


Situs : 35 CLIFFORD AV		Parcel ID: 101-036		Class: Single Family Residence		Card: 1 of 1		Printed: October 28, 2020	
CURRENT OWNER			GENERAL INFORMATION			<div><p>101-036 03/16/2020</p></div>			
STANEK PETER J JR & ANNETTE STANEK 35 CLIFFORD AVE BROCKTON MA 02301			Living Units 1 Neighborhood 210 Alternate ID 11 Vol / Pg District Zoning R1C Class Residential						
Property Notes									
Land Information									
Type		Size	Influence Factors	Influence %	Value				
Primary	SF	7,000			78,400				
Residual	SF	980			720				
Total Acres: .1832 Spot: Location:									
Assessment Information									
						Appraised	Cost	Income	Prior
Land						79,100	79,100	0	74,000
Building						183,300	151,500	0	160,400
Total						262,400	230,600	0	234,400
Manual Override Reason									
Value Flag						Base Date of Value 1/1/2020			
Gross Building:						Effective Date of Value 1/1/2020			
Entrance Information									
Date	ID	Entry Code	Source						
08/24/20	GL	Field Review	Other						
10/02/14	DR	Not At Home	Other						
Permit Information									
Date Issued	Number	Price	Purpose				% Complete		
11/16/18	BPA-18-511	3,000	SOLARPANLS				100		
Sales/Ownership History									
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee			
05/01/89	114,900	Land + Bldg	Valid Sale			STANEK PETER J JR			
06/01/87	107,900	Land + Bldg	Valid Sale						
9167/60									

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Dwelling Information			
Style	Split Level	Year Built	1952
Story height	1	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x		
Color	White	In-law Apt	No

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	1

Room Detail			
Bedrooms	1	Full Baths	1
Family Rooms		Half Baths	
Kitchens		Extra Fixtures	
Total Rooms	7	Bath Type	
Kitchen Type		Bath Remod	No
Kitchen Remod	No		

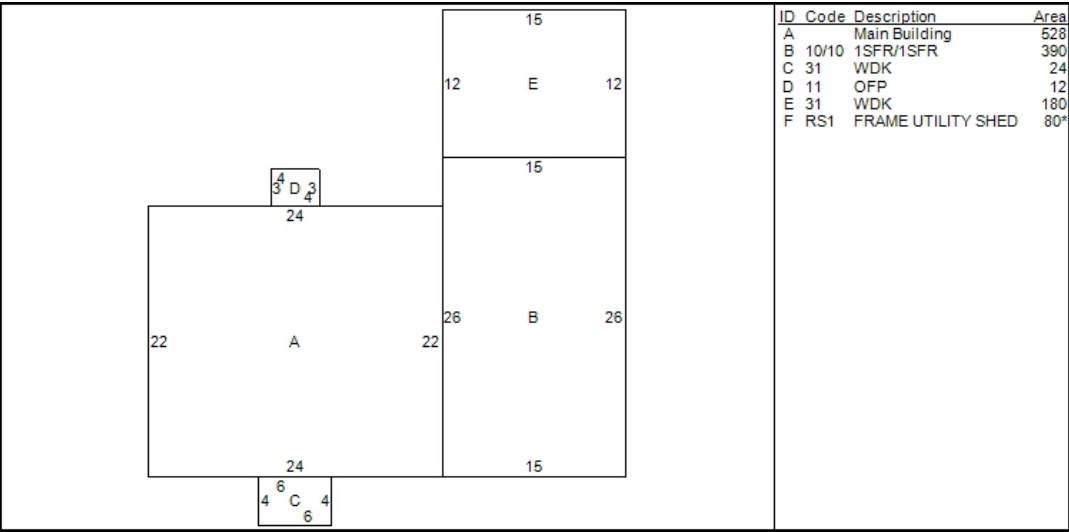
Adjustments	
Int vs Ext	Same
Cathedral Ceiling	x
Unfinished Area	
Unheated Area	

Grade & Depreciation			
Grade	C	Market Adj	
Condition	Good	Functional	
CDU	AVERAGE	Economic	
Cost & Design	0	% Good Ovr	
% Complete			

Dwelling Computations			
Base Price	148,105	% Good	72
Plumbing		% Good Override	
Basement	13,898	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	3,416	C&D Factor	
		Adj Factor	1
Subtotal	165,420	Additions	31,970

Ground Floor Area	528	Dwelling Value	151,070
Total Living Area	1,308		

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Frame Shed	8 x 10		80	1	1996	C	A	400

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		10	10		29,520	
2		31			290	
3		11			220	
4		31			1,940	