Key: 7353

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,501

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
8 OTIS PARK DRIVE LLC 15 HANCOCK AVENUE NEWTON CENTER, MA 02459	35.0-48-3	8 OTIS PARK DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
8 OTIS PARK DRIVE LLC	09/01/2017	QS	390,000	30743-229
CAHILL STEPHEN P & ANN G	03/04/2005	QS	360,000	()
RIZZITANO RICHARD J, TR O	11/16/2000	QS	198,000	13368-81

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
3430	100	BUS CONDOS		1	1 of 1

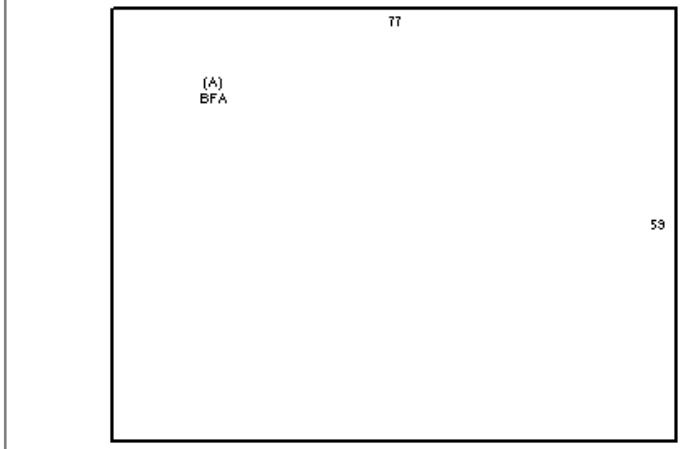
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

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

TOTAL	3.100 Acres	ZONING		FRNT	0
Nbhd		NOTE			
Infl1					
N_Index					

ASSESSED	CURRENT	PREVIOUS
LAND	0	0
BUILDING	362,900	353,000
DETACHED	0	0
OTHER	0	0
TOTAL	**362,900**	**353,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/17/2018

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	30		COMM CONDOS
STYLE	12	1.60	IND CONDO [100%]
QUALITY	V	1.20	VERYGOOD [100%]
FRAME	4	1.00	STEEL FRAME [100%]

MEASURE	3/29/2019	RP
LIST	3/29/2019	EST
REVIEW		

YEAR BLT	1988	SIZE ADJ	1.000
NET AREA	4,543	DETAIL ADJ	1.000
$NLA(RCN)	$90	OVERALL	0.736

CAPACITY	UNITS	ADJ
ROOMS	3	1.00
BEDROOMS	0	1.00
BATHROOMS	2	1.00
HALFBATHS	0	1.00
FIREPLACES	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	33	OTIS PARK DR	0.46
OCCUPANCY	1	YEAR ROUND	1.00
FLOOR/LOC	1	FIRST FLOOR	1.00
VIEW INFL	5	AVERAGE	1.00
HT/CL	1	FORCED AIR	1.00
WDK/PTA/BALC	2	NOT 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	BFA	L	BLD FLOOR AREA	4,543	1988	89.76	407,777

TOTAL RCN	407,777
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
CDN/APP	A

EFF.YR/AGE	1988 / 34		
COND	11	11 %	
FUNC	0		
ECON	0		
DEPR	11	% GD	89
RCNLD	$362,900		