

Key: 5760

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.904

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION				
51 ALDEN ROAD LLC 51 ALDEN ROAD FAIRHAVEN, MA 02719						27.0-67-11			204 VILLAGE DR				
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)	
						51 ALDEN ROAD LLC			09/30/2021	QS	265,000	(C12-204)	
DENMARK TIMOTHY F ETUX			12/14/2011	S	72,500	(C12-204)							
HSBC MORTGAGE SERVICES IN			10/03/2011	L		(C12-204)							

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
12036	01/17/2012	3	ALT/RENO	5,525	11/06/2013	JB	0	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	2.620 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE	LAND	0	0	0	
Infl1			BUILDING	249,500	220,700		
N_Index			DETACHED	0	0		
			OTHER	0	0		
			TOTAL	249,500	220,700		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	3/17/2022	RP
MODEL	10		RES CONDO	LIST	3/17/2022	EST
STYLE	2	1.30	TOWN HOUSE MID [100%]	REVIEW	3/17/2022	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1973	SIZE ADJ	1.000
NET AREA	1,116	DETAIL ADJ	1.000
\$NLA(RCN)	\$251	OVERALL	1.500
CAPACITY		UNITS	ADJ
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
HALFBATHS	1	1.00	
FIREPLACES	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	2	GREAT ROCK	1.20
OCCUPANCY	1	YEAR ROUND	1.00
FLOOR/LOC	5	MULTI FLOOR	1.00
VIEW INFL	5	AVERAGE	1.00
HT/CL	5	ELECTRIC BASB	1.00
WDK/PTA/BALC	1	PRESENT	1.00
PARKING	1	OUTDOOR 1 SPACE	1.00
NET ADJ(%GOOD)	100	100 %RG	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNF	540		19.65	10,611
A	USF	L	UPPER STORY FIN	540	1973	130.65	70,551
A	FLA	L	LIVING AREA	540	1973	352.80	190,512
+	WDK	N	WOODDECK	158		27.00	4,266
+	OVH	L	OVER HANG	36	1973	121.04	4,358

TOTAL RCN	280,298
CONDITION ELEM CD	
INTERIOR	A
KITCHEN	G
BATHS	G
EXTERIOR	A
EFF.YR/AGE	1986 / 36
COND	11 11 %
FUNC	0
ECON	0
DEPR	11 % GD 89
RCNLD	\$249,500

