

Key: **6493**

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.720

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | | | |
|--|--|--|--|------------------|--|-----|---|-----------------|--------------|---------|--|----------|--|--|
| GOLDSMITH ANN D PO BOX 154 HINGHAM, MA 02043 | | | | 11-37-0 | | | | 265 SLOUGH ROAD | | | | | | |
| | | | | TRANSFER HISTORY | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | |
| | | | | GOLDSMITH ANN D | | | | 04/27/1993 | QS | 312,000 | | (129932) | | |

| 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 | % |
| | | | | | | | | |

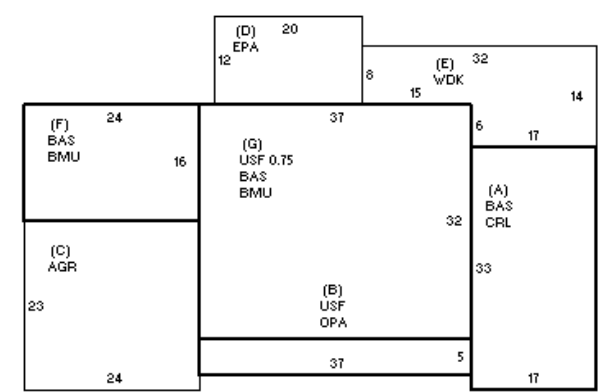
LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | | | |
|-----|---|----------|------|--------|------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|--|---------|
| 100 | S | 40,075 | 12 | 1.00 | A | 1.00 | A | 1.00 | 372,640 | 1.31 | A | 1.00 | PF3 | 1.70 | | | | 449,960 |

| TOTAL | 40,075 SF | ZONING | RR | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|-----------|--------|--------------|------------------|------------------|----------|---------|----------|
| Nbhd | NBHD 12 | NOTE | LAND | 450,000 | 424,500 | | | |
| St Ind | AVERAGE | | BUILDING | 864,700 | 816,400 | | | |
| Infl | AVERAGE | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 1,314,700 | 1,240,900 | | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 12/13/2017 | NF |
|----------|----|------|-----------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 12/13/2017 | EST |
| STYLE | 5 | 1.05 | COLONIAL [100%] | REVIEW | 6/3/2008 | SEJ |
| QUALITY | G | 1.30 | GOOD [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

BLDG COMMENTS

G

| YEAR BLT | 1985 | SIZE ADJ | 0.980 |
|---------------|-------|------------|-------|
| NET AREA | 3,202 | DETAIL ADJ | 1.000 |
| \$NLA(RCN) | \$355 | OVERALL | 1.050 |
| CAPACITY | | UNITS | ADJ |
| STORIES | 1.75 | 1.00 | |
| ROOMS | 7 | 1.00 | |
| BEDROOMS | 5 | 1.00 | |
| BATHROOMS | 3 | 1.00 | |
| FIXTURES | 9 | \$15,971 | |
| GARAGE SPACES | 2 | 1.00 | |
| % BSMT FIN | 25 | 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 | 2 | CLAPBOARD | 1.00 |
| ROOF SHAPE | 6 | SALTBOX | 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 | CRL | N | BSMT CRAWL | 561 | | 40.62 | 22,786 |
| + | BAS | L | BASE AREA | 2,129 | 1985 | 296.77 | 631,821 |
| B | OPA | N | OPEN PORCH | 185 | | 66.88 | 12,374 |
| + | USF | L | UPPER STORY FIN | 1,073 | 1985 | 235.90 | 253,116 |
| C | AGR | N | ATT GARAGE | 552 | | 50.74 | 28,006 |
| D | EPA | N | ENCLOSED PORCH | 240 | | 96.92 | 23,260 |
| E | WDK | N | WOOD DECK | 358 | | 52.44 | 18,773 |
| + | BMU | N | BSMT UNFINISHED | 1,568 | | 70.40 | 110,388 |
| | BMF | N | BSMT FINISH | 144 | | 53.95 | 7,769 |
| | MST | O | MAS/METAL STACK | 2 | | 6,723.95 | 13,448 |

| TOTAL RCN | 1,137,712 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | A |
| BATHS | A |
| HEAT/ELEC | A |
| EFF.YR/AGE | 1985 / 38 |
| COND | 24 24 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 24 % GD 76 |
| RCNLD | \$864,700 |