

Key: 251

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 263

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BEHARA RAJ & SUMANA 48 BEACON STREET ANDOVER, MA 01810				57-3-251				31 WHEELER DRIVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BEHARA RAJ & SUMANA				06/11/2021	QS	1,250,000	(C148-1)				
DASSE KURT A & PRISCILLA				10/22/2004	H	835,000	(DOC# 983,684)				
POWER MARIGRACE A				10/22/2004	H		(DOC# 983,682)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
465	06/11/2021	16	MLS REVIEW	1,250,000	04/11/2022	JMG	100	100
388	05/23/2016	7	ALTERATIONS	3,000	04/10/2017	NF	100	100
202	05/23/2015	7	ALTERATIONS	5,000	05/17/2016	WFF	100	100
202	03/28/2012	7	ALTERATIONS	15,000	02/07/2013	MR	100	100
227	05/09/2011	7	ALTERATIONS	100,000	03/30/2012		100	100

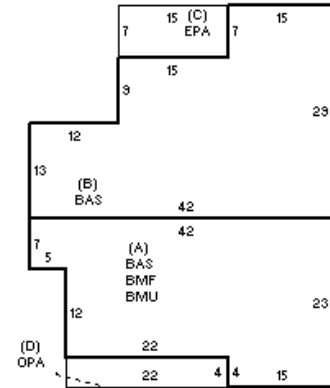
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
		BAY VIEW				LAND	0	0
		NOTE				BUILDING	1,384,000	1,306,400
			DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,384,000	1,306,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
1ST FL UNIT
SKETCH PER CONDO DOCS



BUILDING	CD	ADJ	DESC	MEASURE	4/11/2022	EST
MODEL	10		CONDO RES	LIST	12/9/2008	SAM
STYLE	4	1.00	GARDEN [100%]	REVIEW	4/11/2022	JMG
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	N/A [100%]			

YEAR BLT	1982	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,488,134			
NET AREA	1,719	DETAIL ADJ	3.366	COMPLEX	4	SEARS POINT	2.00	A	BMU	N	BSMT UNF	798		47.60	37,985	CONDITION ELEM	CD			
\$NLA(RCN)	\$866	OVERALL	1.000	STYLE	14	04-MALLARD	1.65	A	BMF	N	BSMT FIN-ADD	798		12.90	10,294	INTERIOR	G			
				VIEW/LOC	1	NONE	1.00	+	BAS	L	BASE AREA	1,719	1982	822.54	1,413,946	KITCHEN	G			
				HVAC	8	HEAT PUMP	1.02	C	EPA	N	EN. PORCH	105		69.20	7,266	BATHS	G			
				END/MIDDLE	1	END	1.00	D	OPA	N	OPEN PORCH	88		41.40	3,643	EXTERIOR	A			
																		EFF. YR/AGE	2000 / 23	
																		COND	7 7 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	7 % GD 93	
																		RCNLD	\$1,384,000	