

23 ARROWHEAD DR

Location 23 ARROWHEAD DR

Mblu 10/ 49/ 5/ /

Acct#

Owner HEATHER M NEWELL TRUST &

Assessment \$3,280,400

PID 1314

Building Count 1

topoTopography Rolling

Utility Well, Septic

Current Value

Assessment					
Valuation Year	Building	Extra Features	Outbuildings	Land	Total
2023	\$2,612,800	\$14,800	\$194,900	\$457,900	\$3,280,400

Owner of Record

Owner	HEATHER M NEWELL TRUST & GARY R NEWELL TRUST	Sale Price	\$2,450,000
Address	23 ARROWHEAD DR BEDFORD, NH 03110	Certificate	
		Book & Page	9201/1068
		Sale Date	08/22/2019
		Instrument	00
		Qualified	Q

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
HEATHER M NEWELL TRUST &	\$2,450,000		9201/1068	00	08/22/2019
JOHN H SMITH REVOCABLE TRUST	\$0		8967/0196	1F	05/11/2017
SMITH JOHN H	\$1,100,000		7931/2788	00	12/18/2007
MOSER CHRISTINE	\$100		5721/0903	1F	05/30/1996
MOSER THOMAS V & CHRISTINE	\$900,000		5705/1343	00	04/01/1996

Building Information

Building 1 : Section 1

Year Built: 1990
Living Area: 5,960

Replacement Cost: \$2,779,562

Building Percent Good: 94

Replacement Cost

Less Depreciation: \$2,612,800

Building Attributes

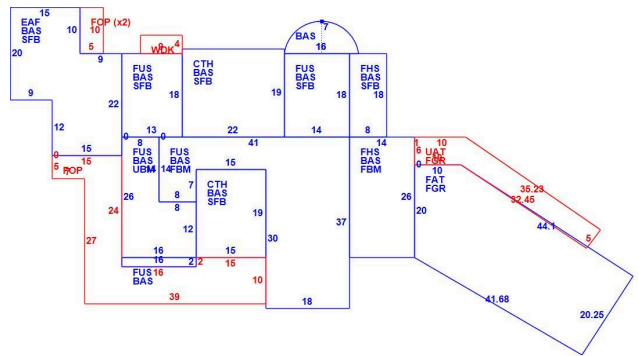
Field	Description
Style:	Conventional
Model	Residential
Grade:	Excellent +40
Stories:	2
Occupancy	1
Exterior Wall 1	Stucco/Masonry
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F Gls/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	
Interior Flr 1	Hardwood
Interior Flr 2	Carpet
Heat Fuel	Gas
Heat Type:	Forced Air-Duc
AC Type:	Central
Total Bedrooms:	4 Bedrooms
Total Bthrms:	5
Total Half Baths:	3
Total Xtra Fixtrs:	
Total Rooms:	14 Rooms
Bath Style:	Modern
Kitchen Style:	Modern
Num Kitchens	01
Cndtn	
Num Park	
Fireplaces	
Fndtn Cndtn	
Basement	
Usrflid 706	

Building Photo



(<https://images.vgsi.com/photos/BedfordNHPhotos/\00\00\84\71.jpg>)

Building Layout



(ParcelSketch.ashx?pid=1314&bid=1323)

Building Sub-Areas (sq ft)		Legend	
Code	Description	Gross Area	Living Area
BAS	First Floor	3,571	3,571
FUS	Upper Story, Finished	1,705	1,705
FHS	Half Story, Finished	508	254
EAF	Attic, Expansion, Finished	570	228
FAT	Attic, Finished	1,012	202
CTH	Cathedral Ceiling	703	0
FBM	Basement, Finished	1,247	0
FGR	Garage, Framed	1,253	0
FOP	Porch, Open	669	0
SFB	Basement, Raised Finished	1,903	0
UAT	Attic, Unfinished	241	0
UBM	Basement, Unfinished	304	0
WDK	Deck, Wood	36	0
		13,722	5,960

Extra Features

Extra Features					<u>Legend</u>	
Code	Description	Size	Value	Assessed Value	Bldg #	
FPL3	2 STORY CHIM	1.00 UNITS	\$5,000	\$5,000	1	
WHL	WHIRLPOOL	1.00 UNITS	\$3,500	\$3,500	1	
FPL	FIREPLACE	3.00 UNITS	\$3,900	\$3,900	1	
KITH	KITCHEN	1.00 UNITS	\$2,400	\$2,400	1	

Land

Land Use

Use Code 1010
Description SINGLE FAM MDL-01
Zone RA
Neighborhood 90
Alt Land Appr Category No

Land Line Valuation

Size (Acres) 2.52
Frontage 0
Depth 0
Assessed Value \$457,900

Outbuildings

Outbuildings							<u>Legend</u>
Code	Description	Sub Code	Sub Description	Size	Value	Assessed Value	Bldg #
PAT1	PATIO-AVG			1800.00 S.F.	\$12,200	\$12,200	1
SPL3	GUNITE			2800.00 S.F.	\$126,000	\$126,000	1
PAT1	PATIO-AVG			8400.00 S.F.	\$56,700	\$56,700	1

Valuation History

Assessment						
Valuation Year	Building	Extra Features	Outbuildings	Land	Total	
2023	\$2,612,800	\$14,800	\$194,900	\$457,900	\$3,280,400	
2022	\$2,022,100	\$14,800	\$111,400	\$339,300	\$2,487,600	
2021	\$2,022,100	\$14,800	\$111,400	\$339,300	\$2,487,600	