

Key: 6623

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.095

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
HARDINGS HARBOR LLC 28 HARBOR VIEW RD CHATHAM, MA 02633				8A-18-H47				28 HARBOR VIEW RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HARDINGS HARBOR LLC				12/02/2020	A	10	(224604)					
THE ANIKA AGARWAL TRUST				08/12/2010	O	2,245,000	(192162)					
ZALESKY EDWIN & HELEN SCA				10/14/1997	H	1	(146139)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,019	WC	1.00	1.00	2,932,000	1.27	1.00	1.00	WF1	8.00	2,556,010

LAND

TOTAL	30,019 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	N O T E Ex Ocn Wv Rights to use 20' way to Hardings Beach -Path behind house SEE D209374 SEE DOCS	LAND		2,556,000	2,129,900		
Inf1	100		BUILDING		3,188,700	2,655,700		
Inf2	100		DETACHED		0	0		
			OTHER		0	0		
		TOTAL			5,744,700	4,785,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								11/10/2012



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	5/9/2016	APK
STYLE	19	1.30	NEW STYLE [100%]			
QUALITY	V	2.35	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	2011	SIZE ADJ	1.000
NET AREA	4,658	DETAIL ADJ	1.365
\$NLA(RCN)	\$769	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.9	1.00
ROOMS		8	1.00
BEDROOMS		4	1.00
FULL BATHS		4	1.00
1/2 BATHS		1	1.00
FIXTURES		14	\$35,927
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	13	HARDWD/CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HT-WT/COOL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	2,248		148.35	333,489
A	BAS	L	BAS AREA	2,248	2011	706.25	1,587,655
+	USF	L	UP-STRY FIN	2,410	2011	599.28	1,444,261
+	WDK	N	WOOD DECK	100		137.24	13,724
+	OPA	N	OPEN PORCH	246		178.84	43,994
D	AGR	N	ATTACHED GARAGE	280		200.15	56,043
+	PTA	N	PATIO/STOOP	832		42.07	34,999
G	FP	O	GAS LOG/FP/E FP	2		14,620.55	29,241
O	ODS	O	OUT DOOR SHWR-A	1		3,471.00	3,471

TOTAL RCN	3,582,803
CONDITION ELEM CD	
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2011 / 11
COND	11 11 %
FUNC	0
ECON	0
DEPR	11 % GD 89
RCNLD	\$3,188,700

