



PROPERTY REPORT

629 N Mesa Dr, Apt 18, Mesa, AZ 85201



Presented by

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6 Real Estate

4981 S. Arizona Ave.

Suite 1

Chandler, AZ 85248

629 N Mesa Dr, Apt 18, Mesa, AZ 85201



Legend:  Subject Property

● Active • Active: 3/17/2025

List Price

\$259,900

Active Date: 3/17/2025
Listing ID: 6836699

Current Estimated Value

\$254,940

Last RVM® Update: 6/20/2025

RVM® Est. Range: \$250K – \$260K

RVM® Confidence: ★★★★★

↑ RVM® Change - Last 1 Month: \$1,320

↓ RVM® Change - Last 12 Months: -7.61%

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Home Facts

Public Remarks

Nicely updated and upgraded Townhome in Central Mesa, Complete remodel just a little over a year ago, custom made front security door, custom tile work, New Kitchen Cabintes and quartz counters, upgraded appliances shows like a model nice and open floorplan end unit with covered parking right in front.

Home Facts	Public Facts	Listing Facts	Realtor Refinements
Property Type	Condo/Townhouse/Apt.	Condo/Townhouse/Apt.	—
Property Subtype	Townhouse (Residential)	Townhouse	—
Bedrooms	—	2	—
Total Baths	1	1	—
Full Baths	1	1	—
Partial Baths	—	—	—
Living Area (sq ft)	836	863	—
Building Area (sq ft)	836	863	—
Lot Size	897 sq ft	915 sq ft	—
Lot Dimensions	897 SF	—	—
Garage	—	Yes	—
Garage (spaces)	0	—	—
Pool	—	Yes	—
Year Built	1983	1983	—
Total Rooms	4	—	—
Roofing	Asphalt	Composition, Rolled/Hot Mop	—
Heating	Yes	Electric	—
Cooling	Refrigeration	Ceiling Fans	—
Fireplaces	—	None	—
Construction	Frame	Stucco	—
Exterior Walls	Stucco	—	—
Number of Units	0	—	—
Number of Stories	1	1	—

Homeowner Facts

Owner Name (Public)	Prettyman Ashley R & Diana Monica
Owner Name (Listing)	Ashley R Prettyman Diana M Pre
Mailing Address	1233 N Mesa Dr APT 2133 Mesa AZ 85201-2780

Extended Home Facts



Legend:  Subject Property

Interior Features

Cooling	Ceiling Fans
Fireplace	None
Floor	Tile
Heating	Electric
General	Granite Counters

Interior Details

1st Floor	836 sq ft
Total Area	836 sq ft

Exterior Features

Construction	Stucco
Fence	Wood
Roof	Composition, Rolled/Hot Mop
Spa	None
Pool	Play Pool
Parking	Assigned
Sewer	Public Sewer , Sewer In Street & Connected
Water	City Water

Exterior Details

Lot Size - Square Feet	897 sq ft
Lot Size - Acres	0.02 acres
Neighborhood Code	014

Location Details

Builder Name	Unk
Directions to Property	N 2 629 on East side of Mesa Unit is in the NE corner of community
Subdivision	Old West Manor
Zoning	M-H
Location Features	Front Green Space

Homeowners Association Info

Association	Yes
Phone	480-844-2326
Dues	\$195

Payments per Year	12
Payments Per Year	12
Features	Insurance, Roof Replacement, Maintenance Exterior, Trash, Maintenance/Grounds, Sewer, Roof Repair, Front Yard, Water

Schools (from Listing Data)

Elementary School	Eisenhower Center for Innovation
Middle School	Kino Junior High School
School District	Mesa Unified District

(based on location)

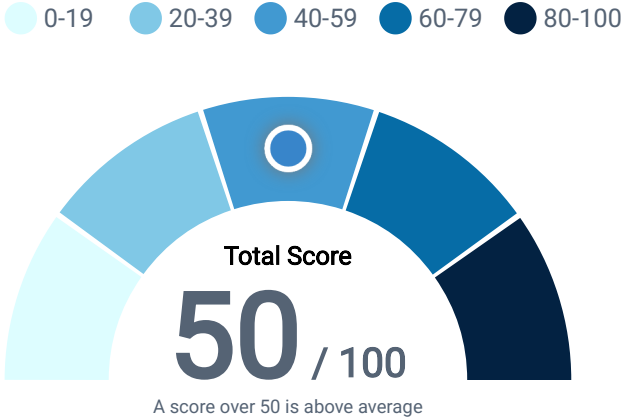
Elementary School	Eisenhower Center for Innovation
Middle School	Kino Junior High School
High School	Westwood High School
School District	Mesa Public Schools

AARP Livability™ Index for 85201

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



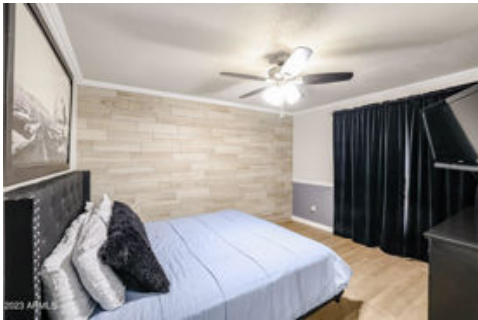
Housing	73
Affordability & Access	
Neighborhood	60
Access to Life, Work & Play	
Transportation	53
Safe & Convenient Options	
Environment	19
Clean Air & Water	
Health	47
Prevention, Access & Quality	
Engagement	56
Civic & Social Involvement	
Opportunity	44
Inclusion & Possibilities	

Property Photos



Historical Photos





Property History

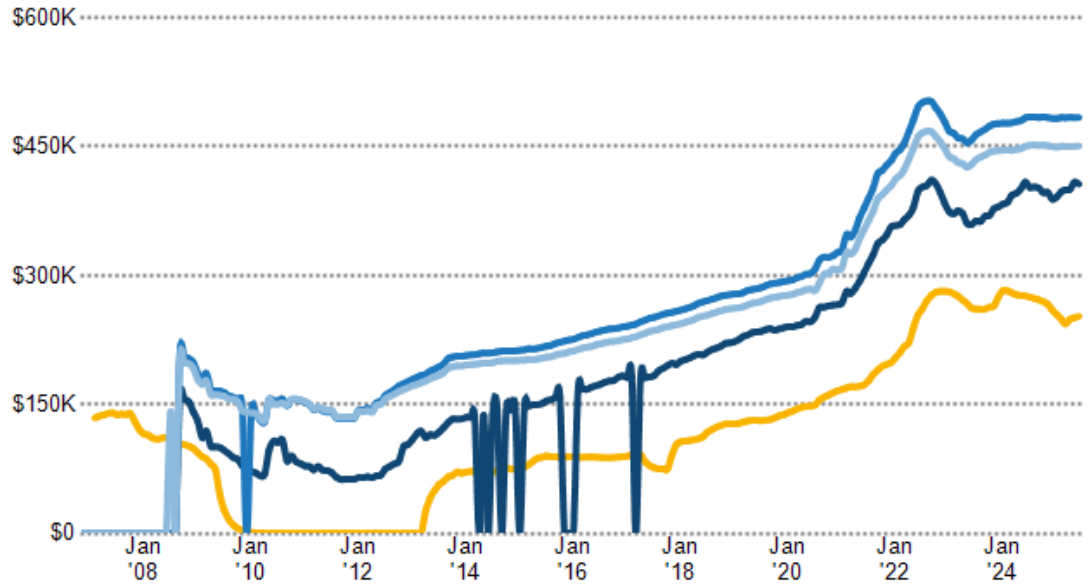
Median Estimated Home Value

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
■ Mesa
■ Maricopa County
■ Arizona



Sales History

Sales Date	Sales Amount	Price per sq. ft.
8/1/2022	\$293,000	\$339
4/22/2016	\$89,900	\$104

Assessed Values

Date	Improvements	Land	Total	Tax
2025	—	—	\$19,010	—
2024	—	—	\$19,920	\$416
2023	\$11,990	\$2,990	\$14,980	\$421
2022	\$9,860	\$2,460	\$12,320	\$412
2021	\$8,310	\$2,070	\$10,380	\$423
2020	\$7,440	\$1,860	\$9,300	\$417
2019	\$6,430	\$1,600	\$8,030	\$387
2018	\$5,160	\$1,290	\$6,450	\$369
2017	\$4,440	\$1,110	\$5,550	\$357
2016	\$4,100	\$1,020	\$5,120	\$351
2015	\$3,500	\$870	\$4,370	\$389
2014	—	—	—	\$370
2013	\$2,160	\$540	\$2,700	\$330
2012	\$2,200	\$550	\$2,750	\$260
2011	—	—	—	\$367
2007	\$5,920	\$1,480	\$7,400	—
2006	\$4,720	\$1,180	\$5,900	—

Legal Description

Parcel Number	137-11-374
County	Maricopa County
Zoning	M-H
Census Tract	040134209.022009
Carrier Route	C008
Abbreviated Description	LOT:18 SEC/TWN/RNG/MER:SEC 14 TWN 1N RNG 5E OLD WEST MANOR MCR 232-26 MAP REF:MB 23226
Current Use	Townhouse

Mortgage Records

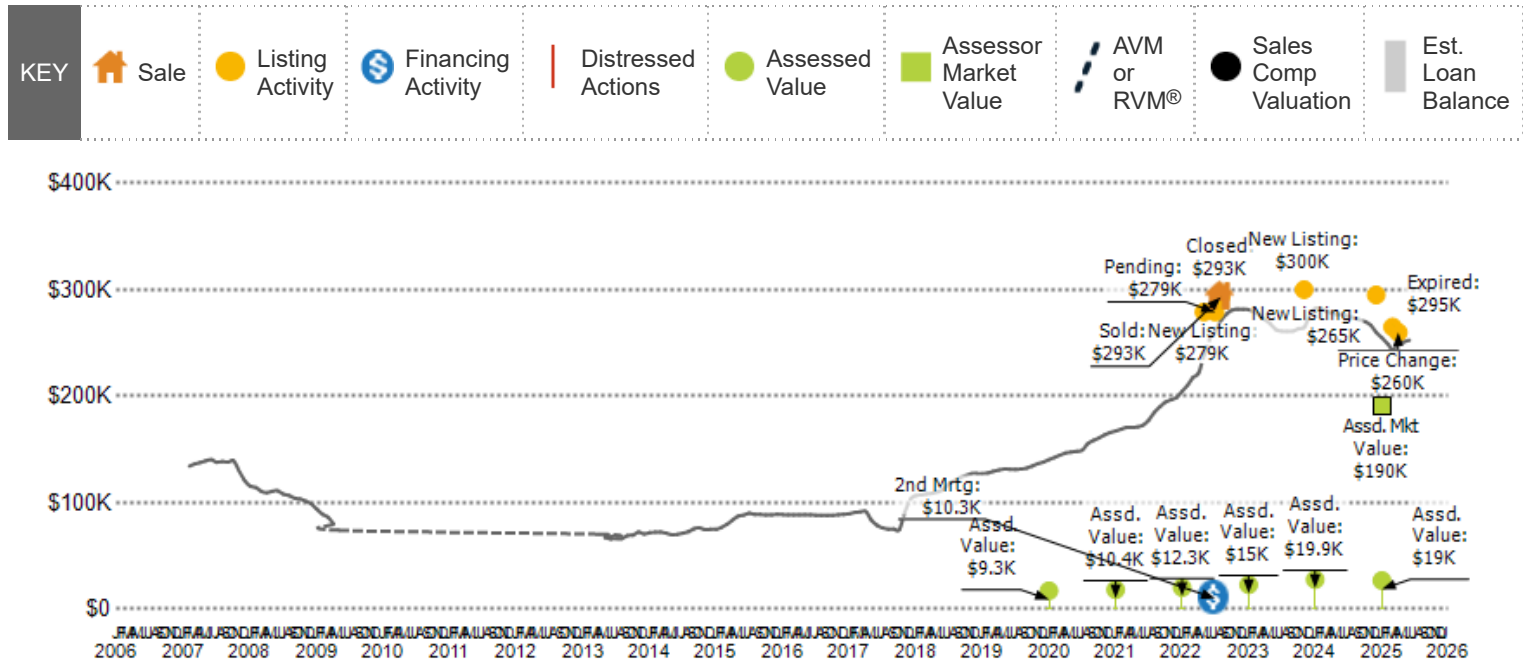
Recording Date	8/1/2022	4/22/2016	1/10/2006
Borrower Name	ASHLEY R PRETTYMAN, DIANA MONICA PRETTYMAN	NORMA HERMOSILLO DE CORDOVA	CLARENCE W FISHER, MILDRED C FISHER
Vesting Type	Joint Tenants	—	—
Lender Name	GENEVA FINANCIAL LLC	WELLS FARGO BANK NA	SUBURBAN MORTGAGE INC
Lender Type	Mortgage company	Bank	Mortgage company
Loan Amount	\$10,255	\$71,920	\$47,979
Document Number	20220613957	2016-0272869	2006-0040112
Loan Type	Stand Alone Second / Subordinate position	Conventional	Fannie Mae/Freddie Mac
Contract Date	7/29/2022	4/22/2016	1/4/2005
Due Date	8/1/2032	5/1/2046	2/1/2036

Deed Records

Recording Date	8/1/2022
Document Type	Warranty Deed
Sales Price	\$293,000
Sales Price Code	From recorded Affidavit of Value or Verified
Buyer Name	ASHLEY R PRETTYMAN, DIANA MONICA PRETTYMAN
Buyer ID	Single Woman
Seller Name	NORMA HERMOSILLO DE CORDOVA
Seller ID	Married women as her sole and separate property
Document #	20220613955
Contract Date	7/27/2022

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

Price Change History

Change Date	Description	Price	Change %
4/28/2025	\$259,900	\$259,900	-1.92%
3/17/2025	Active	\$265,000	—

Neighborhood: Housing Stats and Charts

	85201	Mesa	Maricopa County	Arizona	USA
Median Estimated Home Value	\$407K	\$461K	\$484K	\$450K	\$371K
Estimated Home Value 12-Month Change	-0.6%	+0.9%	+0.7%	+0.6%	+1.7%
Median List Price	\$381K	\$480K	\$539K	\$489K	—
List Price 1-Month Change	+4.3%	+1%	+1.7%	+1.9%	—
List Price 12-Month Change	+3.7%	-1.1%	-1.8%	+0.8%	—
Median Home Age	50	33	32	32	44
Own	42%	64%	65%	67%	65%
Rent	58%	36%	35%	33%	35%
\$ Value of All Buildings for which Permits Were Issued	—	—	\$9.08B	\$14.7B	\$385B
% Change in Permits for All Buildings	—	—	+18%	+20%	+6%
% Change in \$ Value for All Buildings	—	—	+4%	+9%	+5%

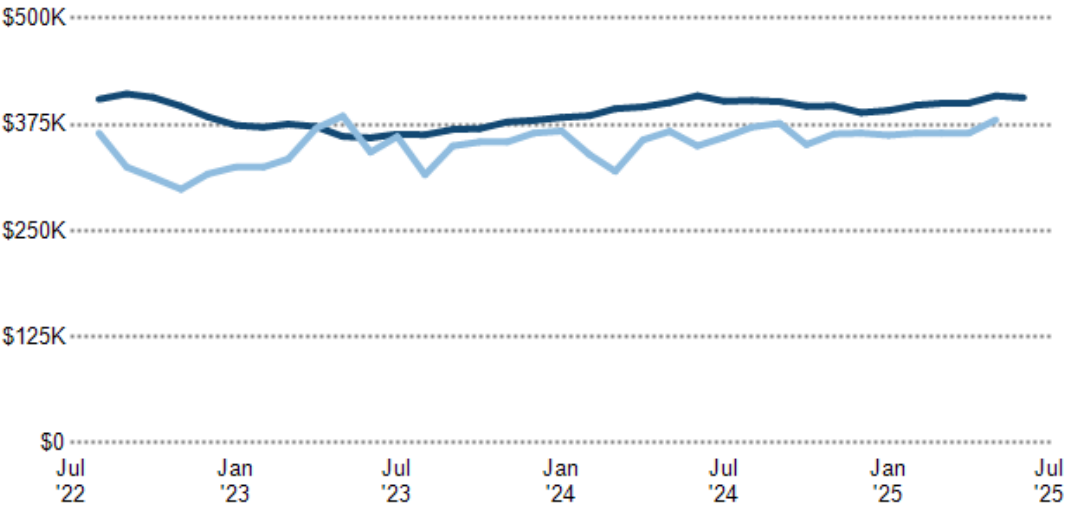
Median Estimated Home Value vs. Median Listing Price

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

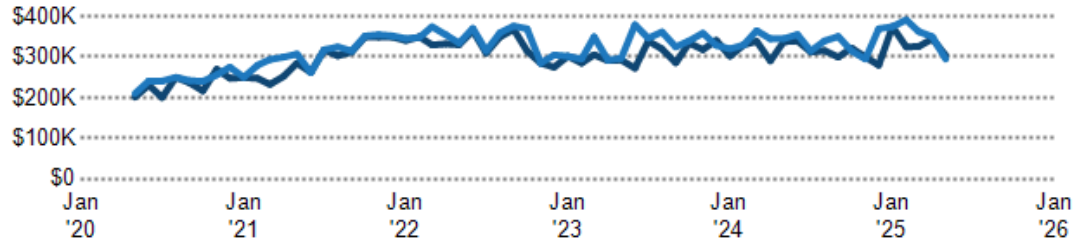
This chart compares the listings and public records sales price trend and sales volume for homes in an area.

Data Source: Public Record and Listing data

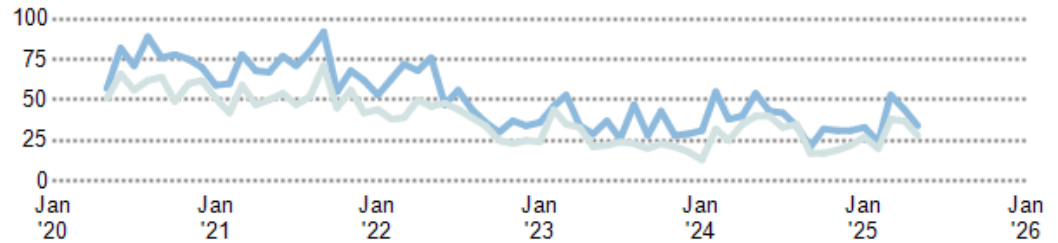
Update Frequency: Monthly

- 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

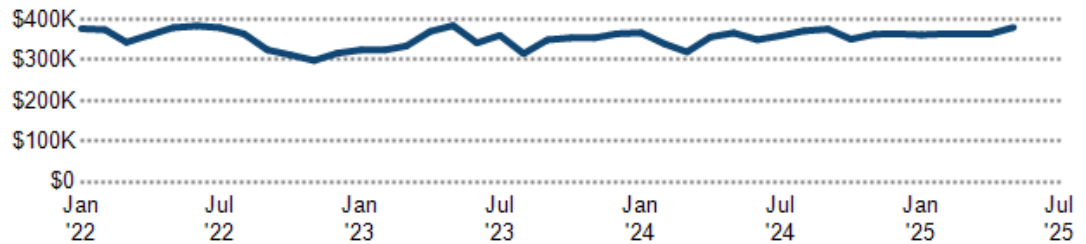
This chart compares the listings and public records sales price trend and sales volume for homes in an area.

Data Source: Public Record and Listing data

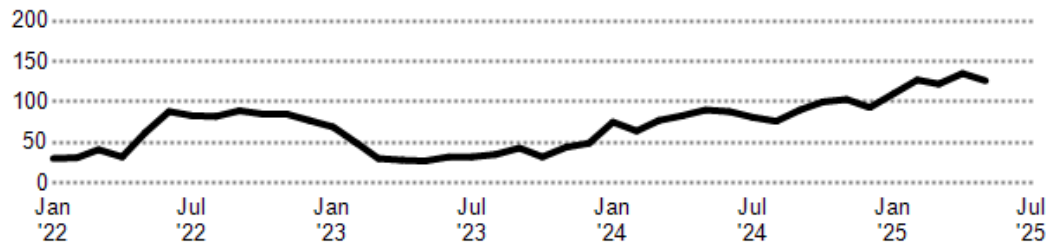
Update Frequency: Monthly

- 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

Foreclosure **1**

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

863 sq. ft. **\$254,940**

Comps

1,000 - 1,200 sq. ft. **\$260,000**

< 1,000 sq. ft. **\$265,000**

 This Property

 Comps

Price per Bedroom of Comps Sold

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

This Property

\$127K **1**

Comps

\$125K - \$150K **3**

 This Property

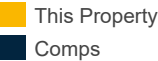
 Comps

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



Comps

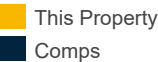


Price Range of Comps Sold

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



Comps

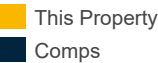


Age Range of Comps Sold

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



Comps

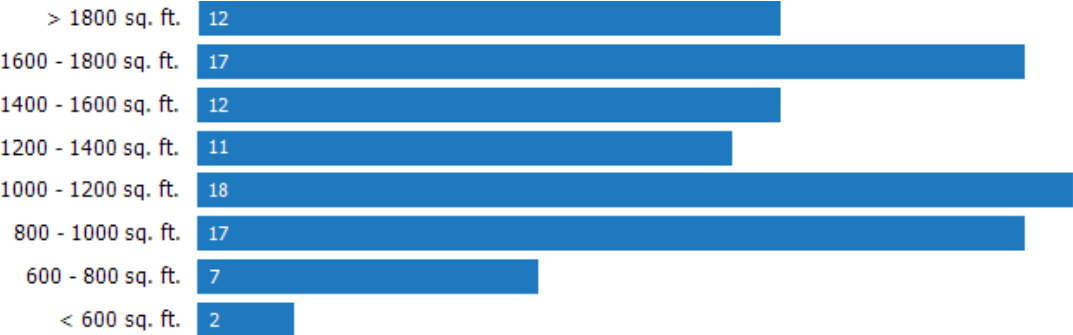


Size of Homes Sold

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






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

	85201	Mesa	Maricopa County	Arizona	USA
Population	49.5K	507K	4.49M	7.27M	332M
Population Density per Sq Mi	5.56K	3.59K	488	64	94
Population Change since 2020	-0.6%	+3.4%	+5.7%	+5.1%	+2.1%
Median Age	32	37	38	39	39
Male / Female Ratio	50%	50%	50%	50%	50%

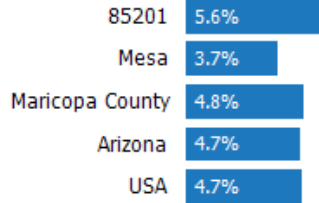
Education Levels of Population

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

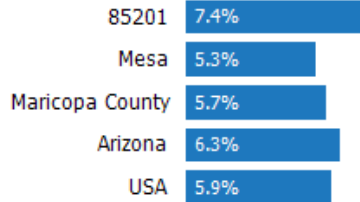
Data Source: U.S. Census American Community Survey via Esri, 2021

Update Frequency: Annually

Less Than 9th Grade



9-12th Grade/No Diploma



High School Graduate



Associate Degree



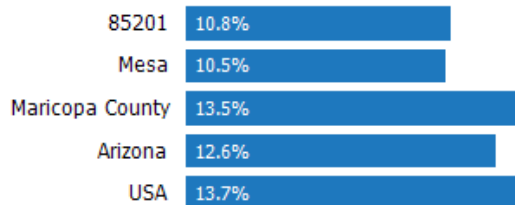
Bachelor's Degree



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

85201



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

85201



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

85201



Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census

Update Frequency: Annually

85201



Presidential Voting Pattern

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

Data Source: USElectionAtlas.org

Update Frequency: Quadrennially



85201

Neighborhood: Economic Stats and Charts

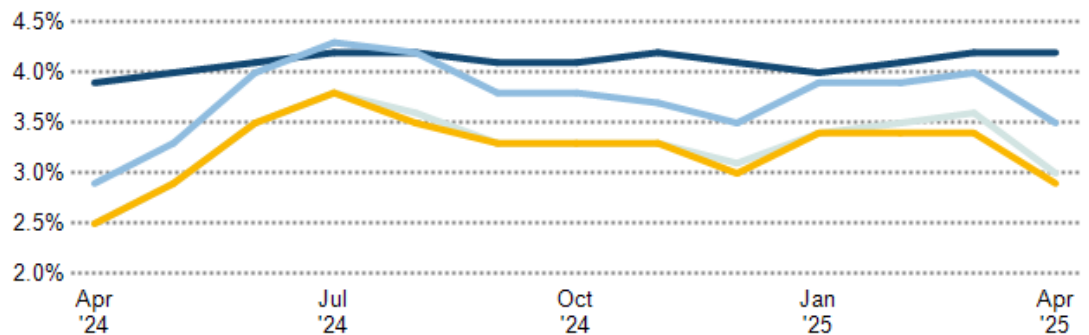
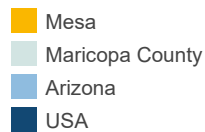
	85201	Mesa	Maricopa County	Arizona	USA
Income Per Capita	\$34,725	\$39,586	\$44,210	\$40,736	\$43,289
Median Household Income	\$64,858	\$78,779	\$85,518	\$76,872	\$78,538
Unemployment Rate	—	2.9%	3%	3.5%	4.2%
Unemployment Number	—	8.14K	76.2K	131K	7.17M
Employment Number	—	272K	2.43M	3.64M	164M
Labor Force Number	—	280K	2.51M	3.77M	171M

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

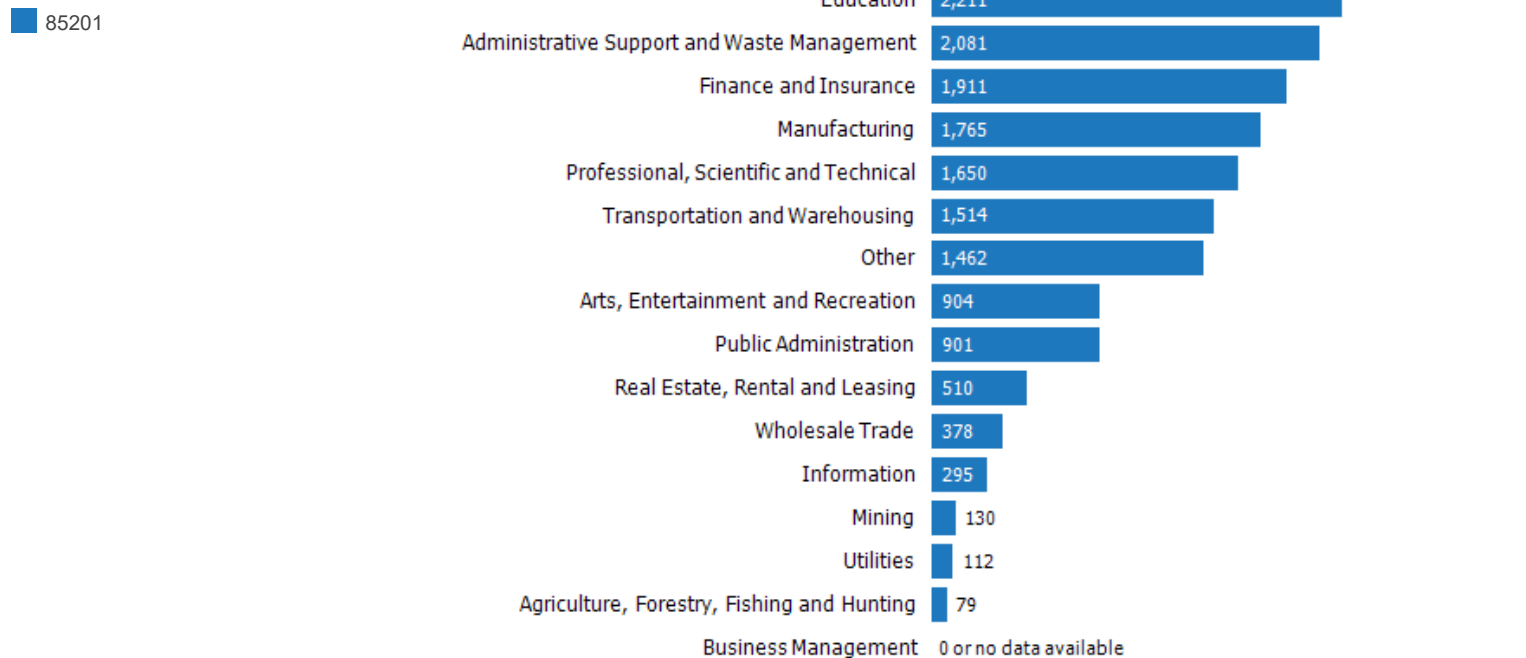


Occupational Categories

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 85201

	85201	Mesa	Maricopa County	Arizona	USA
Elevation (in feet)	1,239	1,396	1,634	4,214	—
Annual Rainfall (in inches)	8.5	8.58	10.08	13.11	—
Annual Snowfall (in inches)	0	0.01	0.76	13.11	—
Days of Full Sun (per year)	180	180	180	172	—
Travel Time to Work (in minutes)	—	25	26	25	27
Water Quality - Health Violations	—	—	0	—	—
Water Quality - Monitoring and Report Violations	—	—	11.37	—	—
Superfund Sites	1	2	12	22	2,466
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

85201



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

85201



Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually

85201



School: Eisenhower Center for Innovation

School Details

Name
Eisenhower Center for Innovation

Level
Elementary

Type
Public

Grades Served
PK, K-6

School District
Mesa Unified School District

Address
848 N Mesa Dr, Mesa, AZ 85201

Phone
(480) 472-5200

School Facts

Eisenhower Center for Innovation

Overall Grade

C+

Total Enrollment

446

Students per Teacher

14:1

Students in Free Lunch Program

78%

Academic Grade

C

Average GPA

—

Math Proficiency

11%

Reading Proficiency

21%

Gifted Students

3%

AP Enrollments

—

Graduation Rate

—

Average ACT Score

—

Average SAT Score

—

Teacher Grade

B

Average Teacher Salary

\$58,897

Teachers in 1st or 2nd Year

7%

Mesa Unified School District

A-**58,343****16:1****59%****B****3.36 (out of 8793 responses)****33%****38%****—****—****77%****25 (out of 1183 responses)****1,190 (out of 1420 responses)****A-****\$58,897****5%**

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: Kino Junior High School

School Details

Name
Kino Junior High School

Level
Middle

Type
Public

Grades Served
7-8

School District
Mesa Unified School District

Address
848 N Horne, Mesa, AZ 85203

Phone
(480) 472-2400

School Facts

Kino Junior High School

Mesa Unified School District

Overall Grade

C**A-**

Total Enrollment

914**58,343**

Students per Teacher

17:1**16:1**

Students in Free Lunch Program

78%**59%**

Academic Grade

C**B**

Average GPA

—**3.36 (out of 8793 responses)**

Math Proficiency

5%**33%**

Reading Proficiency

15%**38%**

Gifted Students

—**—**

AP Enrollments

—**—**

Graduation Rate

—**77%**

Average ACT Score

—**25 (out of 1183 responses)**

Average SAT Score

—**1,190 (out of 1420 responses)**

Teacher Grade

B**A-**

Average Teacher Salary

\$58,897**\$58,897**

Teachers in 1st or 2nd Year

14%**5%**

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: Westwood High School

School Details

Name
Westwood High School

Level
High

Type
Public

Grades Served
9-12

School District
Mesa Unified School District

Address
945 W Rio Salado Pkwy,
Mesa, AZ 85201

Phone
(480) 472-4400

School Facts

Westwood High School

Mesa Unified School District

Overall Grade

B+**A-**

Total Enrollment

3,570**58,343**

Students per Teacher

21:1**16:1**

Students in Free Lunch Program

60%**59%**

Academic Grade

B**B**

Average GPA

3.39 (out of 1469 responses)**3.36 (out of 8793 responses)**

Math Proficiency

39%**33%**

Reading Proficiency

43%**38%**

Gifted Students

—**—**

AP Enrollments

—**—**

Graduation Rate

71%**77%**

Average ACT Score

26 (out of 181 responses)**25 (out of 1183 responses)**

Average SAT Score

1,180 (out of 248 responses)**1,190 (out of 1420 responses)**

Teacher Grade

A-**A-**

Average Teacher Salary

\$58,897**\$58,897**

Teachers in 1st or 2nd Year

5%**5%**

*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: 3/28/2025 by Senior

I'm in the IB program at Westwood, so I've had a difficult academic experience, which I knew coming in. I've been provided with dedicated and supportive teachers who have helped me with everything. It's been a good experience, however I'd like to see better direction from higher-ups to the teachers so they can better help students and no one will have to be left waiting weeks for answers to questions.

Posted: 3/11/2025 by Senior

I would like to see the faculty forcing students to care about their own grades more instead of it being forced upon the teachers themselves.

Posted: 1/6/2025 by Junior

I am in the IB program and there is a big divide between IB and the general education students. Other than that I feel very connected and the campus is nice.

Posted: 1/5/2025 by Senior

I would like to see better food alternatives in the cafeteria, or potentially a different food truck services to give students other options.

Posted: 12/4/2024 by Alum

Westwood High School has an amazing IB program that challenges its students with critical thinking and their classes provide challenges that prepare students for college. As an alumni, I can say that they have a lot of great math and science teachers who care for their student's academics. There are many different electives available for student to choose from. I would say that my experience there was so much fun.

Estimated Property Equity



- 
2 Beds
- 
1 Baths
- 
863 Sq Ft
- 
915 Sq Ft

Estimated Property Equity

Property Value \$259,900

—

Estimated Equity

—

Updated: N/A

Estimated equity is a calculation of the property value minus the estimated loan(s) payoff amount, which is based on the loan term, loan interest rate, loan start date and using a standard amortization schedule. The payoff amount is not guaranteed to be accurate.

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- 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.



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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.
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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.

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