Key: 3019

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3,213

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HALL-STEINMETZ EILEEN P 51 BOULDER ROAD BREWSTER, MA 02631	66-101-0	51 BOULDER ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HALL-STEINMETZ EILEEN P	11/23/1994	QS	125,000	9458-13

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

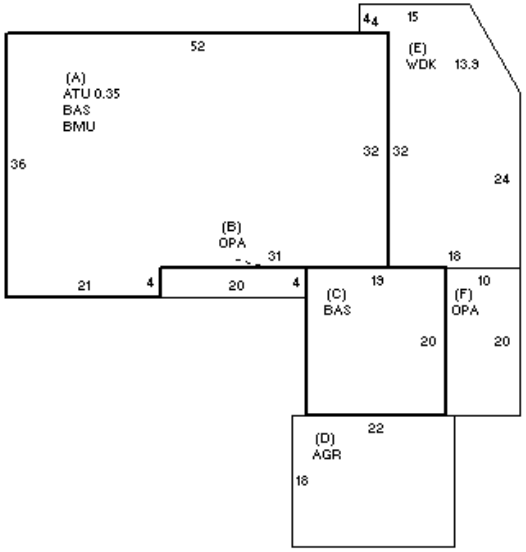
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
NP		12	CYCLICAL NON		03/01/2007	JH	100	100
760	12/11/2001	2	ADD	5,000	04/24/2002	LB	100	100
622	10/25/2001	5	OTHER	6,000	04/24/2002	LB	100	100
580	10/01/2001	2	ADD	50,000	04/24/2002	LB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	48,787	13 1.00	A 1.00	A 1.00	219,200	1.15	A 1.00	R03 1.00			282,840

TOTAL	1.120 Acres	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	282,800	266,800
BUILDING	440,300	415,700
DETACHED	2,000	2,000
OTHER	0	0
TOTAL	**725,100**	**684,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
OSH	A 1.00	30 0.70	9X19		171	16.75	2,000

PHOTO 05/07/2019

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	5/7/2019	NF
LIST	3/1/2007	JH
REVIEW	12/31/2019	MR

YEAR BLT	1961	SIZE ADJ	1.000
NET AREA	2,128	DETAIL ADJ	1.000
$NLA(RCN)	$323	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,956
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,748		52.18	91,203
A	ATU	N	ATTIC UNF	612		54.47	33,335
+	OPA	N	OPEN PORCH	280		51.00	14,280
+	BAS	L	BASE AREA	2,128	1961	226.29	481,539
D	AGR	N	ATT GARAGE	396		42.20	16,713
E	WDK	N	WOOD DECK	622		39.98	24,870
	F11	O	FPL 1S 1OP	2		7,789.25	15,579
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN	687,937

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1961 / 62		
COND	36	36 %	
FUNC	0		
ECON	0		
DEPR	36	% GD	64
RCNLD	$440,300		