

Key: 978

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.086

LEG  
AL  
LAND

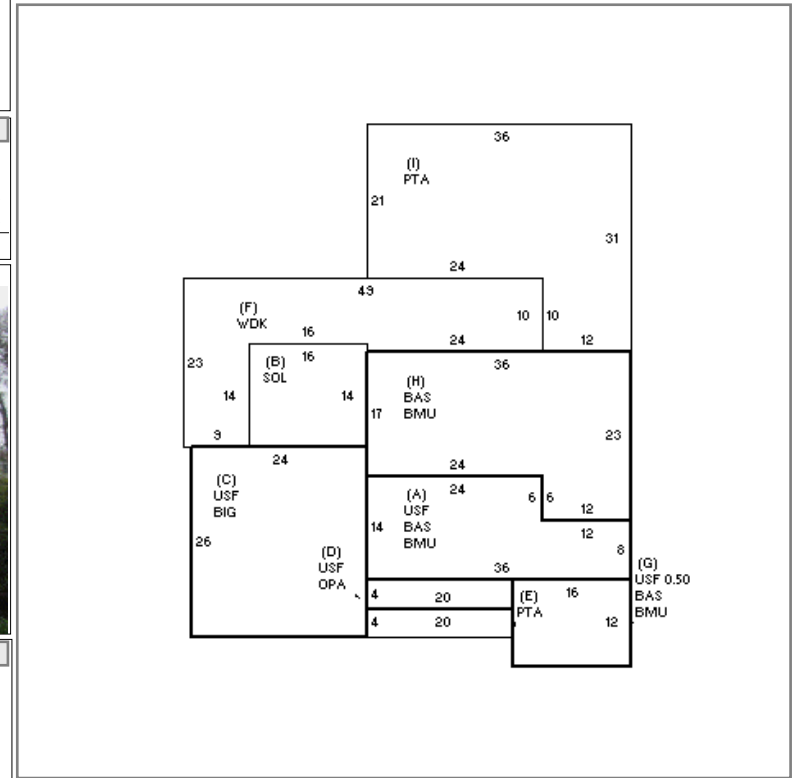
CURRENT OWNER		PARCEL ID		LOCATION													
GOLLERKERI ASHWIN & GOYAL SUNITA CO-TRUSTEES		115-27-0		130 HILLBOURNE TERRACE													
54 HARVARD AVENUE UNIT 3 BROOKLINE, MA 02446		TRANSFER HISTORY		DOS	T SALE PRICE BK-PG (Cert)												
		GOLLERKERI ASHWIN & GOYAL		10/09/2020	QS 1,965,000 (224026)												
		GRIMES THOMAS P SR & FAYL		01/31/2006	F 1 (179168)												
		GRIMES FAYLENE C		04/23/1991	A 100 (123132)												
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	27,608	8	1.00	8-C	1.00	A	1.00	1,315,200	1.72	A	1.00	HUV	6.00			1,433,150

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 %
372	04/22/2021	7	ALTERATIONS	29,000	05/13/2022	TCK	100 100
438	10/09/2020	15	SALE REVIEW	1,965,000	03/22/2021	JMG	100 100
764	08/02/1995	5	OTHER	5,000	05/21/1996	JB	100 100
	12/15/1994	1	NEW CONSTRUCT	195,000	05/21/1996	JB	100 100

DE  
TACH  
ED

TOTAL	27,608 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 8	N O T E	WATERVIEW			LAND	1,433,200	1,352,100
St Ind	HILLBOURNE		LAND	771,900	729,000			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	2,205,100	2,081,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	1/29/2021	NF
MODEL	1		RESIDENTIAL	LIST	1/29/2021	EST
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	5/26/2022	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1995	SIZE ADJ	0.990
NET AREA	2,540	DETAIL ADJ	1.000
\$NLA(RCN)	\$358	OVERALL	0.980
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	7	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
FIXTURES	10	\$16,562	
GARAGE SPACES	2	1.00	
% BSMT FIN	0	1.00	
# 1/2 BATHS	2	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	+	BMU	N	BSMT UNFINISHED	1,308		68.54	89,644
EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	624	1995	310.90	194,002
ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,232	1995	212.95	262,356
ROOF COVER	1	ASPH/CMP SH	1.00	B	SOL	N	SOLARIUM	224		146.43	32,800
FLOOR COVER	1	HARDWOOD	1.00	C	BIG	N	BUILT-IN GARAGE	624		59.98	37,429
INT FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	80		63.06	5,045
HEATING/COOL	9	WARM/CL AIR	1.03	E	PTA	N	PATIO	80		23.07	1,845
FUEL SOURCE	2	GAS	1.00	F	WDK	N	WOOD DECK	591		49.44	29,220
				H	BAS	L	BASE AREA	684	1995	310.90	212,656
				I	PTA	N	PATIO	876		15.04	13,175
				GEN	O		GENERATOR	1		0.00	
				GFP	O		GAS FIREPLACE	1		3,942.70	3,943
				MST	O		MAS/METAL STACK	1		6,340.40	6,340
				ODS	O		OUTDOOR SHOWER	1		3,045.90	3,046

TOTAL RCN	908,064
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2003 / 20
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$771,900