

Situs : 33 SNELL ST	Parcel ID: 102-070	Class: Single Family Residence	Card: 1 of 1	Printed: October 28, 2020
---------------------	--------------------	--------------------------------	--------------	---------------------------

CURRENT OWNER	GENERAL INFORMATION
KISLAUSKIS HENRY DIANNA L KISLAUSKIS 33 SNELL ST BROCKTON MA 02301	Living Units 1 Neighborhood 210 Alternate ID 15 Vol / Pg 03170/00307 District Zoning R2 Class Residential

Property Notes



102-070 03/16/2020

Land Information				
Type		Size	Influence Factors	Influence % Value
Primary	SF	7,000		78,400
Residual	SF	3,930		2,870
Total Acres: .2509				
Spot: Location:				

Assessment Information				
	Appraised	Cost	Income	Prior
Land	81,300	81,300	0	75,600
Building	224,400	220,100	0	192,800
Total	305,700	301,400	0	268,400
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
10/03/14	DR	Unoccupied	Ow ner

Permit Information				
Date Issued	Number	Price	Purpose	% Complete
10/28/14	B61033	4,000	BLDG Roof	100

Sales/Ownership History					
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type Grantee
				3170/307	

Situs : 33 SNELL ST		Parcel Id: 102-070		Class: Single Family Residence		Card: 1 of 1		Printed: October 28, 2020	
---------------------	--	--------------------	--	--------------------------------	--	--------------	--	---------------------------	--

Dwelling Information			
Style	Colonial Ne	Year Built	1886
Story height	1.7	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x	In-law Apt	No
Color	White		
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	1
Family Rooms		Half Baths	1
Kitchens		Extra Fixtures	
Total Rooms	7		
Kitchen Type		Bath Type	
Kitchen Remod	No	Bath Remod	No
Adjustments			
Int vs Ext	Same	Unfinished Area	
Cathedral Ceiling	x	Unheated Area	
Grade & Depreciation			
Grade	C+	Market Adj	
Condition	Good	Functional	
CDU	AVERAGE	Economic	
Cost & Design	0	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	276,873	% Good	62
Plumbing	6,525	% Good Override	
Basement	17,321	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	0	C&D Factor	
		Adj Factor	1
Subtotal	300,720	Additions	20,960
Ground Floor Area	686		
Total Living Area	1,643	Dwelling Value	207,410

Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Det Garage	22 x 16		352	1	1925	C	G	7,350
Pool-Plin	1 x 512		512	1	1973	C	A	5,330

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

Addition Details						
Line #	Low	1st	2nd	3rd	Value	
1		10			17,050	
2		11			2,480	
3		15			1,430	

Building Notes	

ID	Code	Description	Area
A		Main Building	686
B	10	1SFR	418
C	11	OFP	150
D	15	FBAY	24
E	RG1	GARAGE - WD/CB	352
F	RP1	PLASTIC LINER POOL	512