

Key: 1952

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.100

LEG  
AL  
LAND

CURRENT OWNER		PARCEL ID		LOCATION	
SHAMASH HOOSHANG & LEANN 1047 WALNUT STREET NEWTON HIGHLANDS, MA 02461		57-6-0		793 LOWER ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
SHAMASH HOOSHANG & LEANN		03/03/2016	O	585,000	29489-172
MACAULEY CATHERINE &		07/12/2013	H	1 27535-18	
THE CAPE COD FIVE CENT SA		07/12/2013	H	1 27535-13	

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 %
37	01/11/2019	7	ALTERATIONS	25,000	07/08/2020	NF	100 100
1162	12/12/2016	5	OTHER	1,500	02/23/2017	NF	100 100
446	05/17/2016	7	ALTERATIONS	7,200	02/23/2017	NF	100 100
802	10/19/2015	7	ALTERATIONS	1,700	02/23/2017	NF	100 100
253	04/04/2014	7	ALTERATIONS	4,000	06/17/2015	MW	100 100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	60,000	11	1.00	A	1.00	A	1.00	372,640	1.00	A	1.00	R07	1.70		515,690
300	A	0.723	11	1.00	A	1.00	A	1.00	20,400	1.00	A	1.00	R07	1.70		14,750
350	A	0.500	11	1.00	A	1.00	A	1.00	2,100	1.00	A	1.00	TWP	1.00		1,050

DETACHED

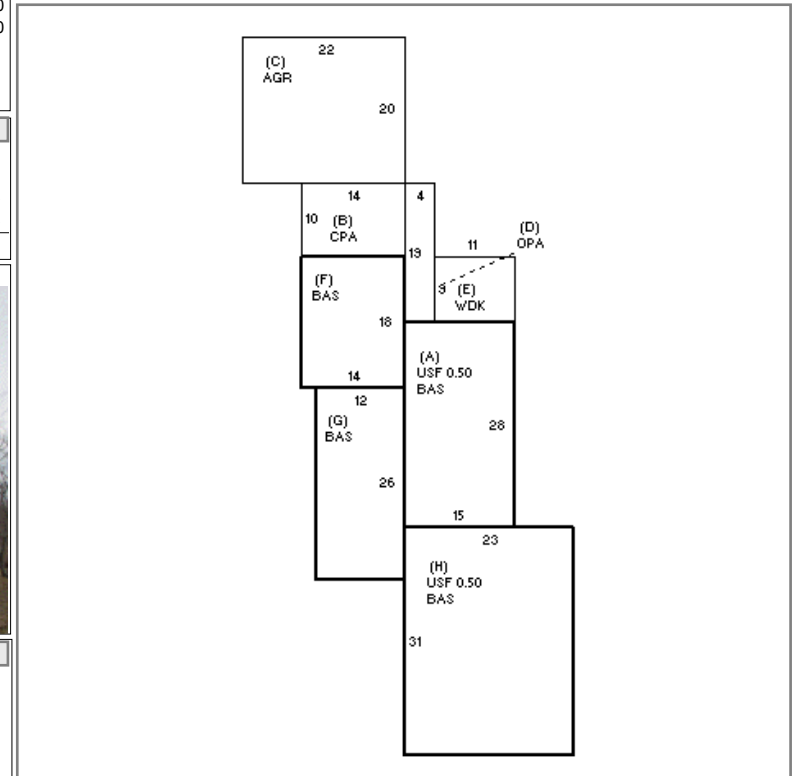
TOTAL	2.600 Acres		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS	
Nbhd	NBHD 11		N O T E	033			LAND	531,500	501,400	
St Ind	AVERAGE			01			BUILDING	547,000	516,500	
Infl	AVERAGE			15			DETACHED	0	0	
				E			OTHER	0	0	
								<b>TOTAL</b>	<b>1,078,500</b>	<b>1,017,900</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/18/2021



BLDG COMMENTS
EXTRA FIXTURE



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/18/2021	NF
MODEL	1		RESIDENTIAL	LIST	11/27/2007	JH
STYLE	7	1.05	CONVEN/OLD [100%]	REVIEW	3/8/2021	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1820	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	804,474		
NET AREA	2,264	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BASE AREA	1,697	1820	326.09	553,375				
\$NLA(RCN)	\$355	OVERALL	1.060	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	567	1820	255.93	145,112				
				ROOF SHAPE	1	GABLE	1.00	B	CPA	N	CAR PORT	140		22.79	3,190				
				ROOF COVER	1	ASPH/CMP SH	1.00	C	AGR	N	ATT GARAGE	440		55.83	24,564				
				FLOOR COVER	2	SOFTWOOD	1.00	D	OPA	N	OPEN PORCH	76		68.90	5,236				
				INT FINISH	1	PLASTER	1.00	E	WDK	N	WOOD DECK	99		54.02	5,348				
				HEATING/COOL	15	HTWT+DCTLS AC	1.01		BMU	N	BSMT UNFINISHED	100		92.12	9,212				
				FUEL SOURCE	2	GAS	1.00		F22	O	FPL 2S 2OP	1		17,186.40	17,186				
									F23	O	FPL 2S 3OP	1		27,174.20	27,174				
									ODS	O	OUTDOOR SHOWER	1		3,327.90	3,328				
																EFF.YR/AGE	1969 / 54		
																COND	32 32 %		
																FUNC	0		
																ECON	0		
																DEPR	32	% GD	68
																RCNLD	\$547,000		