

Key: 1596

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.349

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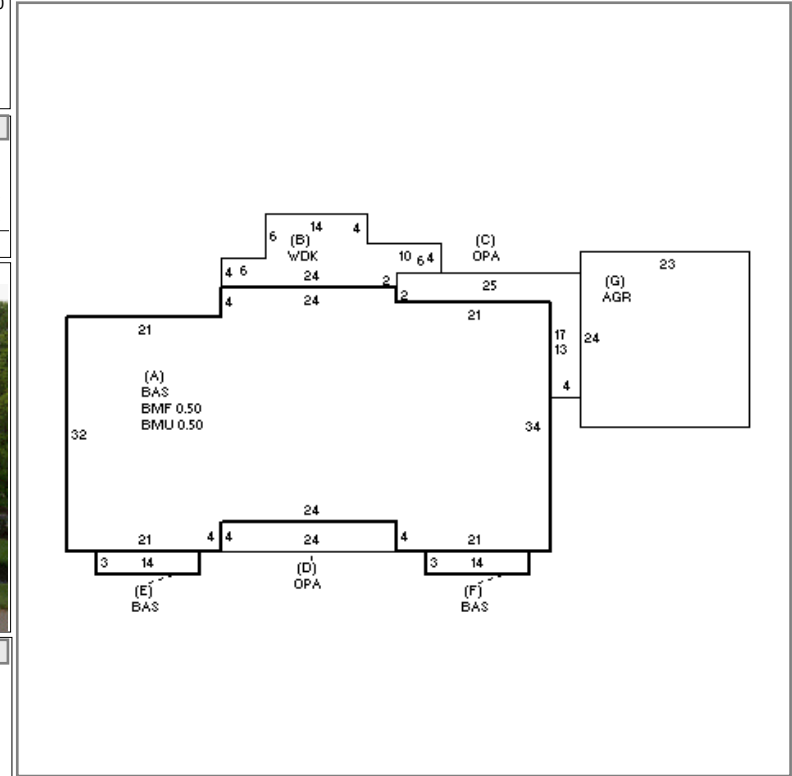
CURRENT OWNER		PARCEL ID		LOCATION								
WINIEWICZ REALTY TRUST 1 SUSANS PL E BRIDGEWATER, MA 02333		39-14-0		1 SUSANS PL								
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)							
WINIEWICZ REALTY TRUST		03/18/2020	A	1 52492-234								
WINIEWICZ ANDREW T & JUDI		12/23/2019	A	1 52137-080								
WINIEWICZ REALTY TRUST		01/03/2019	A	1 50695-274								
CD	T	AC/SF/UN	NgH	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	5	1.00	100	1.00	100	1.00	5	1.20		225,600
300	A	0.470	5	1.00	100	1.00	100	1.00	ELP	1.00		2,680

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 %
BP-19-142	05/01/2019	6	CYCL GROWTH		05/28/2020	SD	0 0
		3	ALTERATIONS	52,000	05/28/2020		0 100
		51	FIELD REVIEW		10/08/2013	LF	0 0

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TOTAL	1.470 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
NgH	RES 5	N O T E	LOT 21		LAND	228,300	199,100
Inf1	FACTOR 100		BUILDING	434,000	399,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	662,300	598,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	5/28/2020	SD
MODEL	1		RESIDENTIAL	LIST	5/28/2020	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	3/27/2013	ER
QUALITY	+	1.05	AVG +/-GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1999	SIZE ADJ	1.000
NET AREA	2,238	DETAIL ADJ	1.030
\$NLA(RCN)	\$245	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	4	1.00	
BATHROOMS	3	1.00	
# 1/2 BATHS	1	1.00	
TOT FIXTURES	11	\$8,089	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,077		34.58	37,239
EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	1,077		48.63	52,371
ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	212		33.18	7,034
ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	248		44.84	11,120
FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	2,238	1999	173.14	387,481
INT FINISH	99	N/A	1.00	G	AGR	N	ATT GARAGE	552		71.94	39,711
HEATING/COOLING	9	WARM/COOL AIR	1.03	F11	O		FPL 1S 1OP	1		6,317.90	6,318
FUEL SOURCE	2	GAS	1.00								
ARPUD	0		1.00								
AFFORDABLE	0		1.00								

TOTAL RCN	549,362
CONDITION ELEM CD	
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1999 / 22
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$434,000