

Key: 2021

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.733

LEGAL

LAND

DETAILED

BUILDING

ILLDING

CURRENT OWNER				PARCEL ID				LOCATION			
DEWHURST LUMBER CO INC 215 BEDFORD ST E BRIDGEWATER, MA 02333				51-37-0				203-&205 BEDFORD ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
DEWHURST LUMBER CO INC				10/16/1984	QS			5825-307			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3260	100	RESTAURANTS				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	05/26/2015	6	CYCL GROWTH		12/15/2017	RJM	100	100
		99	OTHER		07/31/2014		100	100
		99	OTHER		07/10/2014	LF	100	100
1987	05/12/2014	6	CYCL GROWTH				100	100
		3	ALTERATIONS	1,200			100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	26,404	C4	1.00	100	1.00	100	1.00	C4	1.05		189,890

TOTAL	26,404 SF	ZONING	N T 13823...	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	C4	NOTE	T 13823...	LAND	189,900	183,500		
Infl1	FACTOR 100			BUILDING	251,900	240,000		
Infl2	PHY 100			DETACHED	31,700	30,000		
				OTHER	0	0		
				TOTAL	473,500	453,500		

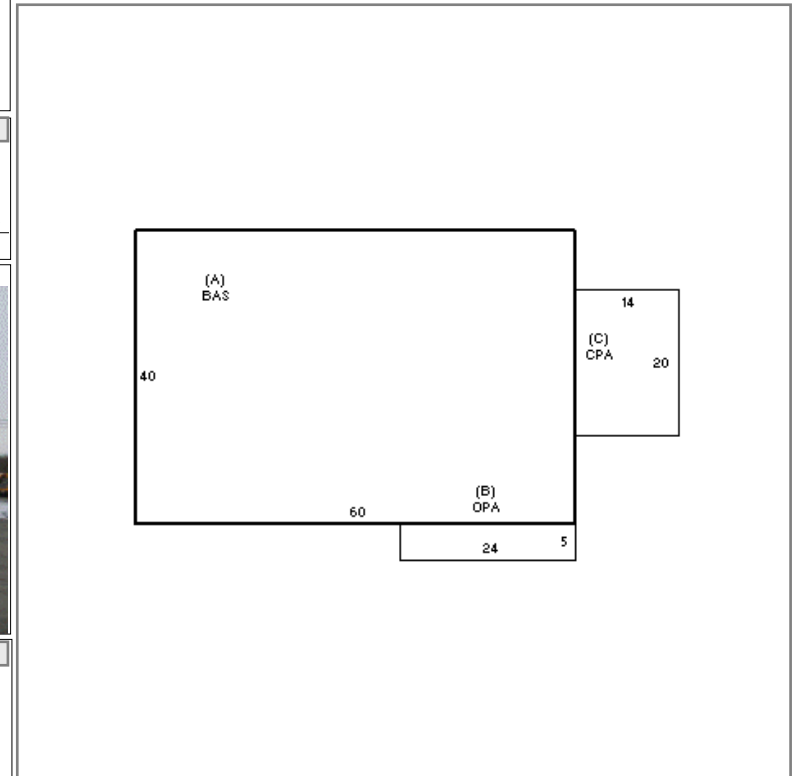
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	70 0.30		23,500	3.70	26,100
SP2	A	1.00	20 0.80 4X8		32	202.30	5,200
C06	A	1.00	30 0.70		29	18.40	400



BLDG COMMENTS

SUBWAY

BUILDING	CD	ADJ	DESC	MEASURE	12/15/2017	RJM
MODEL	5		CIM-5	LIST	12/15/2017	RJM
STYLE	39	1.05	RESTAURANT [100%]	REVIEW	12/28/2017	RJM
QUALITY	-	0.85	MINUS AVE [100%]			
FRAME	2	1.00	MASONRY [100%]			



YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,400	DETAIL ADJ	1.005	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	2,400	1972	140.62	337,495
\$NLA(RCN)	\$150	OVERALL	1.000	EXT. COVER	15	CC - BLOCK	0.98	B	OPA	N	OPEN PORCH	120		20.32	2,438
				ROOF SHAPE	1	GABLE	1.00	C	CPA	N	CARPORT	280		17.34	4,855
				ROOF COVER	1	ASPH/CMP SHIN	1.00		DUW	O	DRIVE-UP WIND	1		15,098.00	15,098
				FLOOR COVER	4	TILE	0.98								
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOL	9	WARM/COOL AIR	1.00								
				FUEL SOURCE	2	GAS	1.00								
				ARPUD	0		1.00								
				AFFORDABLE	0		1.00								

TOTAL RCN	359,886
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
CDN/APP	A
EFF.YR/AGE	1982 / 39
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$251,900