

Key: 258

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 270

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION		
ROSEN BARBARA 630 HAMMOND STREET, 102 CHESTNUT HILL, MA 02467		57-3-258	39 WHEELER DRIVE		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
ROSEN BARBARA		03/19/1991	A	1 (DOC# 523,973)	
BARBARA ROSEN		06/26/1990	QS	437,500	N/A-N/A

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
295	05/04/2015	7	ALTERATIONS	3,000	05/17/2016	WFF	100	100
530	11/12/1993	5	OTHER	4,290			100	100

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

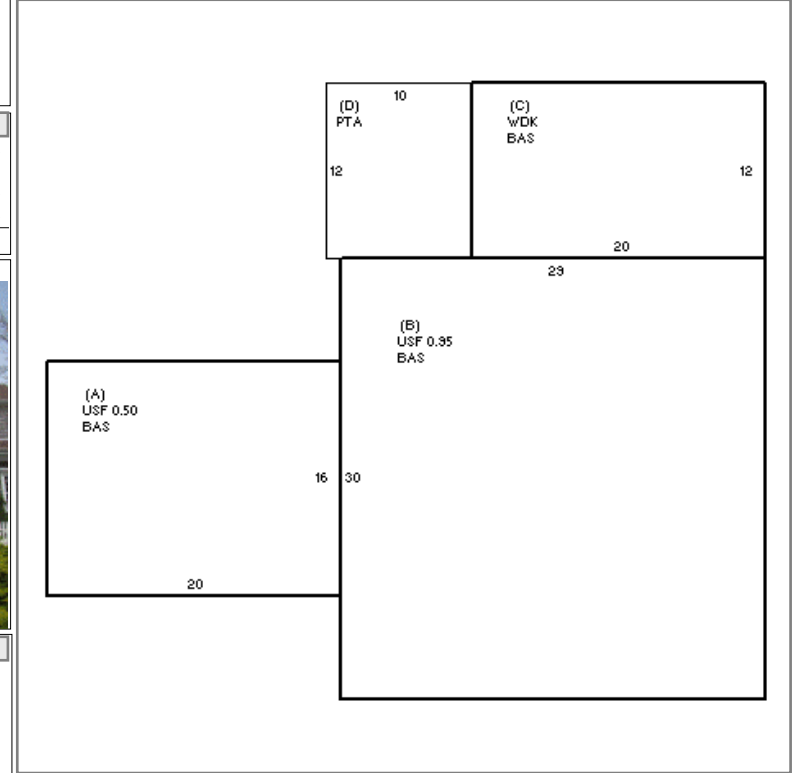
TOTAL	SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
						LAND	0	0
						BUILDING	1,709,400	1,613,300
						DETACHED	8,700	8,700
						OTHER	0	0
						<b>TOTAL</b>	<b>1,718,100</b>	<b>1,622,000</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90 12X22 (1CAR)	1982	264	36.79	8,700



BLDG COMMENTS

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



YEAR BLT	1982	SIZE ADJ	1.000
NET AREA	2,417	DETAIL ADJ	3.366
\$NLA(RCN)	\$813	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHS	2	1.00	
HALF BATHS	1	1.00	
FIREPLACES	1	\$3,300	
% COMMON OWNER	1.4	1.00	
FIXTURES	8	\$10,400	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	4	SEARS POINT	2.00
STYLE	17	04-WESTWING	1.65
VIEW/LOC	1	NONE	1.00
HVAC	8	HEAT PUMP	1.02
END/MIDDLE	1	END	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,430	1982	803.25	1,148,654
+	USF	L	UPPER STORY	987	1982	803.26	792,813
C	WDK	N	WOOD DECK	240		33.90	8,136
D	PTA	N	PATIO	120		12.90	1,548

TOTAL RCN	1,964,851
CONDITION ELEM	CD
INTERIOR	A
KITCHEN	A
BATHS	A
EXTERIOR	
EFF.YR/AGE	1982 / 41
COND	13 13 %
FUNC	0
ECON	0
DEPR	13 % GD 87
RCNLD	\$1,709,400