

Situs : 97 BURKESIDE AV	Parcel ID: 100-008	Class: Single Family Residence	Card: 1 of 1	Printed: October 28, 2020
--------------------------------	---------------------------	---------------------------------------	--------------	---------------------------

CURRENT OWNER	GENERAL INFORMATION
ZAMBELLI DAVID 97 BURKESIDE AV BROCKTON MA 02301	Living Units 1 Neighborhood 60 Alternate ID 11-1 Vol / Pg 21806/197 District Zoning R1C Class Residential
Property Notes	



100-008 03/16/2020

Land Information				
Type	Size	Influence Factors	Influence %	Value
Primary	SF	8,022		92,130
Total Acres: .1842 Spot: Location:				

Assessment Information				
	Appraised	Cost	Income	Prior
Land	92,100	92,100	0	88,400
Building	225,500	240,000	0	198,300
Total	317,600	332,100	0	286,700
Manual Override Reason				
Base Date of Value 1/1/2020				
Effective Date of Value 1/1/2020				
Value Flag MARKET APPROACH				
Gross Building:				

Entrance Information			
Date	ID	Entry Code	Source
08/10/20	GL	Field Review	Other

Permit Information				
Date Issued	Number	Price	Purpose	% Complete

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
03/29/02	191,000	Land + Bldg	Valid Sale	21806/197		ZAMBELLI DAVID
08/29/97	92,000	Land + Bldg		15445		

Situs : 97 BURKESIDE AV	Parcel Id: 100-008	Class: Single Family Residence	Card: 1 of 1	Printed: October 28, 2020
-------------------------	--------------------	--------------------------------	--------------	---------------------------

Dwelling Information			
Style	Colonial	Year Built	1917
Story height	2	Eff Year Built	
Attic	Unfin	Year Remodeled	
Exterior Walls	Frame	Amenities	
Masonry Trim	x	In-law Apt	No
Color	Natural		
Basement			
Basement	Full	# Car Bsm't Gar	
FBLA Size	x	FBLA Type	
Rec Rm Size	x	Rec Rm Type	
Heating & Cooling		Fireplaces	
Heat Type	Basic	Stacks	
Fuel Type	Oil	Openings	
System Type	Steam	Pre-Fab	
Room Detail			
Bedrooms	3	Full Baths	2
Family Rooms		Half Baths	
Kitchens		Extra Fixtures	1
Total Rooms	6	Bath Type	
Kitchen Type		Bath Remod	No
Kitchen Remod	No		
Adjustments			
Int vs Ext	Same	Unfinished Area	
Cathedral Ceiling	x	Unheated Area	
Grade & Depreciation			
Grade	C+	Market Adj	
Condition	Good	Functional	
CDU	GOOD	Economic	
Cost & Design	0	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	308,133	% Good	67
Plumbing	13,050	% Good Override	
Basement	17,524	Functional	
Heating	0	Economic	
Attic	7,546	% Complete	
Other Features	0	C&D Factor	
		Adj Factor	1
Subtotal	346,250	Additions	2,350
Ground Floor Area	700		
Total Living Area	1,400	Dwelling Value	234,340

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Det Garage	1 x	216	216	1	1925	C	G	5,690

Condominium / Mobile Home Information	
Complex Name	
Condo Model	
Unit Number	
Unit Level	
Unit Parking	
Model (MH)	
Unit Location	
Unit View	
Model Make (MH)	

Addition Details						
Line #	Low	1st	2nd	3rd	Value	
1		11			2,350	