Key: 1897

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.609

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BRENNICK STEPHEN M & SARA A 285 BRIDGE ST E BRIDGEWATER, MA 02333	48-45-0	285 BRIDGE ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BRENNICK STEPHEN M & SARA	09/18/1986	QS		7126-255

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	%
		6	CYCL GROWTH		11/04/2015	SD	0	0
		6	CYCL GROWTH		06/11/2013	LF	0	0
619	11/03/2010	3	ALTERATIONS	3,202			0	0
		6	CYCL GROWTH				0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,767	3 1.00	100 1.00	100 1.00	188,000	1.17	100 1.00	3 1.00			181,270

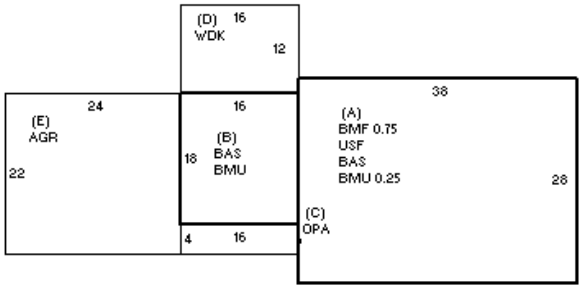
TOTAL	35,763 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE	LOT 12/ T 14575		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	181,300	164,900
BUILDING	400,100	357,600
DETACHED	0	0
OTHER	0	0
TOTAL	**581,400**	**522,500**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/19/2013



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	0.95	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/4/2015	SD
LIST		
REVIEW	3/28/2013	ER

YEAR BLT	1986	SIZE ADJ	1.000
NET AREA	2,416	DETAIL ADJ	0.988
$NLA(RCN)	$197	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	11	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	$5,375
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	2	HIP	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	11	HW/COOL AIR	1.04
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	554		35.98	19,935
+	BAS	L	BASE AREA	1,352	1986	154.55	208,958
A	USF	L	UPPER STORY FIN	1,064	1986	140.45	149,436
A	BMF	N	BSMT FINISH-SEP	798		50.61	40,383
C	OPA	N	OPEN PORCH	64		42.70	2,733
D	WDK	N	WOOD DECK	192		31.60	6,067
E	AGR	N	ATT GARAGE	528		69.29	36,584
	F21	O	FPL 2S 1OP	1		6,819.00	6,819

TOTAL RCN 476,290

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	

EFF.YR/AGE 2005 / 16

COND	16	16 %	
FUNC	0		
ECON	0		
DEPR	16	% GD	84

RCNLD $400,100