

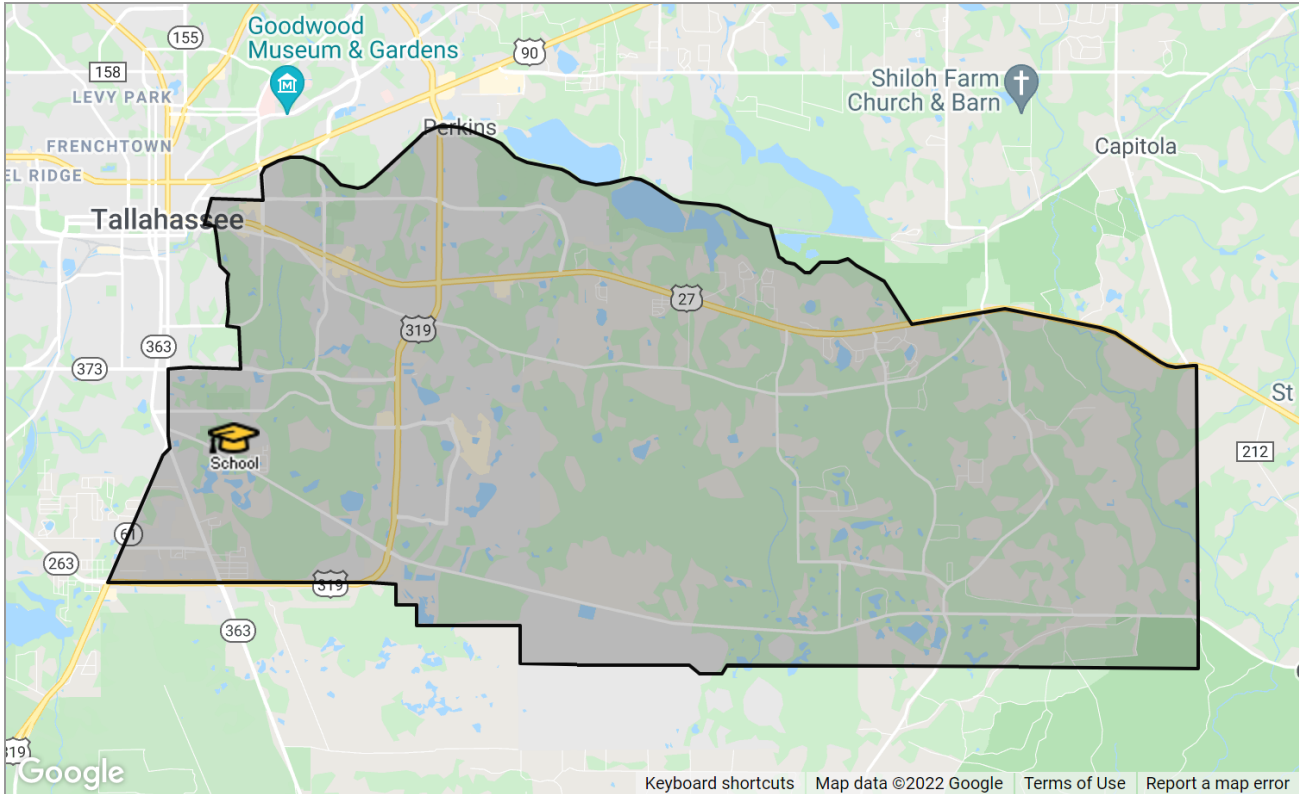


CATRS CAPITAL AREA TECHNOLOGY
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BOARD OF REALTORS®

SCHOOL REPORT

Fairview Middle School

Tallahassee, Florida



KETCHAM
REALTY
GROUP INC.

Presented by

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Ketcham Realty Group
1203 Thomasville Road
Tallahassee, FL 32303



School: Fairview Middle School



School Details

Name
Fairview Middle School

Level
Elementary, Middle

Type
Public

Grades Served
6-8

School District
Leon County Schools

Address
3415 Zillah St,
Tallahassee, FL 32305

Phone
(850) 488-6880

School Facts

	Fairview Middle School	Leon County Schools
Overall Grade	B	B+
Total Enrollment	835	33,840
Students per Teacher	22:1	17:1
Students in Free Lunch Program	50%	41%
Academic Grade	B	B+
Average GPA	—	3.44 (out of 5484 responses)
Math Proficiency	56%	61%
Reading Proficiency	53%	58%
Gifted Students	7%	—
AP Enrollments	—	—
Graduation Rate	—	92%
Average ACT Score	—	25 (out of 995 responses)
Average SAT Score	—	1,180 (out of 1608 responses)
Teacher Grade	B	B-
Average Teacher Salary	\$45,791	\$45,791
Teachers in 1st or 2nd Year	22%	44%

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: 12/16/2020 by Alum

Very good school that offers the IB program and rewards students accordingly. Teachers care and the students are respectful. Offers high school credits

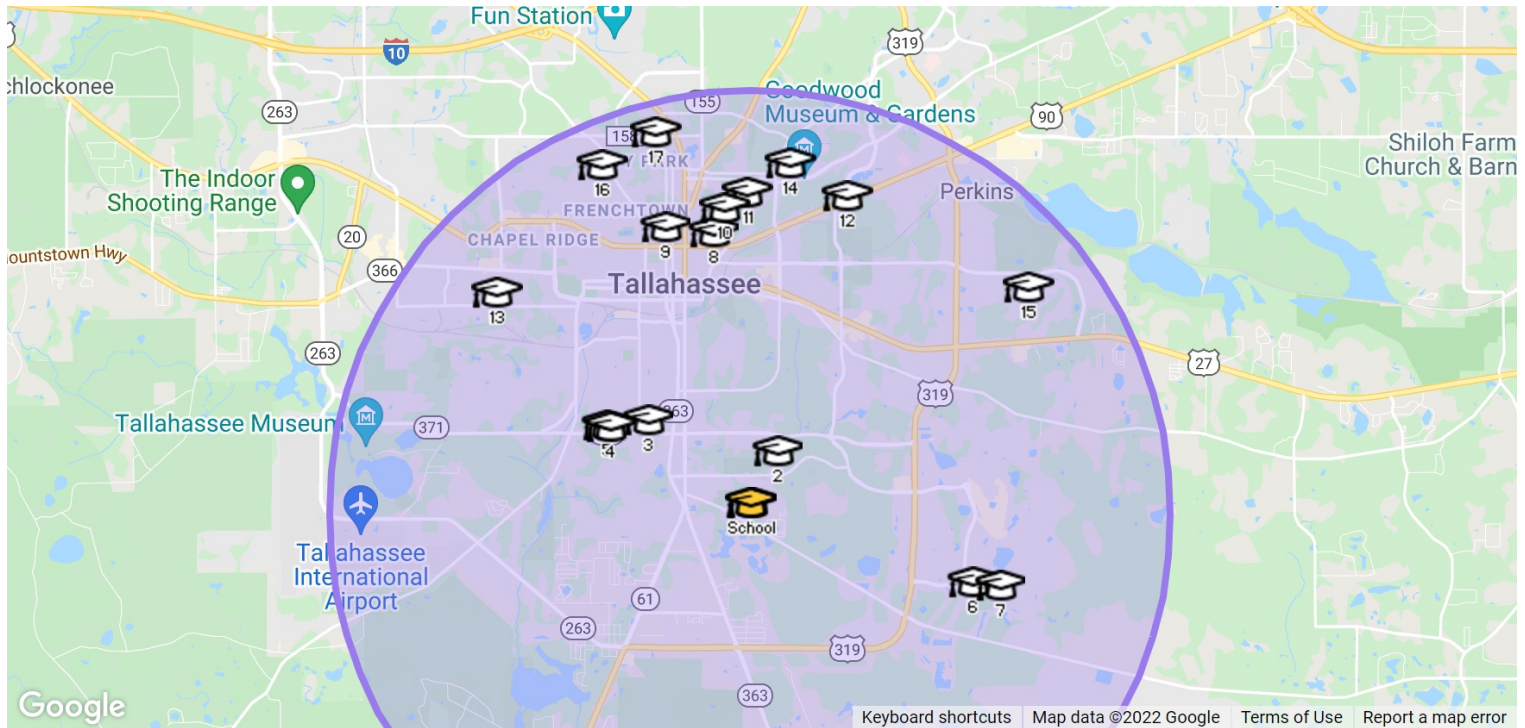
Posted: 1/29/2018 by Alum

While at Fairview, I was in the IB program. Although middle school is rough for everybody, I felt that the Fairview IB program was a more supportive academic and social environment than the ones my friends and family experienced at other middle schools in Leon County. Additionally, although the curriculum was certainly reflective of a typical middle school classroom, it did prepare me well to succeed in the Rickards IB program afterwards and would prepare anyone else well at another high school.

Posted: 6/21/2017 by Niche User


















My experiences at Fairview, was enjoyable due to friends and 1 to 2 teachers that were with me through 6 to 8 grade. I would change teacher/student interactions and some leading staff.

Nearby Schools (within 5 miles)

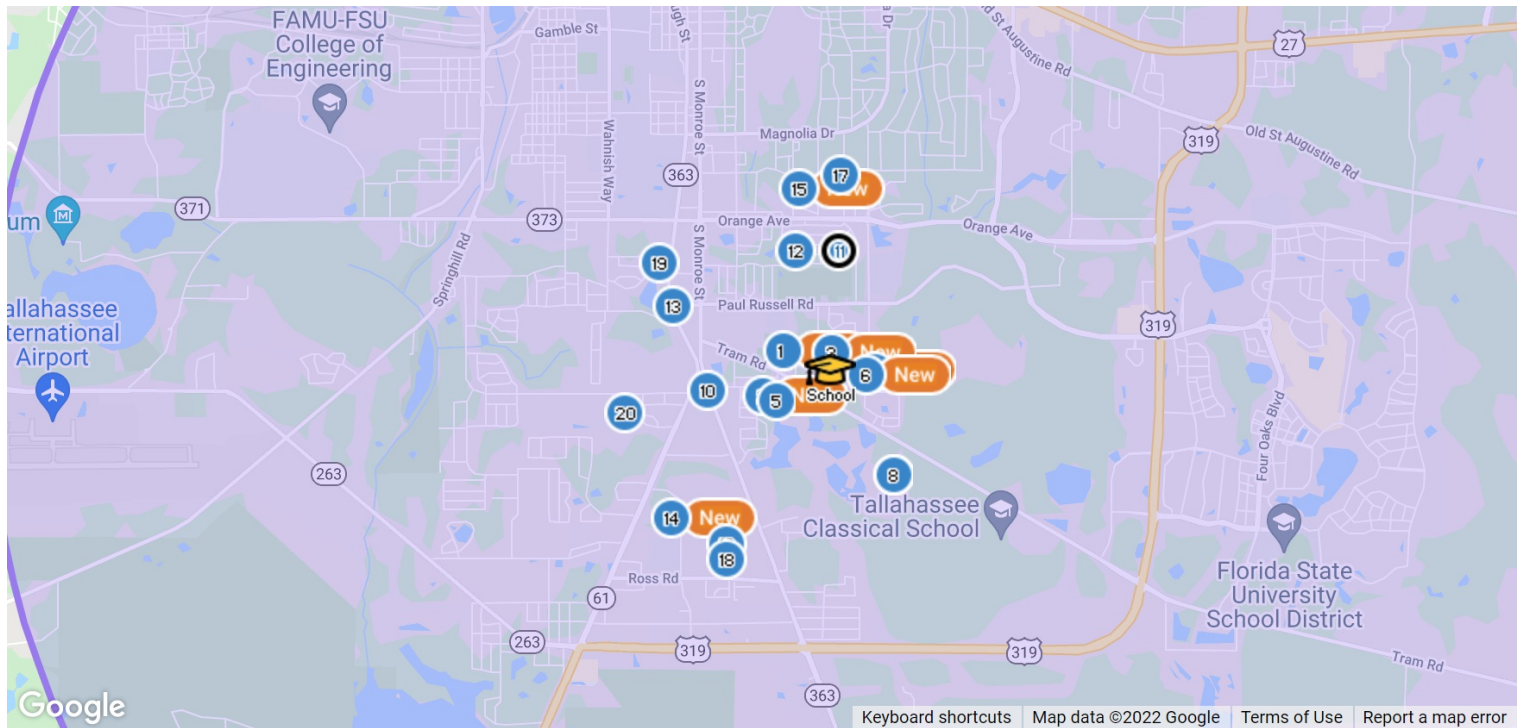


This School Other Schools

	Name	Level	Type	Grade	Students per Teacher	Total Students	Average School Rating	District
	Fairview Middle School	Elementary, Middle	Public	6-8	22	835	B	Leon County Schools
	Fairview Middle School	Elementary, Middle	Public	6-8	22	835	B	Leon County Schools
	James Rickards High School	High	Public	9-12	24	1,596	B+	Leon County Schools
	Florida A.&M. University Developmental Research School	Elementary, Middle, High	Public	K-12	16	600	C+	Leon County Schools
	Franklin Academy	Elementary, Middle, High	Private	K-12	6	44		Leon County Schools
	R. Frank Nims Middle School	Elementary, Middle	Public	6-8	19	512	C	Leon County Schools
	Florida State University School	Elementary, Middle, High	Public	K-12	17	1,795	A+	Leon County Schools
	John Paul II Catholic High School	High	Private	9-12	9	169	A	Leon County Schools
	Name	Level	Type	Grade	Students per Teacher	Total Students	Average School Rating	District

 8	Leon High School	High	Public	9-12	23	2,057		Leon County Schools
 9	Bethel Christian Academy	Elementary, Middle	Private	PK, K-7	10	73		Leon County Schools
 10	Trinity Catholic School	Elementary, Middle	Private	PK, K-8	10	460		Leon County Schools
 11	Elizabeth Cobb Middle School	Elementary, Middle	Public	6-8	19	805		Leon County Schools
 12	Christ Classical Academy	Elementary, Middle	Private	PK, K-8	7	177		Leon County Schools
 13	SAIL High School	High	Public	9-12	19	386		Leon County Schools
 14	Betton Hills School	Elementary, Middle, High	Private	1-12	8	100		Leon County Schools
 15	Lincoln High School	High	Public	9-12	25	1,966		Leon County Schools
 16	Griffin Middle School	Elementary, Middle	Public	6-8	17	624		Leon County Schools
 17	Raa Middle School	Elementary, Middle	Public	6-8	20	956		Leon County Schools

Nearby Properties For Sale (within 5 miles)



● For Sale
 ● Pending
 ● Distressed For Sale
 ● Distressed Pending

Listings closest to the school



1 ● Active *MLS ID: 341300*

525 Omega Ave

Single Family

3/1

1,274

14,810

1954

\$109,900

N/A

\$86

Investor Special. Needs Full Update. Selling AS-IS. No Seller's Disclosure as seller has never lived in the property. May be able to build on 2nd lot. Buyer to verify. Room Dimensions are estimated. Buyer to verify. Corner lot. Double Lot. Near elementary, middle and high schools. Across from a park I can do a partial update, add a roof or any other major items for a higher price. Let's put a deal together.

Listing Courtesy of FIN REALTY, LLC



2 ● Active *MLS ID: 341107*

3510 Lillian Rd

Single Family

3/2

1,058

21,780

1998

\$148,000

N/A

\$140

More pictures by this evening. Perfect for investor or 1st Time Owner. Large lot. Fenced. This home has been meticulously taken care of and is in great shape, but being sold AS-IS. Roof 2019 (Stubbs Roofing) HVAC capacitor replaced 2 years ago by Revell AC. Two storage sheds, one with power. Easy access to Capital Circle or Monroe Street. Minutes to downtown.

Listing Courtesy of XCELLENCE REALTY



3 ● Active *MLS ID: 341219*

3398 Jim Lee Rd, #1

Multifamily/Multiplex

—/—

2,205

9,714

2004

\$235,000





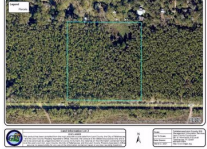
N/A

\$107

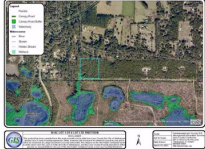



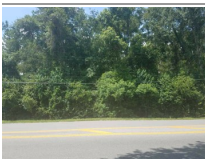

Well kept duplex near the Dry Creek Subdivision. Great investment opportunity! Both units are currently occupied. Each side is a 3/2 with carpet in bedrooms and living room and luxury vinyl plank in the kitchen and bathrooms. Each master bedroom features vaulted ceilings, bathroom in suite and a walk in closet. Kitchen has large pantry attached.

Listing Courtesy of PROPER REAL ESTATE ADVISORS

Listings closest to the school (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
	4 ● Active	MLS ID: 340557						
916 Saddle Creek Run	Single Family	4/2	1,399	4,791	2005	\$215,000	N/A	\$154
Great 4 bedroom 2 bath home in fast moving Saddle Creek Run. This home features a nice split floor plan with vaulted ceiling's in the living room. At the front of the house is your fourth bedroom and or office space. Large living room and spacious kitchen, with large master bedroom and walk in closet. Features include: Wood floors in the living areas, brand new carpet installed, fresh interior paint job, exterior pressure washing and lawn maintenance complete. Backyard is fully fenced in and there is a one car garage. This home is clean, move-in ready, and has a lot to offer and at a great price. <i>Listing Courtesy of HILL SPOONER & ELLIOTT INC</i>								
	5 ● Active	MLS ID: 339688						
3511 Southland Dr	Lot/Land	—/—	253,519	—	\$75,000	N/A		
Hidden natural gem within capital circle, minutes from downtown. This rare 5.82 acre find is filled with gorgeous oaks and pine and is right on the banks of Campbell Pond. Typically you'd have to get far outside of town to find this kind of secluded acreage but not with this property, which consists of two adjacent parcels. There's a large barn on the property that can use some TLC but could easily be fixed up for tons of storage and a Gazebo overlooking Campbell Pond that needs a new roof but could also be updated for a pristine fishing spot or a place to watch the ducks and other wildlife in their natural setting. If you're looking for untouched natural beauty and privacy within the city, you have to see this property! Two parcels sold together, ID #'s - 3118206110000 and 311880 C0050 <i>Listing Courtesy of CENTURY 21 FIRST STORY</i>								
	6 ● Active	MLS ID: 341088						
3588 Coyote Creek Dr	Single Family	3/2	1,399	5,227	2006	\$220,000	N/A	\$157
Well maintained 3bed/2ba home. Open and spacious eat in kitchen, carpet in the bedrooms, master bath has two sinks, enclosed shower, screened back patio & 1 car garage. Conveniently located close to the universities, downtown, shopping & restaurants. <i>Listing Courtesy of HOMECOM.COM</i>								
	7 ● Active	MLS ID: 340513						
3577 Coyote Creek Dr	Single Family	4/2	1,399	5,227	2005	\$225,000	N/A	\$161
Perfect four bedroom, two bathroom home in popular Dry Creek Run ! There is plenty of space in this light and bright floorplan featuring soaring ceilings in the oversized living room, kitchen with bar seating and an eat-in and stainless steel kitchen appliances, spacious master bedroom with a luxurious bath suite (soaking tub & shower) and walk in closet, and a covered patio out back overlooking the fully-fenced yard, this great home is ready for its next owner! <i>Listing Courtesy of JOE MANAUSA REAL ESTATE</i>								
	8 ● Active	MLS ID: 329688						
Tram Rd	Lot/Land	—/—	435,600	—	\$150,000	N/A		
Update: a path to a private homesite was recently made and this 10 acre estate is ready for new owners. Presenting LOT 2, a rural homesite with acreage ready to have a custom home tucked away in a private natural setting within 20 minutes to downtown Tallahassee, shopping, dining. This rolling land is high and dry, well drained and is suitable for one custom built single family home with a guest house and outbuildings for storage. Lot approximately 642â x 678â. Well and septic will be required. No further subdividing allowed. 10 ACRES next door available. Tons of recreational destinations are nearby â 10 minutes to Wacissa Springs Public Boat Ramp; 20 minutes to Aucilla Wildlife Management Area ; 20 minutes to St Marks; 30 minutes to Lake Miccosukee. Located 0.5 mile East of WW Kelly Rd and Tram Road on the North side of the road. Call for more information and to schedule your land tour today! <i>Listing Courtesy of THE ELITE GROUP REAL ESTATE LL</i>								

Listings closest to the school (cont.)

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
	9 ● Active	MLS ID: 329687							
	Tram Rd	Lot/Land	—/—	435,600	—	\$150,000	N/A		
Update: a path to a private homesite was recently made and this 10 acre estate is ready for new owners. Presenting LOT 1, a rural homesite with acreage ready to have a custom home tucked away in a private natural setting within 20 minutes to downtown Tallahassee, shopping, dining. This rolling land is high and dry, well drained and is suitable for one custom built single family home with a guest house and outbuildings for storage. Lot approximately 642â x 678â. Well and septic will be required. No further subdividing allowed. 10 ACRES next door also available (Lot 2). Tons of recreational destinations are nearby â 10 minutes to Wacissa Springs Public Boat Ramp; 20 minutes to Aucilla Wildlife Management Area ; 20 minutes to St Marks; 30 minutes to Lake Miccosukee. Located 0.5 mile East of VW Kelly Rd and Tram Road on the North side of the road. Call for more information and to schedule your land tour today!									
Listing Courtesy of THE ELITE GROUP REAL ESTATE LL									
	10 ● Active	MLS ID: 339440							
	Woodville Hwy	Lot/Land	—/—	20,908	—	\$38,000	N/A		
Nice lot fronts on Woodville Hwy,									
Listing Courtesy of VERA GROUP, INC.									
	11 ● Pending	MLS ID: 340962							
	926 Kendall Dr	Single Family	3/2	990	9,583	1997	\$115,000	N/A	\$116
3bedrooms2baths single family home for investors or owner occupants. 990 sq ft, with almost a quarter acre lot. Located in Apalachee ridge and centrally located this 3 bedroom home ideal for an investor or owner occupant. Home features, central heating and air, washer and dryer connection, open kitchen added fireplace, one story, with carpet and tile, this home wont last long. Tenant occupied till 3/31/22. Roof replaced 2016									
Listing Courtesy of PROVISION REALTY, LLC									
	12 ● Active	MLS ID: 339757							
	716 Kendall Dr	Single Family	3/2	1,411	10,454	1989	\$115,000	N/A	\$82
This home is ready for a new owner.									
Listing Courtesy of XCELLENCE REALTY									
	13 ● Active	MLS ID: 323898							
	E Paul Russell	Lot/Land	—/—	54,014	—	\$180,000	N/A		
1.24 acre tract across street from FAIR GROUNDS. C-1 zoning allows for commercial & multifamily. Owner may consider owner financing.									
Listing Courtesy of COBB REALTY & INVESTMENT COMPA									
	14 ● Active	MLS ID: 341671							
	4506 Deslin Ct	Single Family	3/2	1,317	10,018	2005	\$200,000	N/A	\$152
Welcome home! This move-in-ready 3 bedroom, 2 bathroom sits in a cul-de-sac with a large backyard ideal for pets, kids, and entertaining. The homeâs charming exterior features an attached 1 car garage and brick front. The home boasts a spacious, open-concept living, dining, formal dining, and kitchen area with high ceilings. This 1,317 sq. ft. home has new carpet, fresh paint, and a cozy fireplace. The ownerâs suite features a bathroom with a jetted tub and a walkin closet. All of this is situated in a convenient, well-kept neighborhood.									
Listing Courtesy of COLDWELL BANKER HARTUNG									

Listings closest to the school (cont.)

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
	15 ● Active	MLS ID: 341807							
	922 Splendor Rd	Lot/Land	—/—	19,166	—	\$50,000	N/A		
<p>Cleared of trees and ready to be built on! This beautiful lot sitting on .44 acres is perfect for those looking to build a single family home, multifamily, or non residential uses. Homes around are single family, so it's great for those looking to build a home on a nice and spacious lot. Plenty of trees that surround the outskirts of the lot to keep it shaded and private. Listing is two lots with the same address.</p> <p><i>Listing Courtesy of KELLER WILLIAMS TOWN & COUNTRY</i></p>									
	16 ● Active	MLS ID: 340662							
	Hazelwood	Lot/Land	—/—	11,761	—	\$15,000	N/A		
<p>Adjacent parcels listed for sale as a package. This property is within 5 miles of The State Capitol Building, FAMU, and Southwood Golf Club and within 7 miles of Tallahassee International Airport and FSU. Per Leon County Property Appraiser: Parcel 4124550001520 measures approximately 100x41x100x41 totaling an estimated .09 of an acre; Parcel 4124550001540 measures approximately 100x77x100x77 totaling an estimated .18 of an acre. Per Tax Roll, 2021 tax bills are \$57 and \$120. Per Tallahassee-Leon County GIS, R-5 Zoning. Potential Buyers to verify all measurements, zoning specifics, etc.</p> <p><i>Listing Courtesy of RYBAK REALTY, LLC</i></p>									
	17 ● Active	MLS ID: 340174							
	2306 Pontiac Dr	Single Family	3/1	1,297	11,761	1956	\$226,900	N/A	\$175
<p>Like a brand new house! This home has been completely remodeled. Brand new plumbing, HVAC, Windows, Doors, Lighting, Fans, Appliances, Hardwood Floors, New paint inside and out, updated wiring. The kitchen is sparkling with new granite countertops and appliances. The bathroom has a new double vanity and stunning tile work. The laundry room has been closed in and updated. This home is block construction with a 5 year old roof. Spacious backyard filled with lemon trees and pinecone ginger. Must see this fabulous home convenient to Cascades Park, the Capitol, hospitals, colleges, parks and shopping before its gone!</p> <p><i>Listing Courtesy of THE NOVA GROUP REALTY</i></p>									
	18 ● Active	MLS ID: 340747							
	Blackthorn Trl	Lot/Land	—/—	3,484	—	\$8,000	N/A		
<p>This property is within 5 miles of The State Capitol Building, FAMU, and Southwood Golf Club and within 7 miles of Tallahassee International Airport and FSU. Per Tallahassee-Leon County GIS, R-5 Zoning: Manufactured Home and Single Family Residential. Potential Buyers to verify all measurements, zoning specifics, etc. Other parcels in same neighborhood for sale.</p> <p><i>Listing Courtesy of RYBAK REALTY, LLC</i></p>									
	19 ● Active	MLS ID: 340730							
	3000 S Adams St	Condo/Townhouse/Apt.	3/3	1,264	1,306	2005	\$78,000	N/A	\$62
<p>COMPLEX—has all the usual amenities—club house, pool, condo asso. (who's responsible for roof, grounds, dumpster, parking lot, pool, etc.) UNIT (#1118)—already leased for \$1,168 mo. Already furnished. Furniture can be purchased separately for \$1,000. Brand new hvac unit. Internet (can be transferred). Ground floor location. Being sold "as is". THIS UNIT IS FULLY LEASED THROUGH MAY 31ST (OR JULY 31ST) LOCATION—near FAMU & near bus route.</p> <p><i>Listing Courtesy of COBB REALTY & INVESTMENT COMPA</i></p>									
	20 ● Active	MLS ID: 338489							
	334 Wilson Green Blvd	Single Family	3/2	1,198	4,791	2006	\$175,000	N/A	\$146
<p>Single Family House with 3 bedrooms, 2 full baths, 1-car garage. New AC in 2020. Carpet & Tile flooring. Vaulted Ceiling in Living Room. Open Living Room. Inside Laundry Room w/ Hook-ups. Master Bedroom w/ Walk-in closet, Master Bath w/ Double Vanity. Good sized kitchen w/ eat-in room. Patio sits at the back of the house. Close to downtown, easy commute to shopping, restaurants, Fair Grounds, Cascade Park 30/45 Minutes to the Coast.</p> <p><i>Listing Courtesy of EQUITY REALTY AND MANAGEMENT</i></p>									

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>

