

Key: 13910

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 9.360

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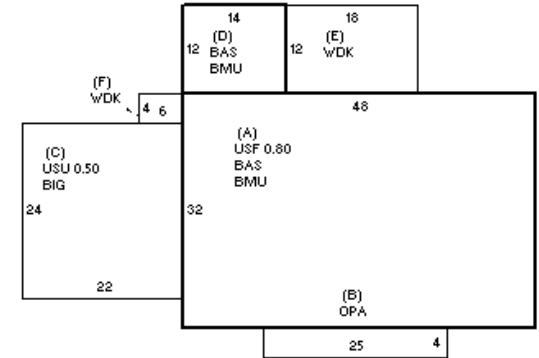
CURRENT OWNER		PARCEL ID		LOCATION	
CHRISTOU PERIKLIS & KALOGIROU CHRISTINE		61-42-0		168 WINSTEAD ROAD	
280 UNDERPASS ROAD BREWSTER, MA 02631		TRANSFER HISTORY		DOS	T
CD	T	AC/SF/UN	Nbhd	St Ind	Infl
100	S	60,000	13	1.00	13W 1.00 A 1.00
300	A	0.022	13	1.00	13W 1.00 A 1.00
350	A	0.029	13	1.00	13W 1.00 A 1.00
ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT
197,280	1.00	A	1.00	R01	0.90
10,800	1.00	A	1.00	R01	0.90
2,100	1.00	A	1.00	TWP	1.00
					273,010
					240
					60

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
457	02/24/2017	16	MLS REVIEW	720,000	06/11/2018	JMG	100 100
303	05/31/2013	5	OTHER	15,000	08/21/2014	RJM	100 100
135	04/09/2013	1	NEW CONSTRUC	250,000	08/21/2014	RJM	100 100
	02/20/2013	1	NEW CONSTRUC	250,000	08/21/2014	RJM	100 100

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TOTAL	1.428 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	N O T E	Subdivision of Map 40 Parcel 67 & Map 49 Parcel 8 for F/Y 07 -- Lot 5 on Plan Book 598/56-62			LAND	273,300	257,900
St Ind	WINSTEAD		LAND	953,000	900,400			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	1,226,300	1,158,300	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	2/2/2021	TCK
MODEL	1		RESIDENTIAL	LIST	6/11/2015	MW
STYLE	4	1.02	CAPE [100%]	REVIEW	3/10/2021	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2013	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,047,295		
NET AREA	2,933	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,704		69.13	117,790	CONDITION ELEM	CD		
\$NLA(RCN)	\$357	OVERALL	1.050	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,704	2013	319.78	544,912	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,229	2013	228.16	280,411	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	OPA	N	OPEN PORCH	100		67.57	6,757	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	C	BIG	N	BUILT-IN GARAGE	528		67.26	35,512	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	C	USU	N	UPPER STORY UNF	264		76.26	20,132	HEAT/ELEC	A		
				HEATING/COOL	9	WARM/CL AIR	1.03	+	WDK	N	WOOD DECK	240		52.97	12,714				
				FUEL SOURCE	2	GAS	1.00		GFP	O	GAS FIREPLACE	1		4,224.30	4,224				
																		EFF.YR/AGE	2013 / 10
																		COND	10 10 %
																		FUNC	0
																		ECON	0
																		DEPR	9 % GD 91
																		RCNLD	\$953,000