

Property Location 265 BENTON DR BLDG #B102
Vision ID 7581 Account # 7581

Map ID 10/ 3/ B102/ /
Bldg # 1

Bldg Name
Sec # 1 of 1 Card # 1 of 1

State Use 343
Print Date 11/9/2021 9:29:22 AM

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION				
BFS REAL ESTATE LLC 53 SOUTHAMPTON ROAD WESTFIELD MA 01085						Description	Code	Assessed	Assessed									
						COMMERC.	343	123,700	123,700									
		SUPPLEMENTAL DATA																
		Alt Prcl ID 10-3-B102 SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_376568_2842315				Received NIA Field 8 Field 9 Field 10 Assoc Pid# 10-3-0		Total		123,700	123,700							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
BFS REAL ESTATE LLC MPT DEVELOPMENT LLC		22543	0311	02-01-2019	U	I	0	1	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
		15599	0400	12-28-2005	U	I	540,000	1	2021	343	123,700	2020	343	123,700				
		Total		123,700		Total		123,700		Total								
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount											Comm Int
									APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 123,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 0 Special Land Value 0 Total Appraised Parcel Value 123,700 Valuation Method C Total Appraised Parcel Value 123,700									
Total			0.00															
ASSESSING NEIGHBORHOOD																		
Nbhd		Nbhd Name		B		Tracing		Batch										
0001																		
NOTES																		
UNIT 25% COMPLETE WINTER TIGHT WILL REQUIRE NEW BP FOR RETROFIT FOR POTENTIAL TENANT																		
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result			
201803286	12-07-2018	60	COMM BLDG	2,431,254	06-11-2020	50		18900SF INC CANOPIES (BE		04-20-2021 06-11-2020	333 400	02		14 15	INSPECTED PERMIT VISIT			
LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment		Adj Unit P	Land Value	
1	343	COMM CONDO			SF		1.00000		1.00		1.000			0.0000			0	
Total Card Land Units					SF	Parcel Total Land Area					0.00		Total Land Value					0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	63	CONDO-OFC				
Model	06	COM CONDO				
Grade	B+	GOOD (+)				
Stories	1.00	1 STORY				
Foundation	1	CONCRETE	CONDO DATA			
Interior Wall 1	1	DRYWALL	Parcel Id	6777	C 0040	Ownr
Interior Wall 2				BENTON	B 1	S 1
Interior Floor 1	4	CARPET	Adjust Type	Code	Description	Factor%
Interior Floor 2			Unit Type C			
Heat Fuel	2	GAS	Unit Locatio			
Heat Type	1	FORCED H/A	COST / MARKET VALUATION			
AC Type	03	FULL	Adj Base Rate			132.92
Bedrooms	0		Building Value New			494,857
Full Baths	0					
Half Baths						
Extra Fixtures			Year Built			2019
Total Rooms			Effective Year Built			2018
Bath Style	A	AVERAGE	Depreciation Code			GD
Num Kitchens			Remodel Rating			
Kitchen Style			Year Remodeled			
FBM Sqft			Depreciation %			0
FBM Quality			Functional Obsol			
Fireplaces			External Obsol			
WS Flues			Trend Factor			1
Central Vac			Condition			RV
Frame	2	STEEL	Condition %			25
Bsmt Floor			Percent Good			25
Bsmt Garage			Cns Sect Rcnl'd			123,700
#Heat Sys	1		Dep % Ovr			
Occupancy	1		Dep Ovr Comment			
Int Vs Ext	S		Misc Imp Ovr			
			Misc Imp Ovr Comment			
			Cost to Cure Ovr			
			Cost to Cure Ovr Comment			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value

FFL	1ST FLOOR	2,638	2,638		187.59	494,857
Ttl Gross Liv / Lease Area		2,638	2,638	2,638		494,857

FFL
(2,638 sf)

