

Key: 3574

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.079

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
OCONNELL ADAM R & ERICKA B 67 BROAD MEADOW DR E BRIDGEWATER, MA 02333				80-44-0				67 BROAD MEADOW DR				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
OCONNELL ADAM R & ERICKA				09/14/2020	A	1 53422-293						
OCONNELL ADAM R				06/29/2017	QS	410,000 48603-061						
FOPIANO EDWARD J & JOYCE				04/30/1974	QS	3982-041						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	42,908 4	1.00	100	1.00	225,600	1.01	100	1.00	4	1.20	224,930

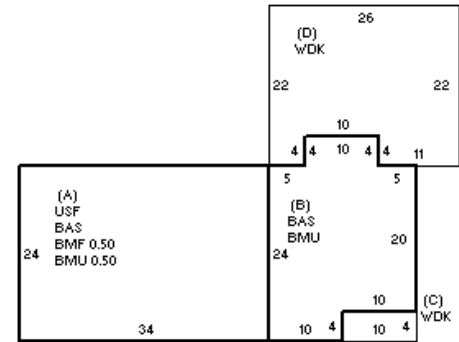
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
BP-19-502	11/04/2019	3	ALTERATIONS	5,350			0 0
		99	OTHER		03/27/2018	SD	0 0
		6	CYCL GROWTH		10/01/2015	SD	0 0
		51	FIELD REVIEW		10/02/2013	LF	0 0

LAND

TOTAL	42,907 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E T 10979			LAND	224,900	187,600
Inf1	FACTOR 100		BUILDING	287,500	253,500		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
					TOTAL	514,900	443,400

DETAILED

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



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/27/2018	SD
MODEL	1		RESIDENTIAL	LIST REVIEW	4/11/2013	ER
STYLE	5	0.95	COLONIAL [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	393,790		
NET AREA	2,112	DETAIL ADJ	0.940	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	888		36.33	32,262	CONDITION ELEM CD			
\$NLA(RCN)	\$186	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	408		51.09	20,846	EXTERIOR G			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,296	1974	153.10	198,423	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	A	USF	L	UPPER STORY FIN	816	1974	139.13	113,530	KITCHEN			
				FLOOR COVER	99	N/A	1.00	+	WDK	N	WOOD DECK	572		31.60	18,075	BATHS			
				INT FINISH	99	N/A	1.00	F21	O	FPL 2S 1OP	1		6,819.00	6,819	HEAT				
				HEATING/COOLING	5	ELECTRIC BB	0.99												
				FUEL SOURCE	3	ELECTRIC	1.00												
				ARPUD	0		1.00												
				AFFORDABLE	0		1.00												
CAPACITY		UNITS	ADJ																
STORIES		2	1.00																
ROOMS		7	1.00																
BEDROOMS		3	1.00																
BATHROOMS		2	1.00																
# 1/2 BATHS		0	1.00																
TOT FIXTURES		6	\$3,835																
# UNITS		1	1.00																
																EFF.YR/AGE		1979 / 42	
																COND	27 27 %		
																FUNC	0		
																ECON	0		
																DEPR	27 % GD 73		
																RCNLD	\$287,500		