

Town of Marlborough
RESIDENTIAL PROPERTY ASSESSMENT RECORD

Date Printed: 7/16/2024
Assessment Year: 2021

Map & Lot: 05-106

Location: 260 FROST HILL RD

Parcel ID: 1284

Card: 1 of 1

Owner Information					Current Assessment Summary			Parcel Data					
LICHTENSTEIN JOHN E & SALLY 260 FROST HILL RD MARLBOROUGH, NH 03455-0000					NICU Acres		1.5000	Neighborhood	RURAL		Electric	Electric	
					CU Acres				Property Class	Residential		Water	Well
					Total Acres		1.5000			Prime Use	Res Vacant Lot		Waste
					Living Area Sq. Ft.			Zone	R-3 Rural Resid		P/U Year		
Sale History					Assessed Values				Topography	Rolling			
Date	Grantor	Q/U/Class	Sale Price	Bk/Page	NICU Land		\$41,800	Road Surface		Unpaved			
7/23/1998	COOK, LOUISE M	Q/		1657/782	Current Use				Special District				
					Total Land		\$41,800						
					Improvements								
					Total Assessment		\$41,800						
					Total Market Value		\$41,800						
Notes													
LAND - WOODED LOT AND AREAS OF STEEP TOPO													
Assessed Land Valuation								Visit History					
Land Type	Area	#Units	Frontage	Base Value	Adjustments	Adj. Factor	Final Value	Date	Reason	By			
HOMESITE VACAN	1.000			45,000	Topography	0.90	\$40,500	1/15/20	Land Only	AF			
REAR ACRES	0.500			1,250			\$1,300	2/19/14	Land Only	JD			
							\$41,800						
Assessment History													
		Date	Land	Curr. Use	Improvements	Total							
		12/31/23	41,800			41,800							
		12/31/22	41,800			41,800							
		12/06/21	41,800			41,800							
		4/01/20	32,800			32,800							
		12/27/19	32,800			32,800							
Current Use								Building Permits					
Land Type	Acres	Location	Grade	Site	CU Rate/SPI	Rate/Acre	Rec/Adj	Ratio	CU Value	Date	Type	Number	Status

