

Pepperell Site and Zoning Analysis  
 December 10, 2015

	Parcel ID	Land Acre	Building Sq.Ft	Land Value	Building Value	Yard Item Value	Total Value
Peter	20-48-0	13	-	\$28,000	-	-	\$ 28,000
Fitzpatrick	23-147	2.597	92,966	\$160,600	\$9,735,400	\$6,600	\$ 9,902,600
School	23-150	3.397	-	\$164,700	-	\$700	\$165,400
<b>Subtotal</b>		<b>19</b>	<b>92,966</b>	<b>\$353,300</b>	<b>\$9,735,400</b>	<b>\$7,300</b>	<b>\$10,096,000</b>
33 Chace Av.	22-4-0	77.907	127,577	\$248,900	\$25,232,800	\$84,400	\$25,566,100
90 Park St.	9-135-0	5.117	-	\$110,700	-	-	\$110,700

*Data source: City of Pepperell Tax Assessor Database*

It should be noted that only a portion of 33 Chace Av. – approximately 22 acres – is the subject of this analysis.