



RESIDENTIAL PROPERTY RECORD CARD

2026

BROCKTON

Situs : 38 LOUIS ST

Parcel ID: 172-090

Class: Single Family Residence

Card: 1 of 1

Printed: December 22, 2025

CURRENT OWNER

HAYDEN JACOB ALEX
38 LOUIS ST
BROCKTON MA 02302

GENERAL INFORMATION

Living Units 1
Neighborhood 200
Alternate ID 3-2
Vol / Pg 59506/127
District
Zoning R1C
Class Residential

Property Notes



172-090 4/14/2025

Land Information

Type	Size	Influence Factors	Influence %	Value
Primary	SF	9,285		157,790

Total Acres: .2132
Spot:

Location:

Assessment Information

	Appraised	Cost	Income	Prior
Land	157,800	157,800	0	144,700
Building	270,500	221,300	0	255,100
Total	428,300	379,100	0	399,800

Manual Override Reason

Base Date of Value

Effective Date of Value

Value Flag MARKET APPROACH
Gross Building:

Entrance Information

Date	ID	Entry Code	Source
09/02/20	CM	Not At Home	Other
12/23/14	JOD	Estimated For Misc Reason	Other

Permit Information

Date Issued	Number	Price	Purpose	% Complete
08/03/23	8	3,000	INS Residential Weatherization/Air Sea	100
10/21/14	B61008	15,568	BLDG Solar Pv Panels	100
06/25/10	53446	4,600	BLDG Reroof	0
08/04/05	44620	4,000	BLDG 8 Vinyl Windows	0
06/15/99	30913	4,800	BLDG Vinyl Side & Co	100

Sales/Ownership History

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
12/03/24	150,000	Land + Bldg	Private Sale No Put On Market	59506/127	Quit Claim	HAYDEN JACOB ALEX
04/28/00	144,900	Land + Bldg	Valid Sale	18480/58		CHASE KAREN



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Dwelling Information

Style	F To B Splt	Year Built	1960
Story height	1	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x	In-law Apt	No
Color	Yellow		

Basement

Basement	Part	# Car Bsmt Gar	
FBLA Size	400	FBLA Type	
Rec Rm Size	x	Rec Rm Type	

Heating & Cooling

Fireplaces

Heat Type	Basic	Stacks	1
Fuel Type	Oil	Openings	1
System Type	Hot Water	Pre-Fab	

Room Detail

Bedrooms	3	Full Baths	1
Family Rooms	1	Half Baths	
Kitchens		Extra Fixtures	
Total Rooms	6		
Kitchen Type		Bath Type	
Kitchen Remod	No	Bath Remod	No

Adjustments

Int vs Ext	Same	Unfinished Area	
Cathedral Ceiling	x	Unheated Area	

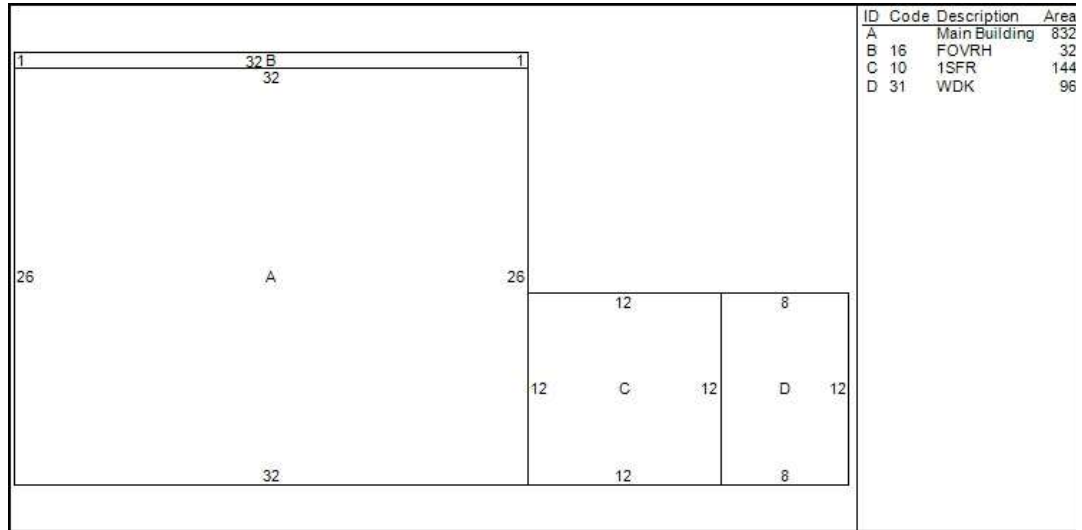
Grade & Depreciation

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

Dwelling Computations

Base Price	210,803	% Good	72
Plumbing		% Good Override	
Basement	9,893	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	31,992	C&D Factor	
		Adj Factor	1
Subtotal	252,690	Additions	10,510
Ground Floor Area	832		
Total Living Area	1,408	Dwelling Value	192,450

Building Notes



Outbuilding Data

Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
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Condominium / Mobile Home Information

Complex Name
Condo ModelUnit Number
Unit Level
Unit Parking
Model (MH)Unit Location
Unit View
Model Make (MH)