

Key: 4331

Town of SANDWICH - Fiscal Year 2026

1/6/2026 12:34 am SEQ #: 3.275

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MIKIM LLC 11 MARKET STREET #2312 MASHPEE, MA 02649				17-124-0				177 ROUTE 130			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MIKIM LLC				12/05/2012	F	100	26916-218				
COMAC INVESTMENT COMPANY,				04/27/2004	QS	530,000	18505-25				
O'NEIL, WILLIAM R & TRUDY				05/01/1997	QS	110,000	10728-304				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3250	100	SMALL RETAIL				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
C24-0061	09/03/2024	3	Renovations	20,450	11/26/2025	PJK	100	100
C17-55	04/12/2017	10	Reroof/Resid	20,000	05/09/2017	ELC	100	100
17-1112	03/21/2017	3	Renovations				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	40,000/300	1.00	100	1.00	100	1.00	199,720	0.78	100	1.00	070 0.40	143,030
103	S	15,333/300	1.00	100	1.00	100	1.00	199,720	0.78	100	1.00	070 0.40	54,830

DETACHED

TOTAL	1.270 Acres		ZONING	R2	FRNT	239	ASSESSED	CURRENT	PREVIOUS
Nbhd	Commercial		NOTE				LAND	197,900	194,000
Inf1	NONE			LAND	101,100	100,500			
Inf2	100			DETACHED	19,700	18,600			
				OTHER	0	0			
				<b>TOTAL</b>	<b>318,700</b>	<b>313,100</b>			

BUILDING

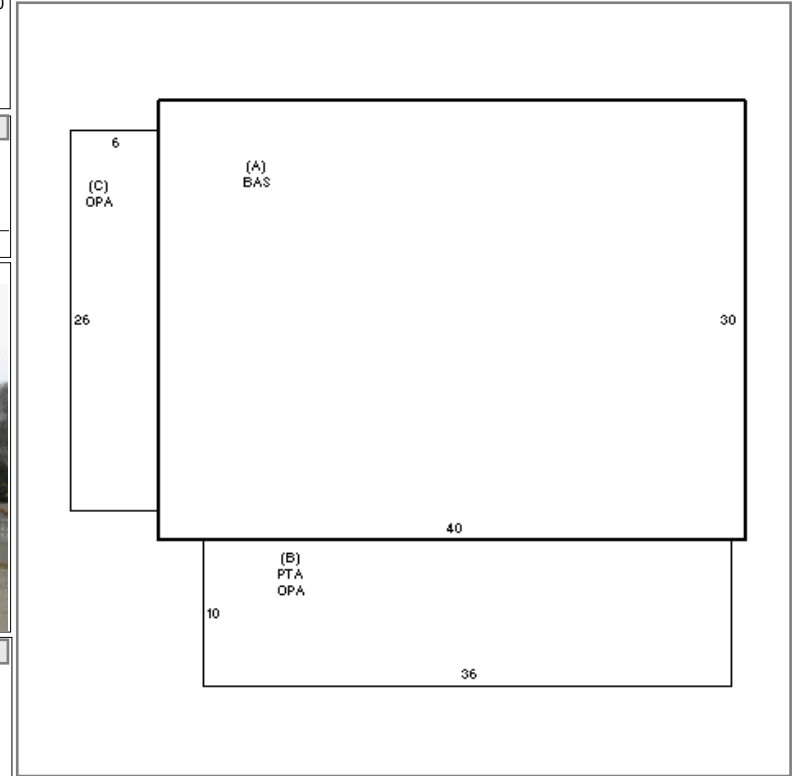
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	77 0.23	1983	15,735	3.20	11,600
SHF	A	1.00	37 0.63	1983	96	33.90	2,100
LTG	A	1.00	10 0.90		3	2,217.90	6,000

PHOTO 01/23/2017



BUILDING	CD	ADJ	DESC	MEASURE	5/9/2017	ELC
MODEL	5		CIM	LIST	5/9/2017	ELC
STYLE	31	1.34	STORE(SM. RET) [100%]	REVIEW		
QUALITY	L	0.80	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
SWEET CAROLINES



YEAR BLT	1973	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,200	DETAIL ADJ	1.076	FOUNDATION	5	OTHER	1.00	A	BAS	L	BASE AREA	1,200	1973	108.90	130,681
\$NLA(RCN)	\$117	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	OPA	N	OPEN PORCH	516		15.76	8,132
				ROOF SHAPE	1	GABLE	1.00	B	PTA	N	PATIO	360		4.56	1,642
				ROOF COVER	1	ASPH/CMP SHIN	1.00								
				FLOOR COVER	8	PLYWOOD	0.88								
				INT. FINISH	6	MINIMUM	0.95								
				HEATING/COOL	12	WM/CL AIR SPLIT	1.01								
				FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	140,455	
CONDITION ELEM	CD	
EXTERIOR		
INTERIOR		
CDN/APP		
EFF.YR/AGE	1990 / 34	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD	\$101,100	