

Key: 1338

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.102

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GOUTHRO STEPHEN M 616 BEDFORD ST REALTY TRUST 616 BEDFORD ST E BRIDGEWATER, MA 02333				31-26-0				616 BEDFORD ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GOUTHRO STEPHEN M				08/01/2011	B	1	40176-166				
ROKES RICHARD M JR				08/10/2007	B	10	34938-310				
GOUTHRO STEPHEN M TR				05/11/2007	N	326,000	34517-239				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
0130	82	MULTI-USE RES			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
3479	12/20/2017	3	ALTERATIONS	14,000	05/09/2018	SB	100 100
		61	SITE VISIT		12/19/2017	RJM	100 100
		6	CYCL GROWTH		08/20/2013	LF	100 100
		3	ALTERATIONS		01/01/2008		100 100
41	07/17/2007	3	ALTERATIONS		03/10/2009	DF	100 100

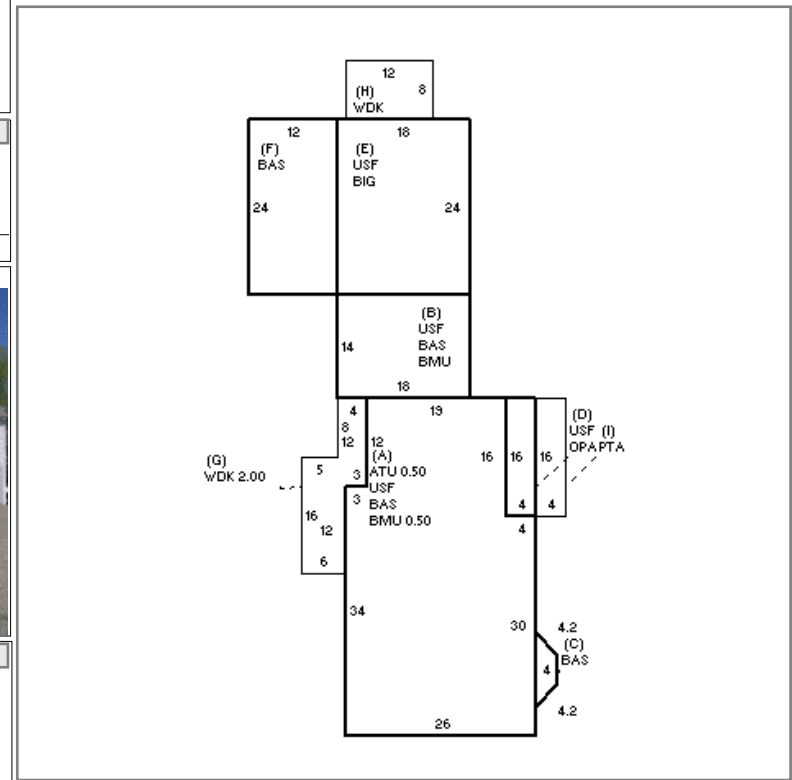
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	34,593	7	1.00	1.00	178,600	1.21	1.00	1.00	7	0.95	171,250

TOTAL	34,587 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 7	NOTE			LAND	171,300	155,800
Infl1	FACTOR 100		BUILDING	350,600	313,700		
Infl2	PHY 100		DETACHED	1,600	1,500		
			OTHER	0	0		
					TOTAL	523,500	471,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8X12		96	20.44	1,600



BLDG COMMENTS
APTS & 1ST LEVEL COMM/RETAIL



BUILDING	CD	ADJ	DESC	MEASURE	12/19/2017	RJM
MODEL	1		RESIDENTIAL	LIST	12/19/2017	EST
STYLE	5	0.95	COLONIAL [100%]	REVIEW	12/28/2017	RJM
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1870	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,501	DETAIL ADJ	0.978	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	800		43.72	34,978
\$NLA(RCN)	\$176	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,844	1870	132.97	245,201
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	548		31.81	17,434
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,657	1870	146.33	242,467
				FLOOR COVER	1	HARDWOOD	1.00	D	OPA	N	OPEN PORCH	64		44.84	2,870
				INT FINISH	1	PLASTER	1.00	E	BIG	N	BUILT-IN GARAGE	432		74.90	32,357
				HEATING/COOLING	9	WARM/COOL AIR	1.03	+	WDK	N	WOOD DECK	376		33.18	12,476
				FUEL SOURCE	1	OIL	1.00	I	PTA	N	PATIO	64		13.13	840
				ARPUD	0		1.00	FPL	O	FIREPLACE	1		6,778.80	6,779	
				AFFORDABLE	0		1.00	FPL	O	FIREPLACE	1		6,778.80	6,779	
								MST	O	MAS/METAL STACK	1		2,487.50	2,488	

TOTAL RCN	615,143	CONDITION ELEM	CD
EXTERIOR			
INTERIOR			
KITCHEN			
BATHS			
HEAT			
ELECT			
EFF.YR/AGE	1963 / 58		
COND	43 43 %		
FUNC	0		
ECON	0		
DEPR	43 % GD 57		
RCNLD	\$350,600		