Key: 2799

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2,969

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BREWSTER TOWN OF COUNCIL ON AGING 1673 MAIN STREET BREWSTER, MA 02631	56-7-0	1673 MAIN STREET

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BREWSTER TOWN OF				481-534

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
9310	100	IMP.SELECT/CITY CNCL		1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
124	02/14/2022	7	ALTERATIONS	14,500	07/18/2023	PJK	100	100
62	01/25/2021	7	ALTERATIONS	6,750	07/18/2023	PJK	100	100
11	01/03/2019	2	ADD	8,400	06/20/2019	TCK	100	100
1081	12/21/2018	3	OUT BUILDING	947	07/24/2020	PJK	100	100
1204	12/27/2016	8	YARD ITEMS		05/18/2017	RJM	100	100

LAND

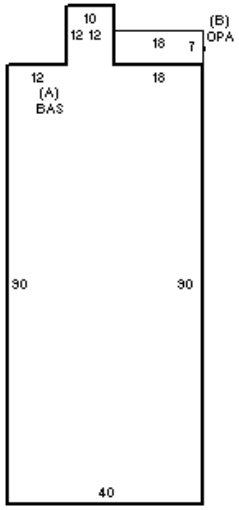
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	60,000	CIM 1.00	37 1.00	A 1.00	322,400	1.00	A 1.00	C02 1.00			444,080
303	A	0.433	CIM 1.00	37 1.00	A 1.00	14,200	1.00	A 1.00	C02 1.00			6,150

TOTAL	1.810 Acres	ZONING	RM	FRNT	0

Nbhd	CIM
St Ind	PAINES-SACHEM
Infl	AVERAGE

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	450,200	432,900
BUILDING	500,000	476,200
DETACHED	70,400	69,900
OTHER	0	0
TOTAL	**1,020,600**	**979,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGC	A 1.00	20 0.80	31 X 61		1,891	27.28	41,300
PAV	A 1.00	50 0.50			20,000	2.20	22,000
SHF	A 1.00	01 1.00	12X20	2004	240	19.84	4,800
OSH	E 1.80	01 1.00	5X8	2011	40	33.30	1,300
OSH	A 1.00	10 0.90	7 X 9	2019	63	17.75	1,000

PHOTO 07/19/2023

BLDG COMMENTS

OLD TOWN HALL/HANDICAP RAMP NV

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM
STYLE	20	1.25	OFFICE BUILDING [100%]
QUALITY	+	1.05	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/13/1990	RD
LIST	8/13/1990	RD
REVIEW	8/7/2019	EMZ

YEAR BLT	1960	SIZE ADJ	0.915
NET AREA	6,760	DETAIL ADJ	1.212
$NLA(RCN)	$109	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
% HEATED	100	1.00
% AIR COND	0	1.00
% SPRINKLERS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	2	WOOD SHINGLE	1.01
FLOOR COVER	2	SOFTWOOD	0.95
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	3,720	1960	97.61	363,109
B	OPA	N	OPEN PORCH	126		24.58	3,097
	USF	L	UP-STRY FIN	3,040	1960	97.61	296,734
	BMU	N	BSMT UNF	680		34.01	23,128
	OPA	N	OPEN PORCH	160		24.58	3,932
	ELP	O	PASSGR. ELEV.	1		45,364.00	45,364

TOTAL RCN	735,364

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A

EFF.YR/AGE	1982 / 41	
COND	32	32 %
FUNC	0	
ECON	0	
DEPR	32	% GD 68
RCNLD		$500,000