

Town of Stratham[Print Now](#)

Parcel ID: 000006 000150 000003 (CARD 1 of 1)
 Owner: WALTER, CARL E. REVOCABLE TRUST
 WALTER, CARL E. -TRUSTEE
 Location: 3 MONTROSE DRIVE
 Acres: 0.000

General

Valuation		Listing History	
Building Value:	\$181,900	List Date	Lister
Features:	\$165,000	09/01/2022	JJUL
Taxable Land:	\$0	10/30/2020	ALUR
Card Value:	\$346,900 	05/23/2018	CMSM
Parcel Value:	\$346,900	06/15/2011	JJVM
Review Property Taxes Online		05/22/2002 VMRM	

Notes: (OLD MAP 4-26-U3) PLANS D-14686, D-16425; BARN END UNIT ATTACHED TO CAPE ; 2020 MLS PHOTO'S SHOW UPDATED KITCHEN, BATH, ALSO WOODS BEAMS IN BEDROOM - QUESTION IF BUILDING PERMIT WAS TAKEN OUT;

History Of Taxable Values

Tax Year	Building	Features	Land	Value Method	Total Taxable	▲
2024	\$181,900	\$165,000	\$0	Cost Valuation	\$346,900	
2023	\$138,400	\$50,000	\$0	Cost Valuation	\$188,400	
2022	\$138,400	\$50,000	\$0	Cost Valuation	\$188,400	
2021	\$138,400	\$50,000	\$0	Cost Valuation	\$188,400	
2020	\$138,400	\$50,000	\$0	Cost Valuation	\$188,400	
2019	\$133,800	\$50,000	\$0	Cost Valuation	\$183,800	
2018	\$119,000	\$30,000	\$0	Cost Valuation	\$149,000	
2017	\$116,300	\$30,000	\$0	Cost Valuation	\$146,300	
2016	\$116,300	\$30,000	\$0	Cost Valuation	\$146,300	
2015	\$116,300	\$30,000	\$0	Cost Valuation	\$146,300	
2014	\$116,300	\$30,000	\$0	Cost Valuation	\$146,300	
2013	\$115,300	\$50,000	\$0	Cost Valuation	\$165,300	
2012	\$115,300	\$50,000	\$0	Cost Valuation	\$165,300	
2011	\$115,300	\$50,000	\$0	Cost Valuation	\$165,300	
2010	\$115,300	\$50,000	\$0	Cost Valuation	\$165,300	
2009	\$115,300	\$50,000	\$0	Cost Valuation	\$165,300	
2008	\$88,000	\$80,000	\$0	Cost Valuation	\$168,000	
2007	\$88,000	\$80,000	\$0	Cost Valuation	\$168,000	
2006	\$88,000	\$80,000	\$0	Cost Valuation	\$168,000	

Sales

Sale Date	Sale Type	Qualified	Sale Price	Grantor	Book	Page
01/18/2022	IMPROVED	NO - FAMILY/RELAT GRNTR/E	\$238,000	WALTER, KAREN L.	6374	2943
09/01/2020	IMPROVED	YES	\$238,000	UNGER, ARIELLE	6159	0694
03/28/2018	IMPROVED	YES	\$179,900	KELLY, MATHEW J.	5901	1303
01/06/2011	IMPROVED	YES	\$146,000	TESTA, PAUL A	5183	2957
05/20/1992	IMPROVED	YES	\$75,000	FRYSALIS ET AL	2925	2191

Land

Size: 0.000 Ac. **Site:**
Zone: 01 - RA RES/AGRI **Driveway:**
Neighborhood: AVERAGE **Road:**
Land Use: 1F RES **Taxable Value:** \$0

Building**1.75 STORY FRAME CONDO Built In 1987**

Roof:	GABLE OR HIP	Bedrooms:	1	Quality:	AVG+10
	ASPHALT	Bathrooms:	1.0	Size Adj:	1,2235
Exterior:	CLAPBOARD	Fixtures:	0	Base Rate:	117.00
		Extra Kitchens:	0	Building Rate:	1,2391
Interior:	DRYWALL	Fireplaces:	0	Sq. Foot Cost:	144.98
		Generators:	0	Effective Area:	1,379
Flooring:	CARPET	AC:	NO	Gross Living Area:	1,112
	LAMINATE				
Heat:	GAS				
	FA DUCTED			Cost New:	\$199,927

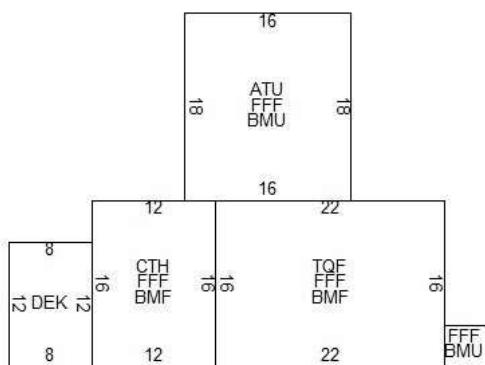
Depreciation

Normal	Physical	Functional	Economic	Temporary	Total Dpr.	Assessment
VERY GOOD 9%	0%	0%	0%	0%	9%	\$181,900

Features

Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Value	Notes
MONTROSE	1		100	165000.00	100	\$165,000	
Total:							\$165,000

Photo

**Sketch**

Code	Description	Area	Eff Area	GL Area
DEK	DECK/ENTRANCE	96	10	0
CTH	CATHEDRAL CEILING	192	19	0
FFF	FST FLR FIN	848	848	848
BMF	BSMNT FINISHED	544	163	0
TQF	3/4 STRY FIN	352	264	264
ATU	ATTIC UNFINISHED	288	29	0
BMU	BSMNT UNFINISHED	304	46	0
Totals		1,379	1,112	