Key: 7484

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,714

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CARUSO DEBRA L **59 MARLBORO ROAD** **BREWSTER, MA 02631**	**95-68-0**	**59 MARLBORO ROAD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CARUSO DEBRA L	04/12/1995	H	100	9625-008

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

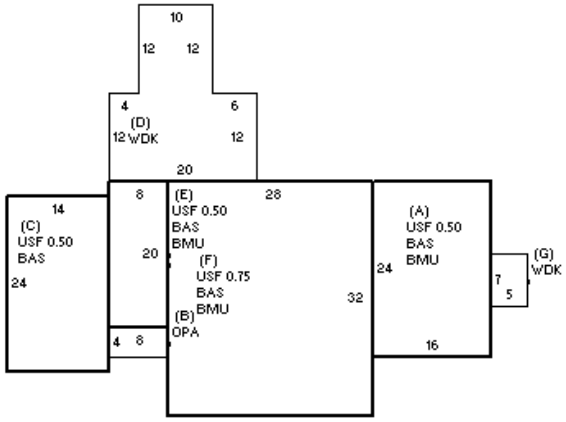
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		14	CYCLICAL GRO		10/28/2020	TCK	100	100
706	08/01/2016	7	ALTERATIONS	5,599	04/10/2017	MR	100	100
		12	CYCLICAL NON		02/28/2013	SF	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,419	13 1.00	A 1.00	A 1.00	219,200	2.61	A 1.00	R03 1.00			215,500

TOTAL	16,419 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	215,500	203,300
BUILDING	539,400	509,300
DETACHED	1,400	1,400
OTHER	0	0
TOTAL	**756,300**	**714,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8X16		128	21.39	1,400

PHOTO 10/28/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	10/28/2020	TCK
LIST	10/28/2020	EST
REVIEW	12/15/2020	MR

YEAR BLT	1977	SIZE ADJ	0.990
NET AREA	2,888	DETAIL ADJ	1.000
$NLA(RCN)	$259	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	$10,712
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	1	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	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,440		53.66	77,277
+	USF	L	UPPER STORY FIN	1,112	1977	179.82	199,958
B	OPA	N	OPEN PORCH	32		50.98	1,632
+	BAS	L	BASE AREA	1,776	1977	241.30	428,552
+	WDK	N	WOOD DECK	395		39.97	15,789
	F22	O	FPL 2S 2OP	1		12,717.70	12,718
	ODS	O	OUTDOOR SHOWER	1		2,462.60	2,463

TOTAL RCN	749,100
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1977 / 46		
COND	28	28 %	
FUNC	0		
ECON	0		
DEPR	28	% GD	72
RCNLD	$539,400		