Key: 1186

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 970

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
18 MEADOWBROOK DR REALTY TR 1 SUSANS PL E BRIDGEWATER, MA 02333	28-32-0	18 MEADOWBROOK DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
18 MEADOWBROOK DR REALTY	03/18/2020	A	1	52492-231
WINIEWICZ ANDREW T & JUDI	12/23/2019	QS	480,000	52137-099
TREMBLAY GARY J & GARFIEL	09/28/2018	U	450,000	50354-002

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

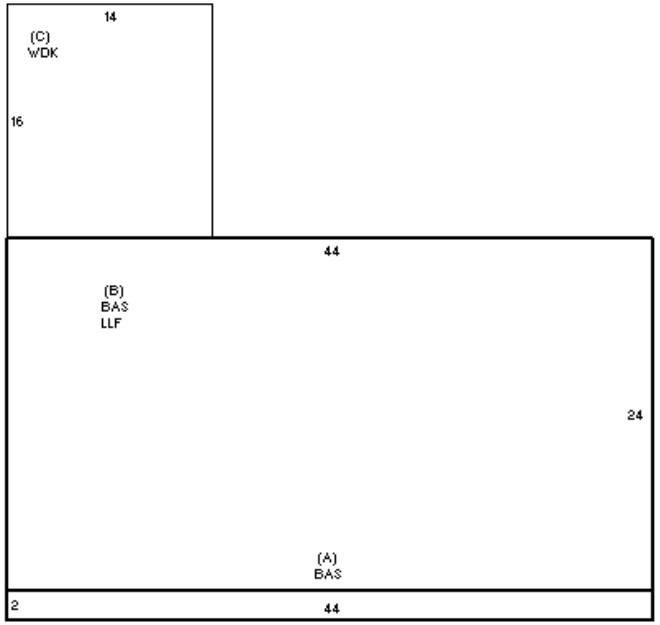
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		99	OTHER		05/06/2020	PW	0	0
BP-18-175	08/08/2018	3	ALTERATIONS	5,000	04/24/2019	SLB	100	100
3336	07/18/2017	3	ALTERATIONS	56,000	05/09/2018	SLB	100	100
		6	CYCL GROWTH		11/20/2013	LF	0	0
		6	CYCL GROWTH		11/12/2008		0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,550	4 1.00	100 1.00	100 1.00	225,600	1.18	100 1.00	4 1.20			217,310

TOTAL	35,550 SF	ZONING		FRNT	0
Ngh	RES 4	NOTE	LOT 3/ T 14138		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	217,300	181,200
BUILDING	328,000	282,800
DETACHED	2,500	2,300
OTHER	0	0
TOTAL	**547,800**	**466,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	40 0.60			200	20.44	2,500

PHOTO 05/09/2018

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.05	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/24/2019	SLB
LIST		
REVIEW	3/25/2013	ER

YEAR BLT	1983	SIZE ADJ	1.000
NET AREA	1,144	DETAIL ADJ	1.081
$NLA(RCN)	$305	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	6	$4,410
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	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	9	WARM/COOL AIR	1.03
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,144	1983	174.00	199,054
B	LLF	N	LOWER LEVEL FIN	1,056		124.56	131,531
C	WDK	N	WOOD DECK	224		31.60	7,078
	F21	O	FPL 2S 1OP	1		6,819.00	6,819

TOTAL RCN	348,892
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	2015 / 6	
COND	6 6 %	
FUNC	0	
ECON	0	
DEPR	6	% GD 94
RCNLD		$328,000