Town of Stratham

Print Now

Parcel ID:	000009 000080 000000 (CARD 1 of 1)
Owner:	BRYAN, SEAN P.
	BRYAN, INGRID R. W.
Location:	61 BUNKER HILL AVENUE
Acres:	1.010

General

Valuation

Building Value:	$402,100
Features:	$17,500
Taxable Land:	$340,100
Card Value:	$759,700
Parcel Value:	$759,700

Review Property Taxes Online

Listing History

List Date	Lister
03/29/2016	JJUL
04/03/2002	JDRL
03/15/2002	JDPM
05/06/1999	JRPV

Notes: D-27002 - MEADOWVIEW ESTATES; 2002 OWNER ANSWERED QUESTIONS AT DOOR; (OLD MAP 4 -8 -13) THIS LOT USE TO BE PART OF GRAVEL PIT & WHERE AUTUMN LANE IS

History Of Taxable Values

Tax Year	Building	Features	Land	Value Method	Total Taxable
2025	$402,100	$17,500	$340,100	Cost Valuation	$759,700
2024	$402,100	$17,500	$340,100	Cost Valuation	$759,700
2023	$283,600	$17,500	$175,100	Cost Valuation	$476,200
2022	$283,600	$17,500	$175,100	Cost Valuation	$476,200
2021	$283,600	$17,500	$175,100	Cost Valuation	$476,200
2020	$283,600	$17,500	$175,100	Cost Valuation	$476,200
2019	$283,600	$17,500	$175,100	Cost Valuation	$476,200
2018	$247,700	$17,500	$130,100	Cost Valuation	$395,300
2017	$247,700	$17,500	$130,100	Cost Valuation	$395,300
2016	$247,700	$17,500	$130,100	Cost Valuation	$395,300
2015	$247,700	$17,500	$130,100	Cost Valuation	$395,300
2014	$247,700	$17,500	$130,100	Cost Valuation	$395,300
2013	$251,500	$17,500	$130,100	Cost Valuation	$399,100
2012	$251,500	$17,500	$130,100	Cost Valuation	$399,100
2011	$251,500	$17,500	$130,100	Cost Valuation	$399,100
2010	$251,500	$17,500	$130,100	Cost Valuation	$399,100
2009	$251,500	$17,500	$130,100	Cost Valuation	$399,100
2008	$203,200	$12,600	$143,100	Cost Valuation	$358,900
2007	$203,200	$12,600	$143,100	Cost Valuation	$358,900
2006	$203,200	$12,600	$143,100	Cost Valuation	$358,900

Sales

Sale Date	Sale Type	Qualified	Sale Price	Grantor	Book	Page
12/22/2003	IMPROVED	YES	$395,000	MYERS THOMAS/JENNIFER	4211	2184
09/29/1999	IMPROVED	YES	$257,000	PERSIMMON BUILDERS LLC	3427	480

Land

Size:	1.010 Ac.	**Site:**	
Zone:	01 - RA RES/AGRI	**Driveway:**	
Neighborhood:	AVERAGE	**Road:**	
Land Use:	1F RES		
		Taxable Value:	$340,100

Land Type	Units	Base Rate	NC	Adj	Site	Road	Dway	Topo	Cond	Ad Valorem	SPI	R	Tax Value	Notes
1F RES	1.010 AC	340,100	E	100	100	100	100	100	100	340,100	0	N	340,100	

Building

1.75 STORY FRAME CAPE Built In 1999

Roof:	GABLE OR HIP	**Bedrooms:**	4	**Quality:**	GOOD
	ASPHALT	**Bathrooms:**	2.5	**Size Adj.**	0.9941
Exterior:	VINYL SIDING	**Fixtures:**	0	**Base Rate:**	129.00
		Extra Kitchens:	0	**Building Rate:**	1.2666
Interior:	DRYWALL	**Fireplaces:**	0		
		Generators:	0	**Sq. Foot Cost:**	163.39
Flooring:	HARDWOOD	**AC:**	NO	**Effective Area:**	2,675
	CARPET			**Gross Living Area:**	2,196
Heat:	OIL				
	HOT WATER			**Cost New:**	$437,068

Depreciation

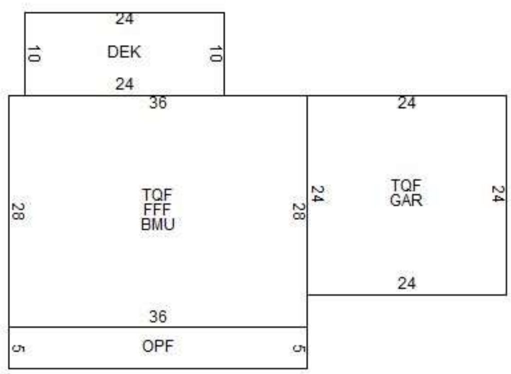
Normal	Physical	Functional	Economic	Temporary	Total Dpr.	Assessment
VERY GOOD 8%	0%	0%	0%	0%	8%	$402,100

Features

Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Value	Notes
POOL-INGRND-GUNITE	544	16 x 34	89	50.00	60	$14,525	
FIREPLACE 1-STAND	1		100	3000.00	100	$3,000	GAS
					Total:	**$17,500**	

Photo

Sketch



Code	Description	Area	Eff Area	GL Area
TQF	3/4 STRY FIN	1,584	1,188	1,188
FFF	FST FLR FIN	1,008	1,008	1,008
BMU	BSMNT UNFINISHED	1,008	151	0
OPF	OPEN PORCH FIN	180	45	0
GAR	GARAGE ATTACHED	576	259	0
DEK	DECK/ENTRANCE	240	24	0
	Totals		**2,675**	**2,196**

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