

Key: 1933

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.079

LEGAL

LAND

DETAILED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
OLDENBURG MARK V & AMY F AND HAMILTON PATRICK & SARAH 7 NORTHBRIDGE DRIVE BURLINGTON, CT 06013		58-57-0		96 BREAKWATER ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
OLDENBURG MARK V & AMY F		11/09/2020	QS	1,285,000	33453-7
MORTON ROBERT A & CYNTHIA		04/14/2000	F	100	12946-306
MORTON ROBERT A & CYNTHIA		01/20/1995	QS	263,000	9529-146

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 %
23-756	10/12/2023	7	ALTERATIONS	15,000	04/18/2024	NF	100 100
506	11/09/2020	15	SALE REVIEW	1,285,000	03/23/2021	JMG	100 100
423	09/17/2008	7	ALTERATIONS	5,000	04/03/2009	JH	100 100
560	08/01/2008	3	OUT BUILDING	600	04/03/2009	JH	100 100
	09/27/2005	2	ADD	100,000	05/30/2006	JB	100 100

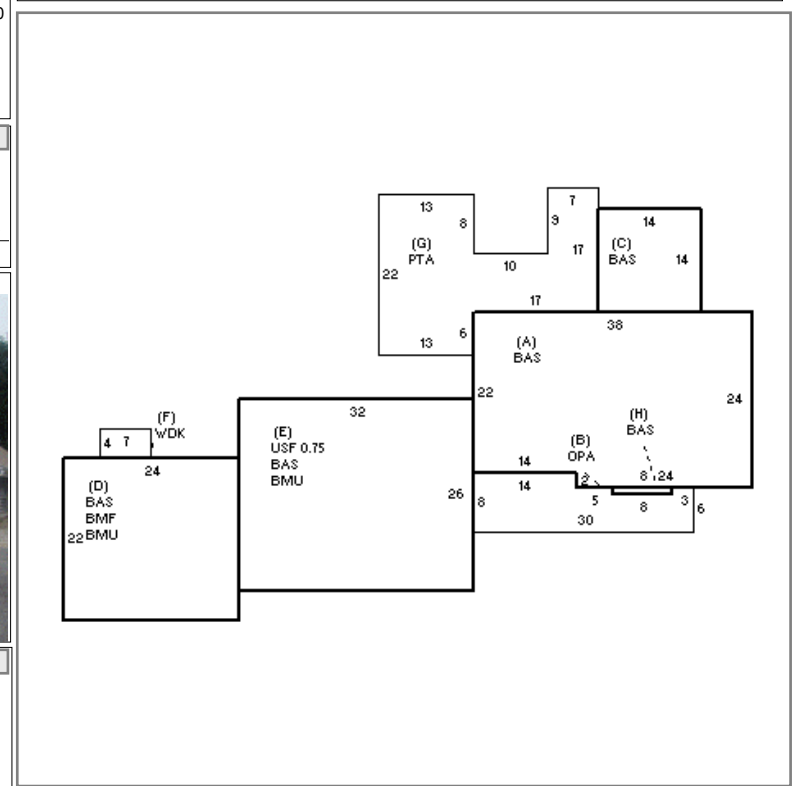
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	60,000	4	1.00	A	1.00	A	1.00	690,480	1.00	10	0.90 BAV	3.50	955,540
300	A	0.207	4	1.00	A	1.00	A	1.00	37,800	1.00	10	0.90 BAV	3.50	7,820

TOTAL	1.584 Acres		ZONING	RM	FRNT	0		ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 4		N O T E	TOPO=Consodine ditch				LAND	963,400	908,900
St Ind	AVERAGE			LAND	794,000	709,000				
Infl	AVERAGE			DETACHED	15,100	14,900				
				OTHER	0	0	TOTAL	1,772,500	1,632,800	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	30 0.70 26X24		624	27.67	12,100
SHF	G	1.20	10 0.90 8 X 16	2008	128	25.67	3,000



BLDG COMMENTS  
BMF= 2 ROOMS, BATH PER PLANS



BUILDING	CD	ADJ	DESC	MEASURE	10/7/2020	NF
MODEL	1		RESIDENTIAL	LIST	9/10/2007	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	5/16/2024	EMZ
QUALITY	G-	1.20	GOOD - [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1968	SIZE ADJ	0.980	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,072	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BASE AREA	1,724	1968	273.94	472,273
\$NLA(RCN)	\$323	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	B	OPA	N	OPEN PORCH	200		61.74	12,348
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	724	2005	273.94	198,332
STORIES	1.75	1.00	ROOF COVER	1	ASPH/CMP SH	1.00	+	BMU	N	BSMT UNFINISHED	1,360		67.10	91,253	
ROOMS	8	1.00	FLOOR COVER	1	HARDWOOD	1.00	D	BMF	N	BSMT FINISH	528		49.81	26,298	
BEDROOMS	3	1.00	INT FINISH	2	DRYWALL	1.00	E	USF	L	UPPER STORY FIN	624	1968	227.02	141,658	
BATHROOMS	3	1.00	HEATING/COOL	9	WARM/CL AIR	1.03	F	WDK	N	WOOD DECK	28		48.42	1,356	
FIXTURES	10	\$16,380	FUEL SOURCE	1	OIL	1.00	G	PTA	N	PATIO	485		15.71	7,618	
GARAGE SPACES	0	1.00						F11	O	FPL 1S 1OP	1		9,430.20	9,430	
% BSMT FIN	0	1.00						F21	O	FPL 2S 1OP	1		12,534.50	12,535	
# 1/2 BATHS	0	1.00						ODS	O	OUTDOOR SHOWER	1		2,982.00	2,982	
# OF UNITS	1	1.00													

TOTAL RCN	992,461	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
KITCHEN	G	
BATHS	G	
HEAT/ELEC	A	
EFF.YR/AGE	1993 / 30	
COND	20 20 %	
FUNC	0	
ECON	0	
DEPR	20 % GD	80
RCNLD	\$794,000	