Key: 3204

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.401

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CALDERARO ROBERT A & MARTHA M **329 YANKEE DRIVE** **BREWSTER, MA 02631**	**66-72-0**	**329 YANKEE DRIVE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CALDERARO ROBERT A & MART	11/02/2018	QS	420,000	31642-331
HILTON CHARLOTTE C TRUSTE	11/22/2013	QS	424,000	27839-348
NYHAN PATRICIA A	10/28/2013	F	1	27785-184

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	%
1028	11/09/2021	7	ALTERATIONS	30,000	04/20/2022	TCK	100	100
242	03/16/2021	7	ALTERATIONS	6,200	04/20/2022	TCK	100	100
	11/02/2018	16	MLS REVIEW	420,000	07/22/2019	JMG	100	100
NP		12	CYCLICAL NON		02/20/2007	JH	100	100
156	03/24/1997	2	ADD	18,400	06/18/1998	BC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,350	13 1.00	13E 1.00	A 1.00	252,080	2.18	A 1.00	R06 1.15			257,120

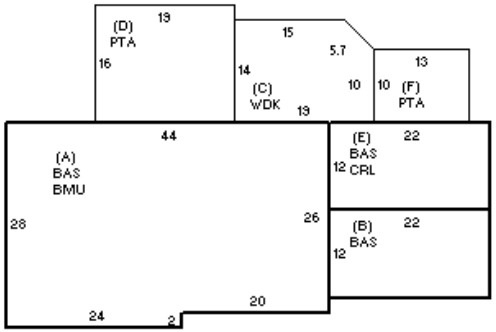
TOTAL	20,350 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	YANKEE VILLAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	257,100	242,600
BUILDING	444,700	425,000
DETACHED	23,300	23,100
OTHER	0	0
TOTAL	**725,100**	**690,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A 1.00	10 0.90	24X24	1997	576	44.90	23,300

PHOTO 04/20/2022



BUILDING

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

MEASURE	4/25/2019	NF
LIST	4/25/2019	EST
REVIEW	4/29/2022	MR

BLDG COMMENTS

YEAR BLT	1994	SIZE ADJ	1.000
NET AREA	1,720	DETAIL ADJ	1.000
$NLA(RCN)	$315	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$8,190
GARAGE SPACES	1	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	11	HTWT/CL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,192		59.29	70,669
+	BAS	L	BASE AREA	1,456	1994	248.47	361,775
B	BAS	L	BASE AREA	264	2021	248.47	65,597
C	WDK	N	WOOD DECK	258		41.16	10,620
D	PTA	N	PATIO	304		14.19	4,315
E	CRL	N	BSMT CRAWL	264		31.88	8,417
F	PTA	N	PATIO	130		16.70	2,170
	F11	O	FPL 1S 1OP	1		8,018.90	8,019
	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536

TOTAL RCN	542,307

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

EFF.YR/AGE	1998 / 25	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$444,700