

37 BIRCHWOOD CR

Location 37 BIRCHWOOD CR

Mblu 19/ 5/ 27/ /

Acct#

Owner KUPER CARLOS I & JEANINE M

Total Market Value \$649,500

PID 2665

Building Count 1

Topography Rolling

Utility Well, Septic

Current Value

Assessment					
Valuation Year	Building	Extra Features	Outbuildings	Land	Total
2023	\$404,100	\$8,600	\$1,800	\$235,000	\$649,500

Owner of Record

Owner KUPER CARLOS I & JEANINE M
Address 37 BIRCHWOOD CR
BEDFORD, NH 03110

Sale Price \$439,000
Certificate
Book & Page 7575/2255
Sale Date 11/01/2005
Instrument 00
Qualified Q

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
KUPER CARLOS I & JEANINE M	\$439,000		7575/2255	00	11/01/2005
MCMURDY GEORGE F & JAYNE M	\$177,000		5633/1948	00	06/19/1995
GEHRISCH CYNTHIA R	\$100		5251/1042	1H	04/26/1991
GEHRISCH JOHN & CYNTHIA	\$0		/0		

Building Information

Building 1 : Section 1

Year Built: 1976
Living Area: 2,141
Replacement Cost: \$511,557
Building Percent Good: 79

Replacement Cost

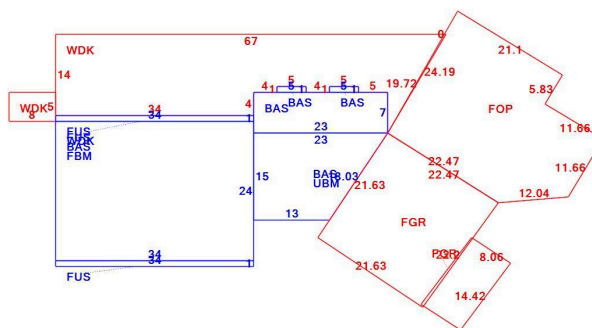
Less Depreciation: \$404,100

Building Photo



(<https://images.vgsi.com/photos/BedfordNHPhotos/\00\00\43\16.jpg>)

Building Layout



([ParcelSketch.aspx?pid=2665&bid=2711](#))

Building Attributes	
Field	Description
Style:	Colonial
Model	Residential
Grade:	Average +20
Stories:	2 Stories
Occupancy	1
Exterior Wall 1	Clapboard
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	
Interior Flr 1	Hardwood
Interior Flr 2	Carpet
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	None
Total Bedrooms:	4 Bedrooms
Total Bthrms:	2
Total Half Baths:	1
Total Xtra Fixtrs:	
Bath Style:	Average
Kitchen Style:	Average

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,257	1,257
FUS	Upper Story, Finished	884	884
FBM	Basement, Finished	816	0
FGR	Garage, Framed	599	0
FOP	Porch, Open	691	0
UBM	Basement, Unfinished	270	0
WDK	Deck, Wood	855	0
		5,372	2,141

Extra Features

Extra Features					Legend
Code	Description	Size	Value	Assessed Value	Bldg #
FPL3	2 STORY CHIM	1.00 UNITS	\$4,200	\$4,200	1
FPL1	FIREPLACE 1 ST	2.00 UNITS	\$4,400	\$4,400	1

Land

Land Use

Use Code 1010
Description SINGLE FAM MDL-01
Zone RA
Neighborhood 50
Alt Land Appr Category No

Land Line Valuation

Size (Acres) 2.3
Frontage 0
Depth 0
Total Market Land \$235,000

Outbuildings

Outbuildings							<u>Legend</u>
Code	Description	Sub Code	Sub Description	Size	Value	Assessed Value	Bldg #
SHD1	SHED FRAME			128.00 S.F.	\$1,800	\$1,800	1

Valuation History

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