

Property Location: 56 AVERY ST										MAP ID: 3B/ 106/ 893/ /										Bldg Name:										State Use: 101																													
Vision ID: 3264										Account #3317										Bldg #: 1 of 1										Sec #: 1 of 1										Card 1 of 1										Print Date: 12/15/2017 16:13									
CURRENT OWNER										TOPO.			UTILITIES			STRT./ROAD			LOCATION			CURRENT ASSESSMENT										1006 56 AVERY ST EAST LONGMEADOW, MA 01028 Additional Owners: 																											

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	06		COLONIAL	#Heat Sys	1			
Model	01		RESIDENTIAL	Central Vac	0		NO	
Grade	C+		AVG. (+)	FBM Sqft				
Stories	2			Int vs Ext	S		SAME	
Foundation	1		CONCRETE	MIXED USE				
Exterior Wall 1	4		VINYL	Code	Description		Percentage	
Exterior Wall 2				101	ONE FAM		100	
Roof Structure	1		GABLE	COST/MARKET VALUATION				
Roof Cover	1		ASPHALT SH					
Interior Wall 1	1		DRYWALL					
Interior Wall 2								
Interior Floor 1	3		HARDWOOD					
Interior Floor 2	4		CARPET	Adj. Base Rate:				105.72
Heat Fuel	2		GAS	Replace Cost				215,669
Heat Type	1		FORCED H/A	AYB				2013
AC Type	03		FULL	EYB				2015
Bedrooms	3			Dep Code				GD
Full Baths	2			Remodel Rating				
Half Baths	1			Year Remodeled				
Extra Fixtures	2			Dep %				2
Total Rooms	5			Functional Obslnc				
Bath Style	G		GOOD	External Obslnc				
Kitchen Style	G		GOOD	Cost Trend Factor				1
Kitchens	1			Condition				
Extra Kitchens				% Complete				
Frame	1		WOOD	Overall % Cond				98
Basement Floor	12		CONCRETE	Apprais Val				211,400
Bsmt Garage				Dep % Ovr				0
Bsmt Garage				Dep Ovr Comment				
Units	1			Misc Imp Ovr				0
WS Flues				Misc Imp Ovr Comment				
FBM Quality				Cost to Cure Ovr				0
Fireplaces	0			Cost to Cure Ovr Comment				

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	741		21.12	15,647
FFL	1ST FLOOR	741	741		105.72	78,339
GAR	GARAGE	0	480		42.29	20,298
OPF	OPEN PORCH	0	25		12.69	317
SFL	2ND FLOOR	936	936		105.72	98,954
WDK	WOOD DECK	0	144		14.68	2,114
Ttl. Gross Liv/Lease Area:		1,677	3,067	2,040		215,669

