Key: 5025

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,246

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
NEWTON SUZANNE J 35 CRANBERRY LANE BREWSTER, MA 02631	137-31-0	35 CRANBERRY LANE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
NEWTON SUZANNE J	03/16/2005	O	375,000	19623-057
CROWE JOSEPH F	12/13/2004	N	260,600	19339-122
BATZER JAMES	03/05/1999	QS	145,000	12108-193

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

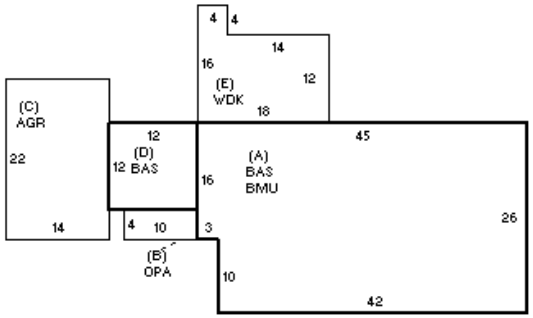
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
24-652	07/26/2024	7	ALTERATIONS	21,425			0	0
110	03/22/2005	2	ADD	32,000	05/16/2006	JB	100	100
46	02/07/2005	7	ALTERATIONS	2,400	02/06/2007	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	34,900	9 1.00	A 1.00	A 1.00	241,120	1.45	A 1.00	R05 1.10			279,610

TOTAL	34,892 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 9	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	279,600	263,800
BUILDING	310,000	296,600
DETACHED	0	0
OTHER	0	0
TOTAL	**589,600**	**560,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/04/2019

BLDG COMMENTS

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	6/4/2019	NF
LIST	2/6/2007	JH
REVIEW	1/7/2020	MR

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,284	DETAIL ADJ	1.000
$NLA(RCN)	$326	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,900
GARAGE SPACES	1	1.00
% BSMT FIN	50	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	3	WD PANEL	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	1,140		56.46	64,368
B	OPA	N	OPEN PORCH	40		50.00	2,000
C	AGR	N	ATT GARAGE	308		42.24	13,009
+	BAS	L	BASE AREA	1,284	1970	246.50	316,506
E	WDK	N	WOOD DECK	232		39.20	9,094
	F11	O	FPL 1S 1OP	1		7,637.00	7,637
	ODS	O	OUTDOOR SHOWER	1		2,415.00	2,415

TOTAL RCN	418,929
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT/ELEC	A

EFF.YR/AGE	1981 / 42		
COND	26	26 %	
FUNC	0		
ECON	0		
DEPR	26	% GD	74
RCNLD	$310,000		