

Key: 2313

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.470

LEGAL

LAND

CURRENT OWNER										PARCEL ID				LOCATION			
WIESEL GREGORY D & C/O OLKKOLA ERIC R 105 STONY BROOK ROAD BREWSTER, MA 02631										6-26-0				105 STONY BROOK ROAD			
										TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
										OLKKOLA ERIC R				01/29/2024	V	1 (235014)	
WIESEL GREGORY D &				05/04/2010	F	1 (191326)											
OLKKOLA ERIC				08/08/2005	QS	365,000 (177572)											

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	%
2025-32		13	SPLIT/SUB/LA		07/31/2024	JMG	100	100
24-25	02/08/2024	3	OUT BUILDING	10,000			0	0
1075	12/06/2021	7	ALTERATIONS	32,000	05/16/2022	TCK	100	100
746	08/16/2021	1	NEW CONSTRUCT	445,000	07/03/2024	TCK	100	100

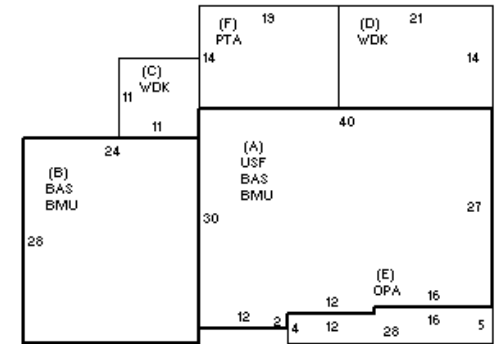
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	60,000	12	1.00	12M	1.00	A	1.00	252,080	1.00	A	1.00	RM5	1.15	348,850
300	A	0.924	12	1.00	12M	1.00	A	1.00	13,800	1.00	A	1.00	RM5	1.15	12,750

TOTAL	2.301 Acres		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12		N	FY25 BECOMES LOT 34 ON LCP 7760R SEE LC DOC			LAND	361,600	343,700
St Ind	STONYBROOK		O	1,495,679 FY22 # 105 Stony Brook			BUILDING	960,600	815,900
Infl	AVERAGE		T	Road per FD 2/23/2021			DETACHED	0	0
			E				OTHER	0	0
							TOTAL	1,322,200	1,159,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
INFO @ DOOR 7/3/2024



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/16/2022	TCK
MODEL	1		RESIDENTIAL	LIST	5/16/2022	TCK
STYLE	5	1.05	COLONIAL [100%]	REVIEW	7/25/2024	EMZ
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2021	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,928	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,800		65.63	118,136
\$NLA(RCN)	\$335	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,800	2021	303.62	546,514
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,128	2021	226.26	255,217
				ROOF COVER	1	ASPH/CMP SH	1.00	+	WDK	N	WOOD DECK	415		50.30	20,873
				FLOOR COVER	1	HARDWOOD	1.00	E	OPA	N	OPEN PORCH	128		64.15	8,212
				INT FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO	266		18.36	4,883
				HEATING/COOL	9	WARM/CL AIR	1.03		MST	O	MAS/METAL STACK	1		6,449.80	6,450
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUTDOOR SHOWER	1		3,098.50	3,099

TOTAL RCN	980,230	
CONDITION ELEM CD		
EXTERIOR		A
INTERIOR		A
KITCHEN		A
BATHS		A
HEAT/ELEC		A
EFF.YR/AGE 2021 / 2		
COND	2	2 %
FUNC	0	
ECON	0	
DEPR	2	% GD 98
RCNLD	\$960,600	