

Key: 452

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 449

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION														
SKLIVAS DEMETRIOS SUSAN ELVA CIAMPA PO BOX 669 SAGAMORE BEACH, MA 02562-0669				4.1-35-0				18 BRADY RD														
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)															
SKLIVAS DEMETRIOS				07/02/1993	L	135,000	8662-301															
SALEM FIVE CENTS SAVINGS				07/21/1992	L	122,500	N/A-N/A															
SALEM FIVE CENTS SAVINGS				05/10/1988	QS	241,000	N/A-N/A															
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE										
100	S	11,500	1	1.00	100	1.00	100	1.00	259,270	2.76	A	1.00	R04	1.10								188,830

LAND

TOTAL	11,500 SF	ZONING	1	FRNT	80	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE				LAND	188,800	167,100
Infl1	AVG		BUILDING	361,000	319,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	549,800	486,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/8/2021	NMP
MODEL	1		RESIDENTIAL	LIST	11/29/2017	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	10/31/2018	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1984	SIZE ADJ	1.010
NET AREA	1,976	DETAIL ADJ	1.000
\$NLA(RCN)	\$228	OVERALL	1.140
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	8	1.00	
GARAGE CAPACITY	1	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,046		44.08	46,113
A	BAS	L	BASE AREA	962	1984	239.74	230,634
A	USF	L	UPPER STORY FIN	962	1984	130.15	125,200
+	WDK	N	WOOD DECK	424		25.82	10,950
D	OVH	L	OVERHANG	52	1984	218.94	11,385
	BMG	O	BSMT GARAGE	1		8,617.50	8,618
	F21	O	FPL 2S 1OP	1		10,649.80	10,650
	FIX	O	XTRA FIXTURES	3		2,574.70	7,724

TOTAL RCN	451,272
CONDITION ELEM CD	
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 1999 / 23	
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$361,000

