

Card: 1 of 1	Total Card	Total Parcel
APPR	1,878,800 /	1,878,800
USE + IMP	1,878,800 /	1,878,800
USE LAND	1,878,800 /	1,878,800
ASSESSED	1,878,800 /	1,878,800

Patriot
PROPERTIES INC.

User Account
20553
GIS Coord 1
308690711865.00000000
GIS Coord 1

Insp Date
09/20/2024

Print Date / Time	
5/3/2025	4:05 pm

Last Date / Time
6/15/23 8:23 am

USER DEFINED	
RAD:	
415	
OLD PID:	

Property: 10553 | Bld: 11008 | Seq: 1 | Year: | Data As Of Date: 05/02/2025 | User: sa | DB: Assess50Burlington

Exterior Information

Type	CT - CONTEMPORARY		
Story Hght	2 - Two Story		
(Liv) Units	1	Tot	1
Found	C - CONCRETE		
Frame	W - Wood		
P. Wall	CL - CLAPBRD.WOOD		
Sec Wall			0
Roof Str	FL - FLAT		
Roof Cvr	RM - RUBBER MEMB		
Color			
View	EX - EXCELLENT		
Shape			
Bld Name			

General Information

Grade	E - EXCELLENT		
Year Blt	2005	Eff Yr	
Alt LUC			
Juris			
Con Mod			

Interior Information

Avg Ht / Ft	9.00		
P. Int Wall	DW - DRYWALL		
Sec Int Wall			
Partition			
P. Floor	HW - HARDWOOD		
Sec Floor	TL - TILE		20%
Bmt Floors	CON - CONCRETE		
Sub Floors			
Bmt Garage	0		
Electric	T - TYPICAL		
Insulation	T - TYPICAL		
Int Vs Ext			
Heat Fuel	O - OIL		
Heat	HA - HOT AIR		
# Heat Sys	1		
Heated %	100	AC %	100
Sol HW %		Ctrl Vac %	
Com Wall %		Sprink %	

Special Features / Yard Items

Code	Desc	A	Y/S	Qty	Size	Qual	Con	Year	Unit Prc	D/S	Depr %	LUC	Ft.	NBC	Ft.	Juris	Ft.	Appr Val	Assessed
SPV	POOL I-V	D	Y	1	450.00	A	EX	2005	23.00	T	8%		1		1		1	14,800	14,800
ER	ELEVATOR RES	D	Y	1	4.00	C-	FR	2005	5,814.00	T	28%		1		1		1	18,300	18,300
Building Totals		Yard Item Appr				33,100				Special Feature Appr				33,100				33,100	
Parcel Totals		Yard Item Appr				33,100				Special Feature Appr				33,100				33,100	

Disclaimer: This Information is believed to be correct but is subject to change and is not guaranteed

Condo Information

Location	
Tot Units	
Floor	
% Own	
Name	

Bath Features

Full Bath	4	Rtng	
Add Full	0	Rtng	
3/4 Bath	0	Rtng	
Add. 3/4	0	Rtng	
1/2 Bath	3	Rtng	
Add. 1/2	0	Rtng	
Other Fix	1	Rtng	F

Other Features

Kitchens	1	Rtng	
Add Kit.	0	Rtng	
Fireplaces	1	Rtng	
WS Flues	0	Rtng	

Depreciation

Phys Con	VG	3.74
Functional		
Economic		
Special		
Override		
Total		3.74%

Comparable Sales (7 of 12)

Rtng	Parcel ID	Type	Sale Date	Price
80	056-2-025-000	Default Mode	06/27/2023	2,900,000
65	024-1-044-000	Default Mode	12/05/2022	655,000
65	032-3-047-000	Default Mode	10/17/2022	702,000
64	033-1-104-000	Default Mode	11/14/2022	680,000
64	027-3-104-022	Default Mode	04/18/2022	748,800
64	033-4-017-000	Default Mode	11/04/2022	436,000
Avg Rtng	65.58		Ind Val	24,160,142

Comments

LOT 18

Res Breakdown

Floor	No. Unit	Rooms	Bdrms
U	1	8	4
Bld Total	1	8	4
Prcd Total	1	8	4

Calc Ladder

Base Rate	65.00	Depr	38,329
Size Adj	0.92765	Depr'd Total	986,500
Con Adj	0.97193	Juris Ft.	1.0000
Adj Prc	\$58.60	Spec. Features	\$0
Grade Ft.	1.86000	Lump Sum	-2,600
Other Feat	\$54,532	Final Total	\$983,900
NBH Mod	1.0000	Override Val	
NBC Infl	1.9600	Assmnt Ft.	1.0000
LUC Ft.	1.0000	Assessed Val	\$983,900
Adj Tot (RCN)	1,024,829	Total \$/SF	\$322.38
Depr %	3.74%	Undepr \$/SF	108.99600

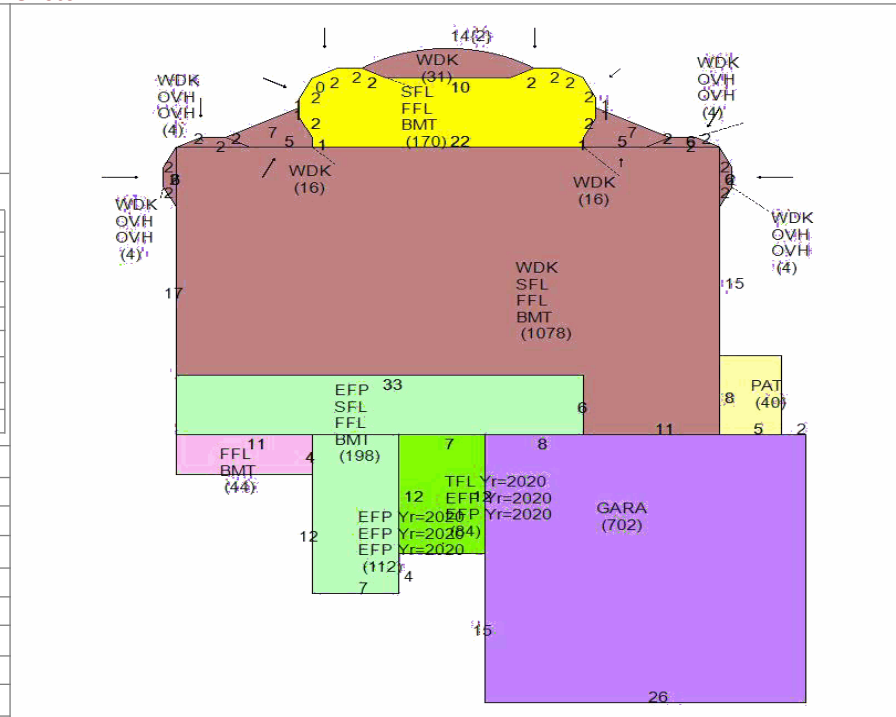
Sub Areas (7 of 9)

Code	Desc	Net Area	Gross A.	F. Area	Sz Adj A.	Rate AV	Undepr Val
FFL	1ST FLOOR	1,490	1,490	1,490	1,490	58.60	87,314
SFL	2ND FLOOR	1,446	1,446	1,446	1,446	52.74	76,262
TFL	3RD FLOOR	84	84	84	84	52.74	4,430
OVH	OVERHANG	32	32	32	32	58.60	1,875
PAT	PATIO	40	40	0	0	6.33	253
WDK	WOOD DECK	1,157	1,157	0	0	16.92	19,543
GARA	GARAGE ATTCH	702	702	0	0	20.51	14,398
Building Totals		7,074	7,143	3,052	3,052		251,794
Parcel Totals		7,074	7,143	3,052	3,052		251,794

Remodeling

Exterior	
Interior	
Add.	
Kitchen	
Bath	
Plumb	
Electric	
Heating	
General	

Sketch



Mobile Home

Make	Model	Serial	Year	Color
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Alt Areas

[illegible]

Image



Property: 10553 | Bld: 11008 | Seq: 1 | Year: | Data As Of Date: 05/02/2025 | User: sa | DB: Assess50Burlington