Key: 6235

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.469

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
WEINER MATTHEW M & ELAINE L 64 PRIMROSE DRIVE LONGMEADOW, MA 01106	4-31-0	100 LEE WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
WEINER MATTHEW M & ELAINE	12/15/2016	QS	692,500	30163-137
HARRINGTON BRUCE W &	08/01/2013	QS	405,000	27592-169
HELMS LORNA TRUSTEE	12/09/2009	A	100	24224-65

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	%
662	07/20/2016	7	ALTERATIONS	5,000	03/06/2017	NF	100	100
603	09/02/2015	7	ALTERATIONS	6,000	05/11/2016	WFF	100	100
663	09/02/2015	7	ALTERATIONS	6,000	03/06/2017	NF	100	100
159	03/07/2014	7	ALTERATIONS	15,000	03/06/2017	NF	100	100
150	03/29/2001	7	ALTERATIONS	3,311			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	59,855	12 1.00	A 1.00	A 1.00	230,160	1.01	A 1.00	PF1 1.05			318,160

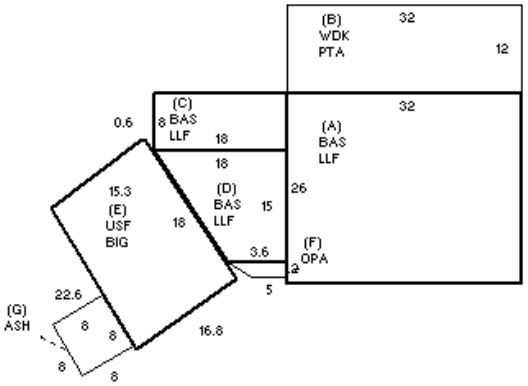
TOTAL	1.374 Acres	ZONING	RL	FRNT	0
Nbhd	NBHD 12	NOTE	POND VIEW		
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	318,200	300,200
BUILDING	711,200	672,000
DETACHED	700	700
OTHER	0	0
TOTAL	**1,030,100**	**972,900**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50			64	22.01	700

PHOTO 03/06/2017



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	0.90	RAISED RNCH [100%]
QUALITY	G	1.30	GOOD [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	2/29/2008	JH
LIST	2/29/2008	EST
REVIEW	6/12/2017	TD

BLDG COMMENTS

LLF=FR/BR/1.5 BATH (PER MLS/PERMITS)

YEAR BLT	1974	SIZE ADJ	0.990
NET AREA	2,712	DETAIL ADJ	1.000
$NLA(RCN)	$262	OVERALL	0.950

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	2	1.00
BATHROOMS	3	1.00
FIXTURES	13	$20,872
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	2	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	2	HIP	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
+	LLF	L	LOWER LEVEL FIN	1,171	1974	149.92	175,552
+	BAS	L	BASE AREA	1,171	1974	310.42	363,507
B	PTA	N	PATIO	384		16.53	6,346
B	WDK	N	WOOD DECK	384		47.93	18,405
E	BIG	N	BUILT-IN GARAGE	370		64.91	24,017
E	USF	L	UPPER STORY FIN	370	2014	227.08	84,018
F	OPA	N	OPEN PORCH	13		61.13	795
G	ASH	N	ATT SHED	64		34.20	2,189
	F11	O	FPL 1S 1OP	1		9,337.40	9,337
	MST	O	MAS/METAL STACK	1		6,146.30	6,146

TOTAL RCN	711,182
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	E
KITCHEN	E
BATHS	E
HEAT/ELEC	E

EFF.YR/AGE	2023 / 0	
COND	0 0 %	
FUNC	0	
ECON	0	
DEPR	0	% GD 100
RCNLD		$711,200