold in the past three months at different prices per square foot.

Data Source: Public records data

Update Frequency: Daily



This Property

\$646

1

Comps

\$400 - \$440

1

\$320 - \$360

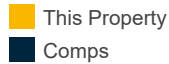
1

Price Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data is unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records data

Update Frequency: Daily



This Property

\$1.5M

1

Comps

\$800K - \$900K

1

\$400K - \$500K

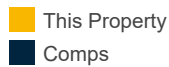
1

Age Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months of different age ranges in the area of your search.

Data Source: Public records data

Update Frequency: Daily



This Property

5 yrs

1

Comps

30 - 35 yrs

2

Size of Homes Sold

This chart shows the distribution of homes reported sold in the past three months of different sizes in the area of your search.

Data Source: Public records data

Update Frequency: Daily



2400 - 2600 sq. ft.

35

2200 - 2400 sq. ft.

11

2000 - 2200 sq. ft.

21

1800 - 2000 sq. ft.

15

1600 - 1800 sq. ft.

27

1400 - 1600 sq. ft.

26

1200 - 1400 sq. ft.

20

< 1200 sq. ft.

16

Number of Bedrooms in Homes Sold

0 273

This chart shows the distribution of homes reported sold in the past three months, compared by the number of bedrooms, in the area of your search.

Data Source: Public records data

Update Frequency: Daily



Sales Count by Bedroom

Neighborhood: People Stats and Charts

	34120	Collier County	Florida	USA
Population	35K	373K	21.3M	330M
Population Density per Sq Mi	244	187	398	—
Population Change since 2010	+64.9%	+20.5%	+17.6%	+8.7%
Median Age	43	52	42	38
Male / Female Ratio	52%	50%	49%	50%

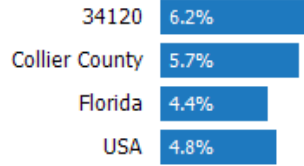
Education Levels of Population

This chart shows the educational achievement levels of adults in an area, compared with other geographies.

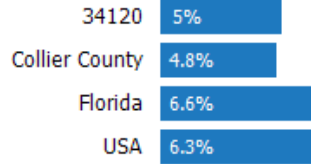
Data Source: U.S. Census American Community Survey via Esri, 2021

Update Frequency: Annually

Less Than 9th Grade



9-12th Grade/No Diploma



High School Graduate



Associate Degree



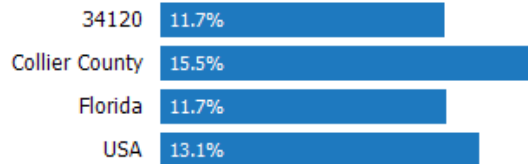
Bachelor's Degree



At Least a College Education



Grad/Professional Degree



Population of Children by Age Group

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

34120



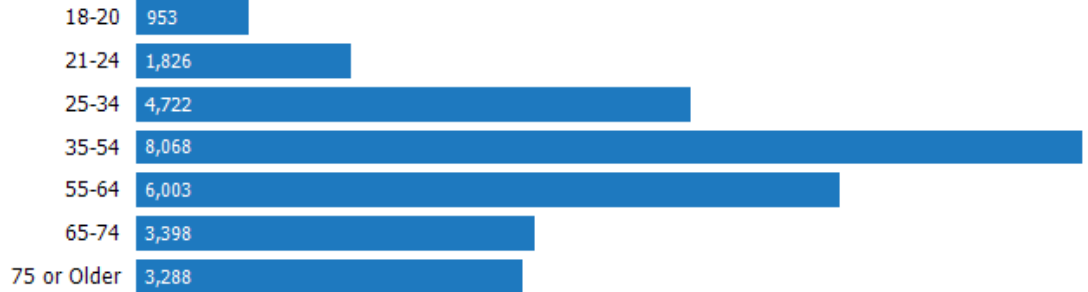
Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

34120



Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

34120



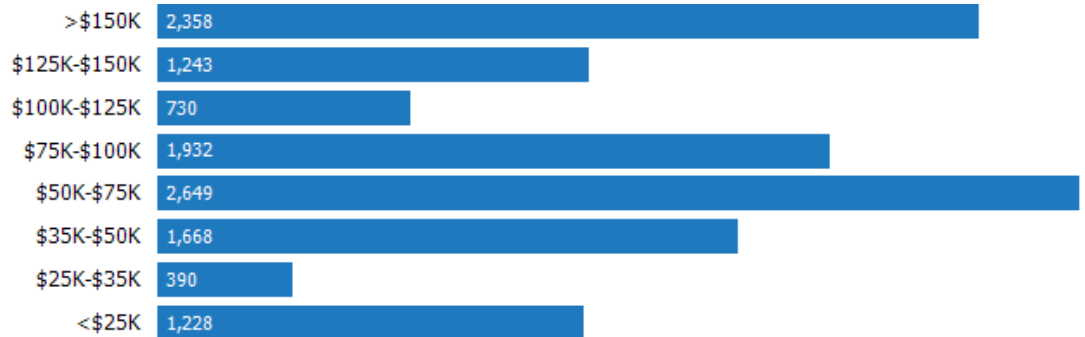
Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census

Update Frequency: Annually

34120



Presidential Voting Pattern

This chart shows how residents of a county voted in the 2020 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Quadrennially

 Collier County

Votes Democrat 34.7%

Votes Republican 64.7%

Neighborhood: Economic Stats and Charts

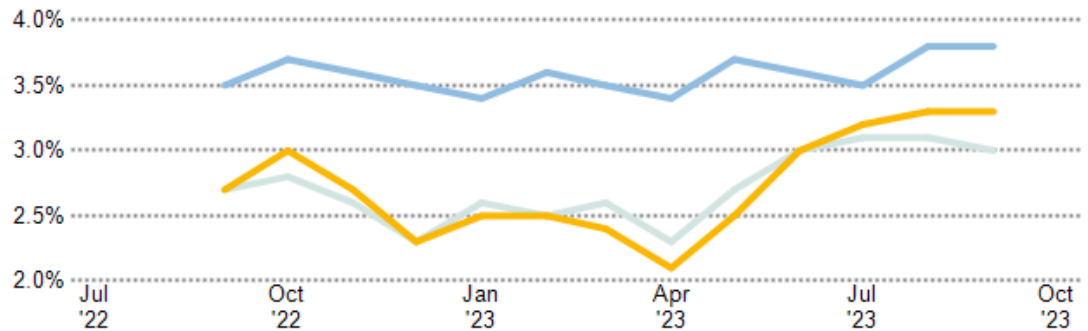
	34120	Collier County	Florida	USA
Income Per Capita	\$36,175	\$51,296	\$35,216	\$37,638
Median Household Income	\$77,122	\$75,543	\$61,777	\$69,021
Unemployment Rate	—	3.4%	3.1%	3.8%
Unemployment Number	—	6.45K	351K	—
Employment Number	—	185K	10.9M	—
Labor Force Number	—	192K	11.2M	—

Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly



Occupational Categories

This chart shows categories of employment within an area.

Data Source: U.S. Census

Update Frequency: Annually



Neighborhood: Quality of Life Stats and Charts

Quality of Life in 34120

	34120	Collier County	Florida	USA
Elevation (in feet)	10	10	—	—
Annual Rainfall (in inches)	48.29	54.37	56.45	—
Annual Snowfall (in inches)	0	0	0.06	—
Days of Full Sun (per year)	98	92	98	—
Travel Time to Work (in minutes)	—	26	28	27
Water Quality - Health Violations	—	—	—	—
Water Quality - Monitoring and Report Violations	—	—	—	—
Superfund Sites	0	0	91	2,438
Brownfield Sites	Yes	Yes	Yes	Yes

Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census

Update Frequency: Annually



34120

How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Data Source: U.S. Census

Update Frequency: Annually



34120

Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually



34120

School: Big Cypress Elementary School

School Details

Name
Big Cypress Elementary School

Level
Elementary

Type
Public

Grades Served
PK, K-5

School District
Collier County Public Schools

Address
3250 Golden Gate Blvd W, Naples, FL 34120

Phone
(239) 377-6300

School Facts

Big Cypress Elementary School

–

Overall Grade

A–

A–

Total Enrollment

777

47,617

Students per Teacher

14.0:1

19.0:1

Students in Free Lunch Program

62%

60%

Academic Grade

B+

B+

Average GPA

–

3.44 (out of 11357 responses)

Math Proficiency

63%

60%

Reading Proficiency

61%

56%

Gifted Students

4%

–

AP Enrollments

–

–

Graduation Rate

–

92%

Average ACT Score

–

24 (out of 2052 responses)

Average SAT Score

–

1,150 (out of 3332 responses)

Teacher Grade

A–

B–

Average Teacher Salary

\$51,864

\$63,978

Teachers in 1st or 2nd Year

10%

33%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others. Source: Niche Update Frequency: Quarterly

School: Cypress Palm Middle School

School Details

Name
Cypress Palm Middle School

Level
Middle

Type
Public

Grades Served
6-8

School District
Collier County Public Schools

Address
4255 18Th Ave Ne,
Naples, FL 34120

Phone
(239) 377-5200

School Facts

Cypress Palm Middle School

–

Overall Grade

B

A–

Total Enrollment

731

47,617

Students per Teacher

20.0:1

19.0:1

Students in Free Lunch Program

72%

60%

Academic Grade

B

B+

Average GPA

–

3.44 (out of 11357 responses)

Math Proficiency

54%

60%

Reading Proficiency

51%

56%

Gifted Students

9%

–

AP Enrollments

–

–

Graduation Rate

–

92%

Average ACT Score

–

24 (out of 2052 responses)

Average SAT Score

–

1,150 (out of 3332 responses)

Teacher Grade

B+

B–

Average Teacher Salary

\$51,864

\$63,978

Teachers in 1st or 2nd Year

10%

33%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others. Source: Niche Update Frequency: Quarterly

Community Reviews for this School

Posted: 1/18/2023 by Middle School Student

This is probably one the best middle schools in collier county. The teachers here are amazing and know how to teach.

School: Palmetto Ridge High School

School Details

Name
Palmetto Ridge High School

Level
High

Type
Public

Grades Served
9-12

School District
Collier County Public Schools

Address
1655 Victory Ln, Naples, FL 34120

Phone
(239) 377-2400

School Facts

Palmetto Ridge High School

-

Overall Grade

A-

A-

Total Enrollment

2,253

47,617

Students per Teacher

24.0:1

19.0:1

Students in Free Lunch Program

61%

60%

Academic Grade

B

B+

Average GPA

3.44 (out of 1431 responses)

3.44 (out of 11357 responses)

Math Proficiency

43%

60%

Reading Proficiency

51%

56%

Gifted Students

10%

-

AP Enrollments

16%

-

Graduation Rate

95%

92%

Average ACT Score

24 (out of 185 responses)

24 (out of 2052 responses)

Average SAT Score

1,130 (out of 423 responses)

1,150 (out of 3332 responses)

Teacher Grade

B-

B-

Average Teacher Salary

\$51,864

\$63,978

Teachers in 1st or 2nd Year

4%

33%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others.

Source: Niche Update Frequency: Quarterly

Community Reviews for this School

Posted: 5/29/2023 by Junior

The best parts of my experience at Palmetto Ridge High school is the people that I got to meet that shared similar interest to me. The worst part is the bullying and toxicity that the school has through social media and the students there.

Posted: 5/27/2023 by Alum

During my two years at the high school, I found that overall the quality of the teaching was good, mainly due to the teachers themselves. A majority of my teachers were extremely helpful, understanding, and open to helping me with any troubles I had with school-related activities in their class. Not only that, but they were passionate and friendly to me and my classmates, which helped me a lot to find the motivation to be focused in their classes where otherwise I would have struggled. However, a pain point I had was the general lack of clarity in communication between the student body, as well as the teachers, and the administrative staff. Multiple times there had been mistakes and unnecessary confusion when it came to school events and requirements that had personally affected me. The change I would appreciate is a shift toward transparency from the administration, as then they would be able to move towards a more positive school environment for students and teachers.

Posted: 5/24/2023 by Junior

The best part of my experience is the connections I got to make with my teachers and other students. I have had the chance to have some really wonderful teachers who have made my time here worthwhile. I have also had the chance to meet other amazing students in my own classes and related activities who make school less monotonous. The worst part of my experience is some anonymous person called a bunch of different schools in Florida or in Collier County and we had a code red because we thought there may be a potential or immediate threat within the building or on the campus. It was a bit scary, but the police force and SWAT for our county reacted immediately and were on our campus in no time taking action to ensure everyone's safety. Luckily there was no danger on campus it was a fake threat or call from whoever called. One thing I would like to see changed is for us to have more bus drivers so that there are some kids who don't have to figure out their own way home.

Posted: 5/18/2023 by Senior

Dear Scholarship committee: I would like to tell you about my experience in Palmetto Ridge High School, that is why in this letter; I will tell you about Palmetto Ridge's teachers, safety, school culture, administration, among other levels. Palmetto Ridge High School was my first experience as a student in USA, recently landed from Cuba. It was really unknown for me, but since the first step, it exceeded my expectations. Since the first moment, teachers made me feel like home, since staff to faculty, providing me help in matters of knowledge and language. In safety matters, several times per month was done a lockdown to prepare us for possible fires or shootouts something that never happened reaffirming the strong safety in the school district. I could also say that the administration crew of the school always was the best, giving to all of us the best attention and respect. That is why I will never forget that magnificent school district. Sincerely, Rafael Ortiz Inchaustegui

Posted: 5/3/2022 by Junior

Well I am still at Palmetto but overall these past three years, have been pretty good, all the teachers are helpful and very sufficient and as well supportive! One thing I do want to see change at Palmetto is probably the dress code and the way some administration can approach some students not saying anything you know negative it's not horrible but they can sometimes overreact to several things and for there to be more cultural interactions and more diversity "actions" to be shown cause they're so many people that have so much to show and it's cool to have a cultural day or talk about any social injustices and also show more appreciation towards the LGBTQIA+ community.

About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

Learn more

For more information about RPR, please visit RPR's public website: <https://blog.narrpr.com>

