



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	12	HARDWOOD 70			
Interior Floor	13	LVT/LAMNT 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			01
NEIGHBORHOOD/LOC	1054.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,514	100	2023	2,514	759,898
FGR	474	55	2023	261	78,892
FOP	106	30	2023	32	9,672
FSP	209	40	2023	84	25,391
UOP	306	20	2023	61	18,439
TOTALS	3,609			2,952	892,292

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	12	2,952	183.9298	305.32	901,305	2022	2022	0	0	0	1.00 99.00
1 SFR CUST 100% - 2024 Heated Area: 2514 HX Base Yr 2024											
The floor plan diagram illustrates a building layout with several distinct areas, each labeled with a code and the year 2023. The areas are: UOP (Upper Office Port), FSP (Front Service Port), BAS (Basement), FGR (Front Garden Room), and FOP (Front Office Port). The diagram includes numerous dimension lines indicating the size of each area and the overall building footprint. The layout is complex, with multiple rooms and corridors. The overall dimensions of the building are 35 units wide and 60 units deep. The total area is 2514 square feet.											