

Key: 1136

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.240

LEGALLAND

CURRENT OWNER										PARCEL ID			LOCATION			
ACHARYA NIRMAL & KC JYOTI TRUSTEES GAYATRI REALTY TRUST APLUS VENTURES INC / DBA WINSLOW SPIRITS 3643 MAIN STREET BREWSTER, MA 02631										126-6-0			3643-3639 MAIN STREET			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)			
ACHARYA NIRMAL & KC JYOTI										09/11/2019	C	875,000	32288-226			
WINSLOW RICHARD B & THERE										08/05/2008	G	2,000	23085-268			
WINSLOW RICHARD B JR & TH										07/24/2003	A	100	17327-061			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	50	MULTI-USE COM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
2021-26	02/26/2020	22	I & E					0 0
618	06/04/2019	16	MLS REVIEW		06/04/2019	JMG	100	100
619	08/05/2008	13	SPLIT/SUB/LA		06/19/2020	JMG	100	100
	10/19/2005	6	DEMO	12,000	06/21/2006	JB	100	100
	10/19/2005	1	NEW CONSTRUC	419,000	06/21/2006	JB	100	100

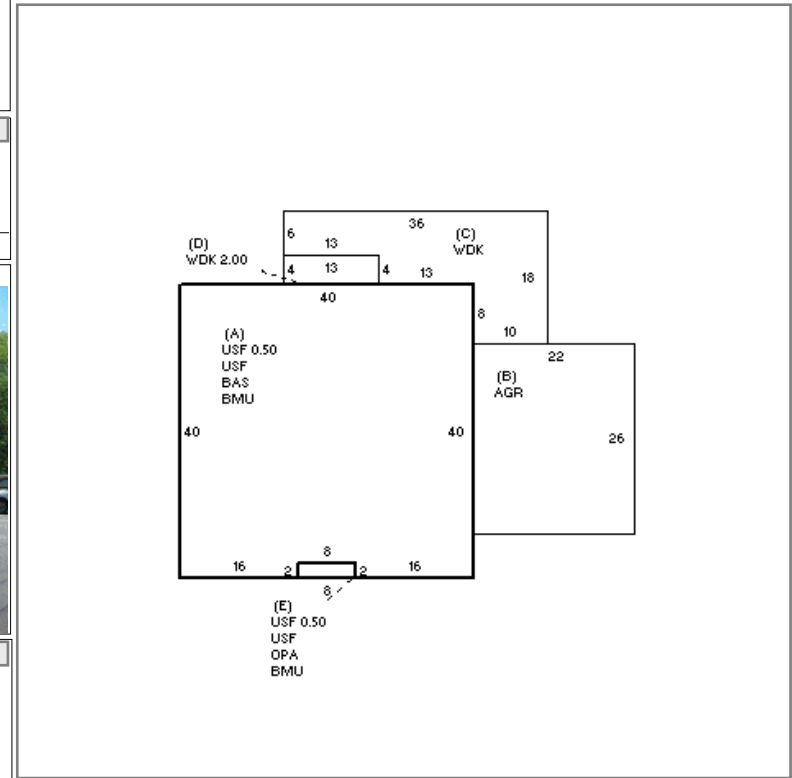
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
103	S	20,015	CIM	1.00	38	1.00	A	1.00	322,400	1.70	A	1.00	C02	1.00		251,210

TOTAL	20,015 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CIM	N SURVEY FOR F/Y 06 O Plan Book 593/17 - Lot A on plan transferred to Winslow				LAND	251,200	241,600
St Ind	SACHEM-ORLEANS	T BK.23085/268				BUILDING	323,500	311,800
Infl	AVERAGE	E 8/5/08				DETACHED	12,000	12,000
						OTHER	0	0
						TOTAL	586,700	565,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	01 1.00		3,888	2.20	8,600
SHF	A	1.00	01 1.00	8X12	1996	96	2,100
W06	G	1.20	10 0.90		2005	88	1,300



BLDG COMMENTS
#3643 WINSLOW SPIRITS AND THINGS
#3639 APT 2ND FLOOR 3 BED/ 2 BATH



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/21/2006	JB								TOTAL RCN	389,798					
MODEL	6		CIM-6	LIST	7/24/2006	RJM								CONDITION ELEM		CD				
STYLE	15	1.20	APARTMENT [60%]	REVIEW	6/4/2019	JMG								EXTERIOR		A				
QUALITY	A	1.00	AVG [100%]								INTERIOR		A							
FRAME	1	1.00	WOOD FRAME [100%]								EFF.YR/AGE		2006 / 17							
YEAR BLT	2006	SIZE ADJ	1.150	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	COND	17 17 %			
NET AREA	3,984	DETAIL ADJ	1.174	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	1,584		27.00	42,762	FUNC	0			
\$NLA(RCN)	\$98	OVERALL	1.015	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	1,584	2006	77.01	121,990	ECON	0			
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	1,584	2006	77.01	121,990	DEPR	17 % GD 83			
				ROOF COVER	1	ASPH/CMP SHNGL	1.00	A	USF	L	UP-STRY FIN	792	2006	77.01	60,994	RCNLD	\$323,500			
				FLOOR COVER	3	W/W CARPET	1.00	B	AGR	N	ATT GARAGE	572		30.70	17,559					
				INT. FINISH	2	DRYWALL	1.00	C	WDK	N	WOOD DECK	388		22.20	8,613					
				HEATING/COOL	9	WARM/COOL AIR	1.00	D	WDK	N	WOOD DECK	104		22.20	2,309					
				FUEL SOURCE	2	GAS	1.00	E	BMU	N	BSMT UNF	16		27.03	432					
											E	OPA	N	OPEN PORCH	16		21.13	338		
											E	USF	L	UP-STRY FIN	16	2006	77.01	1,232		
											E	USF	L	UP-STRY FIN	8	2006	77.01	616		
											E	CLR	N	COOLER	288		38.06	10,962		