

40 DRACUT RD

Location 40 DRACUT RD

Mblu 241/ 061/ 000/ /

Acct# 2368

Owner BUCKNAM, W. SANFORD

Assessment \$458,300

PID 507

Building Count 1

Current Value

Assessment					
Valuation Year	Building	Extra Features	Outbuildings	Land	Total
2023	\$275,400	\$0	\$40,100	\$142,800	\$458,300

Parcel Addresses

Additional Addresses
No Additional Addresses available for this parcel

Owner of Record

Owner BUCKNAM, W. SANFORD
Co-Owner BUCKNAM, HEATHER L.
Address 40 DRACUT ROAD
HUDSON, NH 03051

Sale Price \$0
Book & Page 5408/0913
Sale Date 02/09/1993
Validity Code 99

Ownership History

Ownership History				
Owner	Sale Price	Book & Page	Validity Code	Sale Date
BUCKMAN-LANE	\$143,000	5107/0096	00	05/18/1989

Building Information

Building 1 : Section 1

Year Built: 1978
Living Area: 1,591
Building Percent Good: 88
Replacement Cost
Less Depreciation: \$275,400

Building Attributes

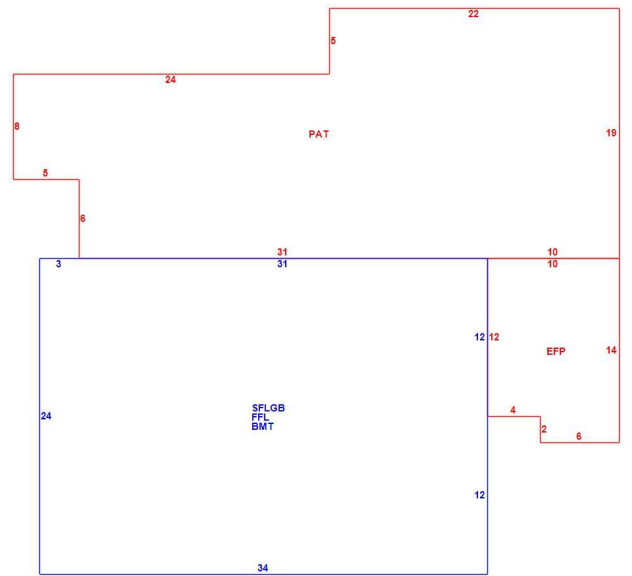
Field	Description
Style:	Colonial
Grade:	Avg/Good
Stories:	2
Foundation	Concrete
Exterior Wall 1	Vinyl
Roof Structure	Gambrel
Roof Cover	Asphalt Shingle
Interior Wall 1	Drywall
Interior Floor 1	Hardwood
Interior Floor 2	Carpet
Heat Fuel	Electric
Heat Type	Radiant Elec
AC Percent	0
Bedrooms	3
Full Baths	1
Half Baths	2
Extra Fixtures	0
Total Rooms	7
Bath Rating	Good
Kitchen Rating	Average
Kitchens	1
Fireplace(s)	0
3/4 Baths	0
Bsmt Garage	0
WS Flues	1

Building Photo



(<https://images.vgsi.com/photos/hoodsonnhPhotos/A0\507001.JPG>)

Building Layout



([ParcelSketch.ashx?pid=507&bid=507](#))

Building Sub-Areas (sq ft)

Code	Description	Gross Area	Living Area
FFL	First Floor, Finished	816	816
SFLGB	Second Floor Gambrel, Finished	816	775
BMT	Basement, Unfinished	816	0
EFP	Encl. Porch, Finished	132	0
PAT	Patio	724	0
		3,304	1,591

Extra Features

Extra Features
No Data for Extra Features

Land

Land Use

Use Code 1010
Description SINGLE FAMILY RES

Land Line Valuation

Size (Acres) 0.80
Assessed Value \$142,800

Outbuildings

Outbuildings			
Code	Description	Size	Assessed Value
GAR2	Garage, Full 2 Story, Not Finished Area	720.00 SQ. FT	\$38,000
SHEDWD	Shed-Wood	112.00 UNITS	\$2,100

Valuation History

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