

Key: 13778

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 9.044

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
PERRI DAVID M & WENDY M 104 GLENDALE RD NEEDHAM, MA 02492-1347				9D-10-8B				24 JESSIES LNDG				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
PERRI DAVID M & WENDY M				07/16/2018	QS	1,202,490	31405-297					
EASTWARD COMPANIES BUSIN				12/09/2016	F	400,000	30148-268					
LOSCERBO VINCENT & JULIE				03/29/2013	QS	250,000	27247-199					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,238 WC	1.00	100	1.00	733,000	1.76	100	1.00	R07	2.00	598,720

LAND

TOTAL	20,238 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE	LAND	598,700	498,900		
Inf1	100		BUILDING	1,301,900	1,197,400		
Inf2	100		DETACHED	40,800	38,800		
			OTHER	0	0		
TOTAL			1,941,400	1,735,100			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPC	V	1.50	10 0.90 36X18HEATED	2020	648	64.64	37,700
PTD	V	1.50	10 0.90 20X10 EST@IP	2020	200	16.95	3,100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/24/2018	WFF
MODEL	1		RESIDENTIAL	LIST	7/24/2018	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	5/27/2021	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	2017	SIZE ADJ	1.000
NET AREA	3,162	DETAIL ADJ	1.030
\$NLA(RCN)	\$433	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1.9	1.00	
ROOMS	8	1.00	
BEDROOMS	4	1.00	
FULL BATHS	3	1.00	
1/2 BATHS	1	1.00	
FIXTURES	12	\$15,326	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,837		100.44	184,501
+	BAS	L	BAS AREA	1,837	2017	365.59	671,598
+	USF	L	UP-STRY FIN	1,325	2017	310.22	411,040
E	PTA	N	PATIO/STOOP	256		27.74	7,102
H	BIG	N	BUILT-IN GARAGE	576		119.61	68,896
	GFP	O	GAS LOG/FP/E FP	1		9,644.10	9,644
	ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289

TOTAL RCN	1,370,397
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2017 / 5
COND	5 5 %
FUNC	0
ECON	0
DEPR	5 % GD 95
RCNLD	\$1,301,900

