

Key: 3604

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.110

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
GLENSTONE CAPITAL LLC 8 PRESERVE WAY SHARON, MA 02067				81-31-0				401 N BEDFORD ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GLENSTONE CAPITAL LLC				08/27/2021	B	1	55552-230				
GLENSTONE CAPITAL LLC				10/30/2020	O	630,000	53730-348				
KENDALL RAMONE J				04/05/2013	QS	360,000	42900-196				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3420	100	MED OFFICE				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-21-392	08/16/2021	1	NEW CONST	741,800	06/08/2022	PJK	40	40
BP-21-337	07/12/2021	4	DEMO		08/12/2021	SLB	100	100
		6	CYCL GROWTH		12/14/2012	LFF	0	0

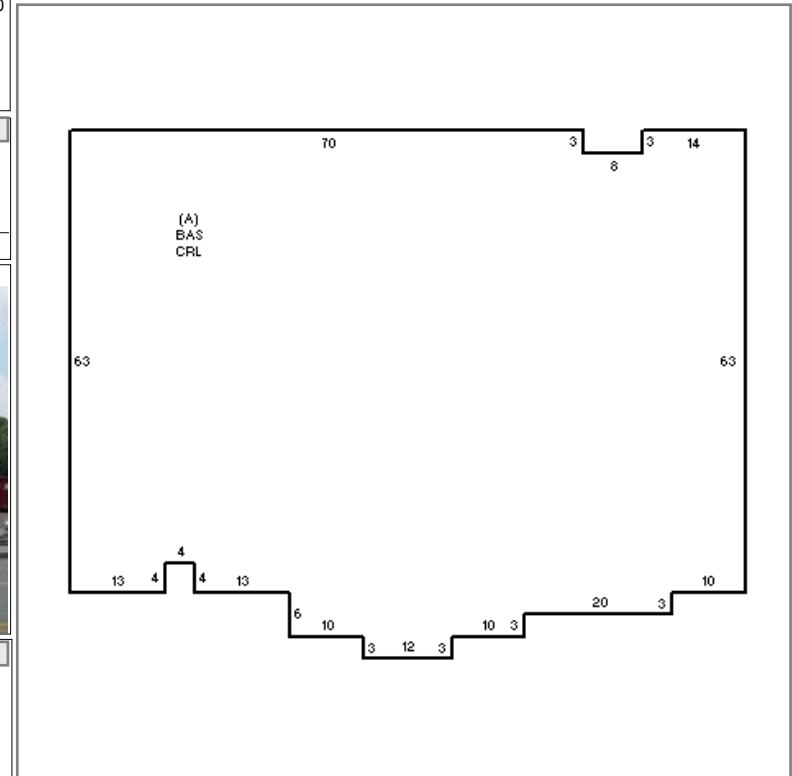
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	43,560	C3	1.00	100	1.00	100	1.00	201,400	1.00	100	1.00	201,400
303	A	4,000	C3	1.00	100	1.00	100	1.00	8,300	1.00	100	1.00	33,200

TOTAL	5.000 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	C3	NOTE			LAND	234,600	183,300
Infl1	FACTOR 100		BUILDING	419,500	354,700		
Infl2	PHY 100		DETACHED	0	31,900		
			OTHER	0	0		
					TOTAL	654,100	569,900

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/8/2022	PJK
MODEL	5		CIM-5	LIST	6/8/2022	PJK
STYLE	21	1.20	PROF. BUILDING [100%]	REVIEW	6/9/2022	PJK
QUALITY	+	1.05	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	2021	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,048,767			
NET AREA	6,044	DETAIL ADJ	1.234	FOUNDATION	3	FOUND. WALL	1.00	A	CRL	N	CRAWL	6,044	2021	6.20	37,473	CONDITION ELEM	CD			
\$NLA(RCN)	\$174	OVERALL	1.000	EXT. COVER	14	OTHER	1.00	A	BAS	L	BASE AREA	6,044		167.32	1,011,294	EXTERIOR	A			
				ROOF SHAPE	4	FLAT/SHED	0.98											INTERIOR	A	
				ROOF COVER	11	MEMBRANE	1.02											CDN/APP	A	
				FLOOR COVER	5	VINYL	1.00											EFF.YR/AGE		2021 / 0
				INT. FINISH	2	DRYWALL	1.00											COND	0 0 %	
				HEATING/COOL	9	WARM/COOL AIR	1.00											FUNC	60 uc	
				FUEL SOURCE	2	GAS	1.00											ECON	0	
				ARPUD	0		1.00											DEPR	60 % GD 40	
				AFFORDABLE	0		1.00											RCNLD	\$419,500	