

Key: 1678

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.811

LEGAL

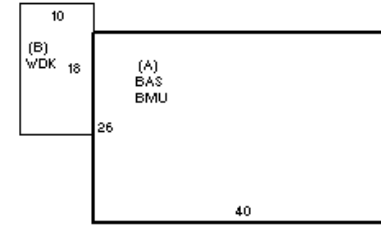
CURRENT OWNER				PARCEL ID				LOCATION					
ABATE MICHELE H 10 BUCKMAN DRIVE WINCHESTER, MA 01890				90-8-0				118 SEAWAY ROAD					
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)					
ABATE MICHELE H				10/23/2023	QS	1,100,000 (234252)							
MCBRIDE LINDA A & WHITNEY				06/20/2018	QS	580,000 (216502)							
ST GEORGE NANCY G TRUSTE				03/16/2001	N	(DOC# 826,808)							
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	5,655 6	1.00	A	1.00	A	1.00	767,200	6.79	A	1.00	R12 3.50	675,840

LAND

TOTAL	5,655 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6	NOTE				LAND	675,800	510,100
St Ind	AVERAGE		BUILDING	285,300	264,400			
Infl	AVERAGE		DETACHED	800	800			
			OTHER	0	0			
						<b>TOTAL</b>	<b>961,900</b>	<b>775,300</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	6X9		54	22.01	800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/18/2020	NF
MODEL	1		RESIDENTIAL	LIST	11/18/2020	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	6/18/2024	JMG
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	347,957		
NET AREA	1,040	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,040		55.90	58,135	CONDITION ELEM	CD		
\$NLA(RCN)	\$335	OVERALL	0.990	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,040	1970	258.68	269,025	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	180		38.81	6,985	INTERIOR	V		
				ROOF COVER	1	ASPH/CMP SH	1.00	F11	O	FPL 1S 1OP	1			7,560.60	7,561	KITCHEN	V		
				FLOOR COVER	1	HARDWOOD	1.00	ODS	O	OUTDOOR SHOWER	1			2,390.90	2,391	BATHS	V		
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A		
				HEATING/COOL	8	HEAT PUMP	1.04												
				FUEL SOURCE	3	ELECTRIC	0.95												
																		EFF.YR/AGE	1997 / 26
																		COND	18 18 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$285,300