

Key: 3165

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.362

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
PATEL GUNVANTKUMAR C & PATEL BELABEN G 79 FAR FIELDS ROAD BREWSTER, MA 02631				65-31-0				79 FAR FIELDS ROAD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
PATEL GUNVANTKUMAR C & MESERVEY RICHARD G & PATR				06/21/2016	P	263,000	29741-4					
MESERVEY RICHARD G & PATRI				06/21/2016	F		29741-2					
				04/13/2005	F	100	19717-154					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	34,935	13	1.00	13D	1.00	A	1.00				317,820

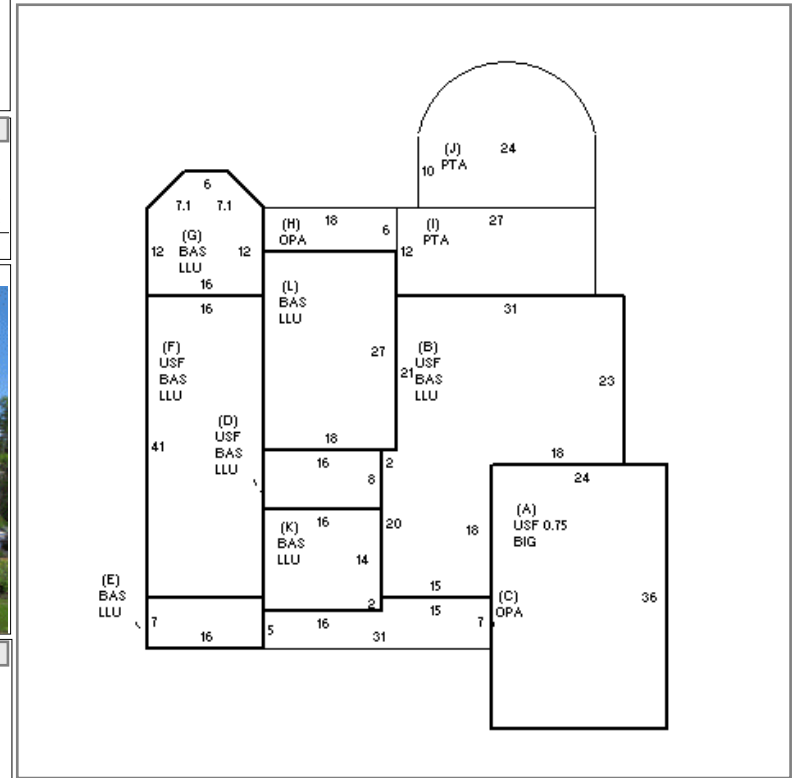
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
694	09/07/2017	7	ALTERATIONS	12,000	06/07/2018	NF	100	100
1029	11/30/2016	1	NEW CONSTRUC	940,000	06/07/2018	NF	100	100

TOTAL	34,935 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE HSE # 79 PER BFD - CAPT. VARLEY 7/7/16 SEJ	LAND	317,800	299,800			
St Ind	FAR FIELDS		BUILDING	1,979,900	1,890,000			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		2,297,700	2,189,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS	PULL DOWN STAIRS TO ATTIC
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BUILDING	CD	ADJ	DESC	MEASURE	2/28/2017	NF
MODEL	1		RESIDENTIAL	LIST	6/21/2018	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	6/27/2018	TD
QUALITY	V	1.65	VERY GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2016	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,128,921	
NET AREA	5,259	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BIG	N	BUILT-IN GARAGE	864		79.92	69,053	CONDITION ELEM	CD	
\$NLA(RCN)	\$405	OVERALL	1.050	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	2,419	2016	233.30	564,346	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	LLU	N	LOWER LEVEL UNF	2,840	121.64	345,447	INTERIOR	A	
STORIES	2	1.00	ROOF COVER	1	ASPH/CMP SH	1.00	+	BAS	L	BASE AREA	2,840	2016	372.82	1,058,822	KITCHEN	A		
ROOMS	10	1.00	FLOOR COVER	1	HARDWOOD	1.00	+	OPA	N	OPEN PORCH	293		84.03	24,620	BATHS	A		
BEDROOMS	4	1.00	INT FINISH	2	DRYWALL	1.00	I	PTA	N	PATIO	324		22.71	7,359	HEAT/ELEC	A		
BATHROOMS	4	1.00	HEATING/COOL	9	WARM/CL AIR	1.03	J	PTA	N	PATIO	420		21.37	8,977				
FIXTURES	20	\$45,045	FUEL SOURCE	2	GAS	1.00	GFP	O	GAS FIREPLACE	1			5,253.30	5,253				
GARAGE SPACES	3	1.00																
% BSMT FIN	0	1.00																
# 1/2 BATHS	1	1.00																
# OF UNITS	1	1.00																
																EFF.YR/AGE	2016 / 7	
																COND	7.7 %	
																FUNC	0	
																ECON	0	
																DEPR	7 % GD	93
																RCNLD	\$1,979,900	