

Property Location

320 WESTWOOD AV

Map ID

5/ 32/ 25/ /

Bldg Name

State Use

101

Vision ID

4055

Account #

4122

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 5:59:31 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
ALDOURI HAJAR R ALDOURI RAAD H 320 WESTWOOD AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	177900	177,900												
						RES LAND	101	103600	103,600												
						RESIDNTL.	101	200	200												
		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#															
GIS ID F_376798_2849312						Total 281,700 281,700															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
ALDOURI HAJAR R BUCKLEY EDWARD J JR MCCORMACK A		23477	0212	10-15-2020	Q	I	240,000	00	Year	Code	Assessed	Year	Code	Assessed							
		06150	0438	07-11-1986	U	I	108,000		2023	101	163,100	2022	101	147,100							
		03727	0534	09-07-1972	U	I	0			101	94,000		101	85,600							
										101	100		101	100							
		Total						257,200		Total		232,800		Total 220,300							
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) 177,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 200 Appraised Land Value (Bldg) 103,600 Special Land Value 0 Total Appraised Parcel Value 281,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 281,700												
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							
201903284	11-19-2019	12	REROOF	13,910	07-07-2020	100	07-07-2020		07-07-2020			400	15	PERMIT VISIT							
									01-22-2016			105	2	MEASURED							
									03-29-2004			316	3	MEAS+INSPCTD							
									04-01-1992			107	22	MAILER SENT							
									09-12-1990			131	2	MEASURED							
									05-05-1980			500	3	MEAS+INSPCTD							
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				18,693 SF	6.15	1.000	5	LAND	1.00	MA	1.00			0 TRF2	0.9	1.000	5.54	103,600
Total Card Land Units							0.43	AC	Parcel Total Land Area:				0.43	Total Land Value 103,600							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	16	STONE VENR	Code	Description	
Exterior Wall 2	6	STUCCO	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		131.58
Interior Floor 1	4	CARPET	RCN		254,157
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1950
Heat Type	3	FORCED H/W	Effective Year Built		1991
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		70
Extra Kitchens	0		RCNLD		177,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	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
01	SHED/MTL			L	70	10.00	1955	30	0.00	PR	F	0.90	200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,288		29.24	37,664	
FFL	1ST FLOOR	1,288	1,288		145.98	188,026	
GAR	GARAGE	0	432		58.46	25,255	
OPF	OPEN PORCH	0	224		14.34	3,212	
Ttl Gross Liv / Lease Area		1,288	3,232			254,157	

