

Key: 2447

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.649

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION			
D & M MACALUSO REALTY TRUST MACALUSO MARYLOU TRUSTEE 99 DEPOT RD UNIT 24 CHATHAM, MA 02633				14F-112-X24				99-24 DEPOT RD			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				D & M MACALUSO REALTY TRU				02/08/2018	O	372,000	(C85-24)
MARCIANO CHARLES A & MARY				04/22/2005	QS	412,500	(C85-24)				
GORMAN PAUL C				03/12/1999	99	126,250	(85-24)				

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

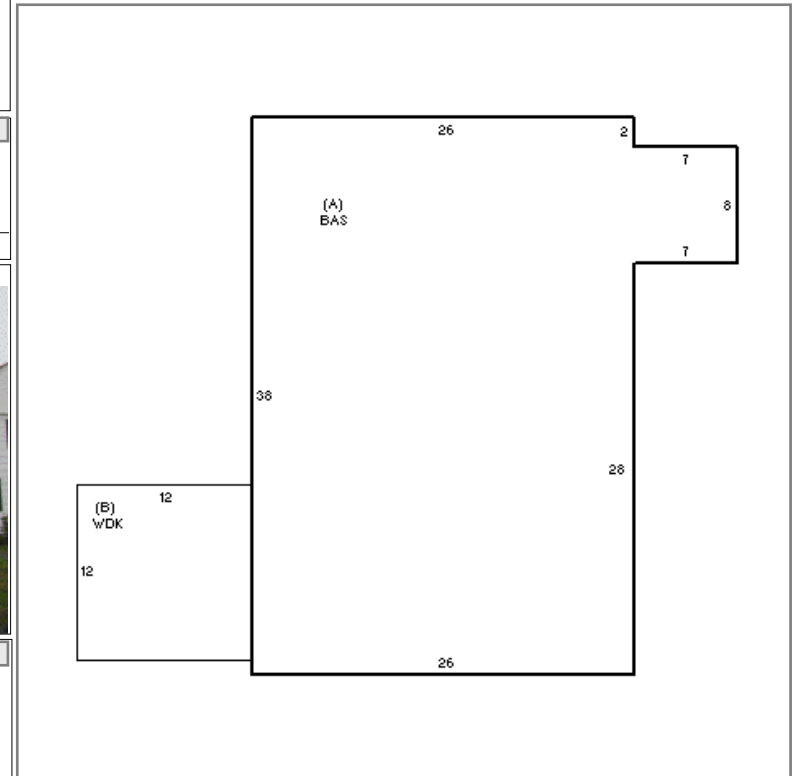
TOTAL	SF	ZONING	Gb2	FRNT	0	ASSESSED	CURRENT	PREVIOUS
						LAND	0	0
		NOTE				BUILDING	472,800	422,900
			DETACHED	0	0			
			OTHER	0	0			
			TOTAL	472,800	422,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
WAS: 39 OYSTER HTS

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-369	05/15/2023	11	Window Rplc	23,812				0 0
20-363	12/17/2020	10	Reroof	153,240	04/29/2021	TCK	100	100
	04/18/2018	98	SALES QUESTI					0 0
	02/09/2018	3	Renovations					100 100
	03/31/2017	3	Renovations		07/02/2019	TCK	100	100
18-125				75,000	03/31/2017	APK	100	100



BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	10		CONDO	LIST		
STYLE	5	1.00	GARDEN END [100%]	REVIEW	7/19/2022	CC
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	99	1.00	N/A [100%]			

YEAR BLT	1980	SIZE ADJ	1.000
NET AREA	1,044	DETAIL ADJ	1.600
\$NLA(RCN)	\$487	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	4	1.00	
BEDROOMS	2	1.00	
FULL BATHS	2	1.00	
1/2 BATHS	0	1.00	
FIXTURES	6	\$7,680	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	25	OYSTER HEIGHT	1.60
UNIT MODEL	99	N/A	1.00
VIEW/LOC	1	NONE	1.00
HVAC	5	ELECTRIC BB	1.00
FUEL SOURCE	3	ELECTRIC	1.00
FLOOR LEVEL	3	SECOND FLOOR	1.00
NEIGHBORHOOD	2	CHATHAM	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BAS AREA	1,044	1980	464.76	485,209
B	WDK	N	ATT WOOD DECK	144		19.00	2,736
	BMU	N	BSMT UNFINISHED	456		23.00	10,488
	BMG	O	BSMT GARAGE	1		2,276.00	2,276

TOTAL RCN	508,389
CONDITION ELEM	CD
INTERIOR	G
KITCHEN	G
BATHS	G
EXTERIOR	A
EFF.YR/AGE	1999 / 23
COND	7 7 %
FUNC	0
ECON	0
DEPR	7 % GD 93
RCNLD	\$472,800