



PROPERTY ADDRESS

4640 Wadsworth Blvd, Wheat Ridge, CO 80033, USA

CONFIRMATION #:

37907934

DATE CREATED:

08/19/2025

DATE VERIFICATION:

08/19/2025

ELEVATIONS
1637.9828

LATITUDE
39.7810

LONGITUDE
-105.0810



The ProData sheet is designed to provide you with a competitive edge in your business endeavors. It consolidates crucial information, including property code requirements, recent weather data specific to the address, and comprehensive neighborhood and property insights. This powerful combination of data equips you with the knowledge needed to secure more business deals effectively.

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MUNICIPALITY VALIDATED CODE

CITY OF WHEAT RIDGE

SALES TAX RATE 8%
CHIEF BUILDING OFFICIAL RENEE MERIAUX

303-235-2803
RMERIAUX@CI.WHEATRIDGE.CO.US
HTTPS://WWW.CI.WHEATRIDGE.CO.US/278/BUILDING-DIVISION

BETA

CODE ENFORCED

CODE INSTALL PER ROOFING MANUFACTURING SPECIFICATIONS

ISSUED BUILDING PERMITS

2021 IBC			2021 IECC		
ICE BARRIER	YES		ELEVATION		1637.9828
DRIP EDGE	YES		CLIMATE ZONE		ZONE 5B
VALLEY LINER	YES		INSULATION ABOVE		ZONE 5B
UNDERLAYMENT	YES		ATTIC/OTHER		R-49

HISTORIC STORM ACTIVITY

STORM DATE:	STORM DURATION:	MAX HAIL SIZE:	WIND GUST:	STORM INTENSITY:	SPEED:	DIRECTION:	INTENSITY LEVEL:
2025-07-06	4	1.25	42	LOW	2.61 MPH	NE	LOW
N/A	N/A	N/A	44.9	N/A	N/A	N/A	

NEIGHBORHOOD MARKETING DATA

MUNICIPALITY POPULATION	31889
SINGLE FAMILY HOMES	AVERAGE 426223
MEDIAN AGE	41.9
MEDIAN HOUSEHOLD INCOME	\$63333
MEDIAN SINGLE FAMILY VALUE	N/A

EQUITY ANALYSIS DATA

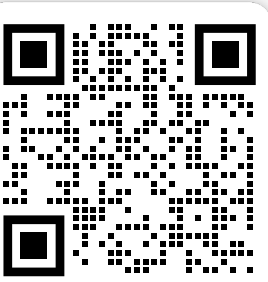
TOTAL ESTIMATED DEBT	20145
ESTIMATED VALUE	N/A

PROPERTY DATA

YEAR BUILT	1951
DATE SOLD + PRICE	2020 / \$20,145
OWNERSHIP	2020
LIVING AREA SQUARE FOOTAGE	1479 BUILDING SQFT
LAST ROOFING PERMIT PULLED	N/A
LEAD TESTING	YES
LENDER	N/A
AVAILABLE EQUITY	NAN
LOAN TO VALUE RATIO	N/A

MARKETING SCORE

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