

Key: 6463

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.694

LEGAL

LAND

DETACHED

BUILDING

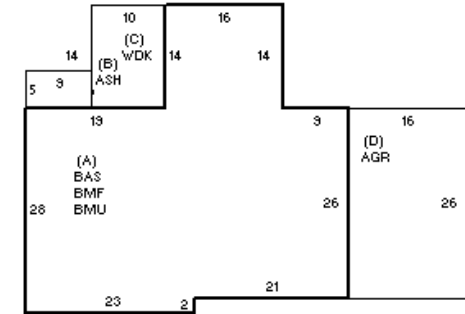
CURRENT OWNER				PARCEL ID				LOCATION			
RICCARD KIM P & SALLY W 66 STURBRIDGE WAY BREWSTER, MA 02631				13-61-0				66 STURBRIDGE WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RICCARD KIM P & SALLY W				11/20/2019	QS	390,000	(221161)				
GERARDI PETER F & LUCY				05/02/1980	XX	57,900	(81633)				

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	%
615	11/20/2019	16	MLS REVIEW	390,000	07/17/2020	JMG	100	100
284	10/25/1995	2	ADD	10,000	06/17/1996	JB	100	100
354	05/13/1994	2	ADD	15,000	01/01/1995	RD	100	100
	10/24/1990	5	OTHER	1,500	06/17/1996	JB	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,270	12	1.00	12S 1.00 A 1.00	219,200	2.50	A	1.00	R03	1.00	217,150

TOTAL	17,270 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	217,200	204,900
St Ind	STURBRIDGE		LAND	360,500	340,600			
Infl	AVERAGE		DETACHED	1,100	1,000			
			OTHER	0	0			
			TOTAL	578,800	546,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 50 0.50	8X12		96	22.01	1,100



BUILDING	CD	ADJ	DESC	MEASURE	11/9/2017	REF
MODEL	1		RESIDENTIAL	LIST	11/9/2017	REF
STYLE	1	1.00	RANCH [100%]	REVIEW	12/20/2017	TD
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1979	SIZE ADJ	1.000
NET AREA	1,414	DETAIL ADJ	1.000
\$NLA(RCN)	\$349	OVERALL	0.960
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	3	1.00	
FIXTURES	10	\$12,480	
GARAGE SPACES	1	1.00	
% BSMT FIN	100	1.00	
# 1/2 BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,414		50.52	71,439
EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	1,414		30.49	43,106
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,414	1979	231.91	327,917
ROOF COVER	1	ASPH/CMP SH	1.00	B	ASH	N	ATT SHED	45		27.99	1,260
FLOOR COVER	3	W/W CARPET	1.00	C	WDK	N	WOOD DECK	140		37.63	5,269
INT FINISH	2	DRYWALL	1.00	D	AGR	N	ATT GARAGE	416		38.89	16,180
HEATING/COOL	14	ELECT BB+AC	1.01	CRL	N	BSMT CRAWL		224		29.15	6,530
FUEL SOURCE	3	ELECTRIC	0.95	F11	O	FPL 1S 1OP		1		7,331.50	7,332
				ODS	O	OUTDOOR SHOWER		1		2,318.40	2,318

TOTAL RCN	493,830
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1979 / 44
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$360,500