

Property Location

235 VINELAND AV

Map ID

4/ 65/ B/ /

Bldg Name

State Use

101

Vision ID

3428

Account #

3483

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 1:43:46 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW												
CHOI NOAH + PRISCILLA Y 235 VINELAND AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed													
						RESIDNTL.	101	204600	204,600													
						RES LAND	101	115400	115,400													
						RESIDNTL.	101	6500	6,500													
		DRAINAGE		VIEW	COMMUNITY																	
		SUPPLEMENTAL DATA																				
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed			Received NIA Field 8 Field 9 Field 10 Assoc Pid#			Total		326,500	326,500											
GIS ID F_376629_2851709																						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)														
CHOI NOAH + PRISCILLA Y BARK SUSAN MAILMAN,WILLIAM P MAILMAN WILLIAM P +, BRETON LEO		21071	0382	02-22-2016	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
		16304	0041	11-03-2006	U	I	300,000		2023	101	190,500	2022	101	173,200	2021	101	165,800					
		12406	0080	06-21-2002	U	I	100	1A		101	105,000		101	95,500		101	88,400					
		06239	0145	09-26-1986	U	I	100,000			101	5,800		101	5,800		101	5,800					
		03864	0130	10-19-1973	U	I	0		Total		301,300	Total		274,500	Total		260,000					
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor														
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int				
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card)204,600 Appraised Xf (B) Value (Bldg)0 Appraised Ob (B) Value (Bldg)6,500 Appraised Land Value (Bldg)115,400 Special Land Value0 Total Appraised Parcel Value326,500 Valuation MethodC Adjustment Net Total Appraised Parcel Value326,500													
Total																						
ASSESSING NEIGHBORHOOD																						
Nbhd		Nbhd Name		Tracing			Batch															
0001				101			MA															
NOTES																						
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY												
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result								
B-23-673	09-24-2023	25	WINDOWS	22,660		0		5 WINDOWS & 1 D	04-22-2016			317	15	PERMIT VISIT								
201502669	11-08-2015	62	SOLAR	26,000	04-22-2016	100	04-22-2016		05-27-2004			319	3	MEAS+INSPCTD								
179	06-23-2000	4	ADDITION	42,000				2ND FL	01-15-2001			247	15	PERMIT VISIT								
214	10-10-1997	MN	Manual Note	2,300				STOVE	01-12-1998			200	15	PERMIT VISIT								
108	05-01-1994	MN	Manual Note	500				PORCH	01-13-1995			107	15	PERMIT VISIT								
107	01-01-1983	MN	Manual Note					GAR + FRM	08-29-1990			131	3	MEAS+INSPCTD								
									12-29-1983			500	15	PERMIT VISIT								
LAND LINE VALUATION SECTION																						
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing		Size A	Adj Unit Pric	Land Value		
1	101	ONE FAM	RB				19,560 SF	5.90	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.9	115,400	
Total Card Land Units							0.45 AC	Parcel Total Land Area: 0.45							Total Land Value							115,400

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 Vision ID 3428 Account # 3483

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 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 11/14/2023 1:43:47 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		113.14
Interior Floor 1	4	CARPET	RCN		352,673
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	3	ELECTRIC	Year Built		1973
Heat Type	6	ELECTRC BB	Effective Year Built		1979
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	5		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		42
Extra Fixtures	0		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		58
Extra Kitchens	0		RCNLD		204,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
09	POOL A-R	OB	Outbuildi	L	512	12.08	1981	60	0.00	AV	A	1.00	3,700
02	SHED/FR			L	128	12.00	1983	60	0.00	AV	A	1.00	900
2	GAZEBO			L	64	20.00	1991	60	0.00	AV	A	1.00	800
19	PATIO			L	224	8.00	1991	60	0.00	AV	A	1.00	1,100
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1980	58	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		24.67	23,684	
FFL	1ST FLOOR	1,392	1,392		123.36	171,711	
GAR	GARAGE	0	504		49.44	24,918	
OFP	OPEN PORCH	0	133		12.06	1,604	
PAT	PATIO	0	240		6.17	1,480	
SFL	2ND FLOOR	960	960		123.36	118,421	
WDK	WOOD DECK	0	440		24.67	10,855	
Ttl Gross Liv / Lease Area		2,352	4,629			352,673	

