

Key: 6410

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.642

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
KAHKONEN LAURA J & SPARROW DOUGLAS S TRUSTEES 90 POND AVENUE WELLFLEET, MA 02667		13-42-0		135 STURBRIDGE WAY	
TRANSFER HISTORY		DOS	T	SALE PRICE	
KAHKONEN LAURA J & KAHKONEN LAURA J		10/17/2014	F	100 (204712)	
WILE JOSHUA C		07/15/2009	QS	320,000 (189029)	
		05/19/2003	A	1 (169217)	

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 %
458	05/27/2022	7	ALTERATIONS	3,717	03/24/2023	TCK	100 100
6	01/06/2021	7	ALTERATIONS	2,500	05/06/2022	TCK	100 100
279	04/30/2015	7	ALTERATIONS	10,000	05/09/2016	WFF	100 100
708	09/17/2012	7	ALTERATIONS	31,000	01/29/2013	SF	100 100
339	06/05/2000	8	YARD ITEMS	1,000			100 100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,700	12	1.00	12S 1.00 A 1.00	219,200	2.57	A	1.00	R03	1.00	216,140

TOTAL	16,700 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE			LAND	216,100	203,900	
St Ind	STURBRIDGE		BUILDING	314,100	296,700			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	530,200	500,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/8/2017	NF
MODEL	1		RESIDENTIAL	LIST	11/8/2017	NF
STYLE	1	1.00	RANCH [100%]	REVIEW	4/10/2023	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
SCUTTLE ATTIC

YEAR BLT	1981	SIZE ADJ	1.000
NET AREA	1,186	DETAIL ADJ	1.000
\$NLA(RCN)	\$340	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	6	\$7,800	
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	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	1,186		56.46	66,965
A	BAS	L	BASE AREA	1,186	1981	253.89	301,119
B	PTA	N	PATIO	308		13.52	4,163
C	AGR	N	ATT GARAGE	364		41.38	15,061
	F11	O	FPL 1S 10P	1		7,637.00	7,637

TOTAL RCN	402,745
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	V
HEAT/ELEC	A
EFF.YR/AGE	1989 / 34
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$314,100