

Key: 1094

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 913

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GIROUX ELIZABETH JANE & AMARAL JOSEPH ALAN 7 HUDSON PL E BRIDGEWATER, MA 02333				25-18-0				7 HUDSON PL			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GIROUX ELIZABETH JANE & A				08/24/2012	H	235,000	41847-127				
ANOOSHIAN GAIL				02/10/2012	A	1 40958-198					
ANOOSHIAN GEORGE J				10/12/1978	QS	4548-001					

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	%
		51	FIELD REVIEW		11/05/2019	SD	0	0
		6	CYCL GROWTH		08/24/2012		0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	36,850 4	1.00	100	1.00	100	1.00	1.00	4	1.20		218,660

TOTAL	36,850 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	NOTE LOT 1/ T 12248	LAND	218,700	182,300		
Infl1	FACTOR 100		BUILDING	218,300	186,100		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	437,000	368,400		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/24/2012	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	3/22/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1978	SIZE ADJ	1.000
NET AREA	1,340	DETAIL ADJ	1.050
\$NLA(RCN)	\$223	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	3	\$2,142	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLU	N	LOWER LEVEL UNF	1,056		60.86	64,266
+	BAS	L	BASE AREA	1,340	1978	164.62	220,589
C	WDK	N	WOOD DECK	112		31.60	3,539
D	ENT	N	ENCLOSED ENTRY	20		81.10	1,622
	F21	O	FPL 2S 10P	1		6,819.00	6,819

TOTAL RCN	298,977
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1980 / 41
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$218,300

