

Key: 5442

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.173

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION				
BRESCIA JOSEPH A TR & COLLEEN M TR 27 RACHELS WAY SCITUATE, MA 02066						45-16-30-0			27 RACHELS WAY				
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)	
						BRESCIA JOSEPH A TR & BRESCIA JOSEPH A & COLLEE			12/10/2021	F	1	56147-214	
			12/09/2021	QS	850,000	56142-240							
			01/31/2018	QS	599,000	49458-255							

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		7	OTHERS		09/06/2022	JD	100	100
14-176	04/10/2014	1	NEW CONST	200,083	09/29/2014	RJM	100	20
14-175	04/10/2014	1	NEW CONST	200,083	09/29/2014	RJM	100	100
14-174	04/10/2014	1	NEW CONST	210,083	09/29/2014	RJM	100	100
14-176	04/10/2014	1	NEW CONST	200,083	05/05/2014	SJ	100	100

LAND

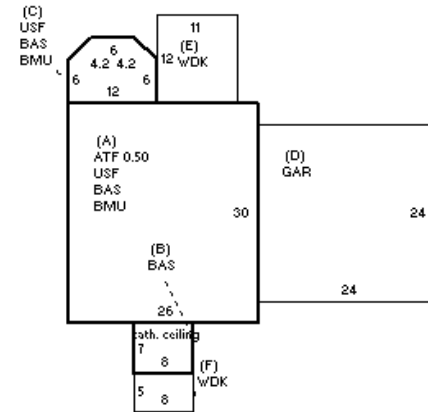
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh		CONDO'S FY 2016			LAND	0	0
Inf1					BUILDING	848,700	794,400
Inf2					DETACHED	0	0
					OTHER	0	0
					<b>TOTAL</b>	<b>848,700</b>	<b>794,400</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/05/2023





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/5/2023	NC
MODEL	10		CONDO	LIST	5/5/2023	EST
STYLE	1	1.00	CONDO [100%]	REVIEW	6/16/2023	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

**BLDG COMMENTS**  
EASTHAM  
Originally built/started in 2003 as single family dwelling.  
MLS

G

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	902,876
NET AREA	2,204	DETAIL ADJ	1.734	COMPLEX	90	WALDEN WOODS	1.70	+	BMU	N	BSMT UNFINISHED	879		26.22	23,047	CONDITION ELEM	CD
\$NLA(RCN)	\$410	OVERALL	1.000	STYLE	6	COLONIAL	1.00	A	BAS	L	BAS AREA	780	2003	392.44	306,102	INTERIOR	A
				VIEW/LOC	9	NONE	1.00	A	USF	L	UP-STRY FIN	780	2003	392.44	306,102	KITCHEN	A
				HVAC	9	WARM/COOL AIR	1.02	A	ATF	L	FINISHED ATTIC	390	2003	278.92	108,779	BATHS	A
ROOMS	6		1.00	FUEL SOURCE	2	GAS	1.00	+	BAS	L	BAS AREA	155	2014	392.44	60,828	EXTERIOR	A
BEDROOMS	2		1.00	FLOOR LEVEL	5	END UNIT	1.00	C	USF	L	UP-STRY FIN	99	2014	392.44	38,852		
BATHROOMS	2		1.00	CONDO MODEL	0		1.00	D	GAR	N	GARAGE	576		43.82	25,238		
# 1/2 BATHS	1		1.00	INT QUALITY	0		1.00	+	WDK	N	ATT WOOD DECK	172		21.85	3,758		
TOT FIXTURES	8	\$11,098							BMF	N	BSMT FINISH-ADD	800		19.78	15,824		
									GFP	O	GAS FIREPLACE	1		3,247.60	3,248		
																EFF.YR/AGE	2004 / 18
																COND	6 6 %
																FUNC	0
																ECON	0
																DEPR	6 % GD 94
																RCNLD	\$848,700