

Key: 7431

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.663

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
KORETZ MICHAEL P P O BOX 216 BREWSTER, MA 02631				96-3-0				59 AUNT SOPHIES ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KORETZ MICHAEL P				04/18/2002	H		15061-047				
KORETZ MICHAEL P & EVELYN				03/02/1998	D	139,900	11256-033				
THE LOWNEY COMPANY INC				07/21/1997	QS	29,500	10859-235				

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	%
482	06/11/2013	7	ALTERATIONS	3,575	08/18/2014	RJM	100	100
102	02/27/1998	12	CYCLICAL NON		05/21/2013	SF	100	100
403	07/15/1997	8	YARD ITEMS	300			100	100
404	07/15/1997	5	OTHER	8,500			100	100
		5	OTHER	2,000			100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	15,618	13	1.00	A	1.00	A	1.00	219,200	2.72	A	1.00	R03	1.00			213,640

TOTAL	15,618 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	213,600	201,600
St Ind	AVERAGE		BUILDING	380,400	363,500			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	594,000	565,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/09/2020



10/09/2020

BLDG COMMENTS

INFO @ DOOR 10/9/20

(B) 14  
WDK

10

(A) USF 0.75  
BAS  
BMU

26

34

BUILDING	CD	ADJ	DESC	MEASURE	10/9/2020	TCK
MODEL	1		RESIDENTIAL	LIST	9/11/2003	JB
STYLE	4	1.02	CAPE [100%]	REVIEW	1/12/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1998	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,547	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	884		60.18	53,199
\$NLA(RCN)	\$293	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	884	1998	281.60	248,936
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	663	1998	187.52	124,329
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	140		39.98	5,598
				FLOOR COVER	1	HARDWOOD	1.00		F21	O	FPL 2S 1OP	1		10,354.00	10,354
				INT FINISH	2	DRYWALL	1.00		ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463
				HEATING/COOL	2	HOT WATER	1.00								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	452,835	CONDITION ELEM	CD
		EXTERIOR	G
		INTERIOR	A
		KITCHEN	A
		BATHS	A
		HEAT/ELEC	A

EFF.YR/AGE	2001 / 22
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84

RCNLD	\$380,400
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