

172 PACKERS FALLS ROAD

Location 172 PACKERS FALLS ROAD

Mblu 233/ / 5/0 0/0

Owner FREEMAN REV TRUST, ANITA D

Assessment \$668,022

Appraisal \$730,900

PID 1602

Building Count 1

Location

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2025	\$416,900	\$314,000	\$730,900
Assessment			
Valuation Year	Improvements	Land	Total
2025	\$416,900	\$251,122	\$668,022

Parcel Addresses

Additional Addresses
No Additional Addresses available for this parcel

Owner of Record

Owner FREEMAN REV TRUST, ANITA D

Sale Price \$0

Co-Owner

Certificate

Address 172 PACKERS FALLS ROAD
DURHAM, NH 03824

Book & Page 4132/0612

Sale Date 05/30/2013

Instrument

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
FREEMAN REV TRUST, ANITA D	\$0		4132/0612		05/30/2013
FREEMAN, ANITA	\$380,000		3970/0130	UNKQ	11/17/2011
PUFFER, CAROLYN	\$0		/0		

Building Information

Building 1 : Section 1

Year Built: 1830

Living Area: 3,036
Replacement Cost: \$501,674
Building Percent Good: 75
Replacement Cost
Less Depreciation: \$376,300

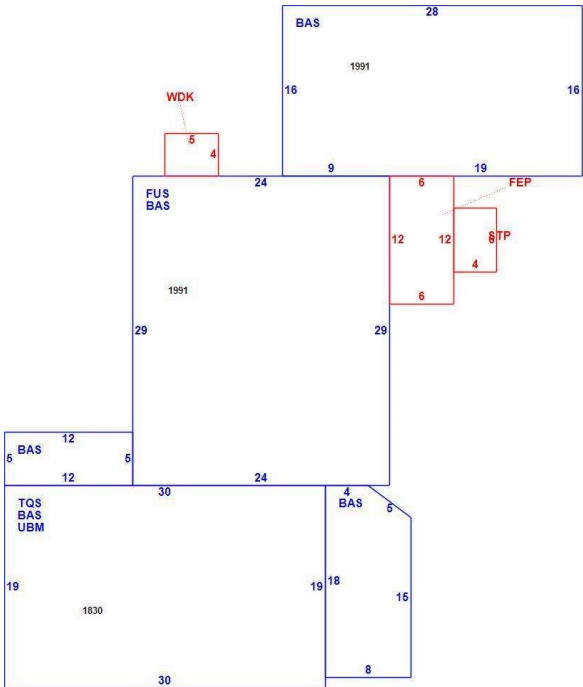
Building Attributes	
Field	Description
Style:	Cape Cod
Model	Residential
Grade:	Average +10
Stories:	2 Stories
Occupancy	1
Exterior Wall 1	Clapboard
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall 1	Plastered
Interior Wall 2	Drywall/Sheet
Interior Flr 1	Carpet
Interior Flr 2	Ceram Clay Til
Heat Fuel	Gas
Heat Type:	Forced Air-Duc
AC Type:	None
Total Bedrooms:	3 Bedrooms
Total Bthrms:	3
Total Half Baths:	0
Total Xtra Fixtrs:	1
Total Rooms:	7
Bath Style:	Average
Kitchen Style:	Modern
Num Kitchens	01
Cndtn	
Num Park	
Fireplaces	
Color	
Fndtn Cndtn	
Basement	

Building Photo



(https://images.vgsi.com/photos/DurhamNHPhotos/A0007DSC00675_701;

Building Layout



(ParcelSketch.ashx?pid=1602&bid=1602)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,912	1,912
FUS	Upper Story, Finished	696	696
TQS	Three Quarter Story	570	428
FEP	Porch, Enclosed, Finished	72	0
STP	Stoop	24	0
UBM	Basement, Unfinished	570	0
WDK	Deck, Wood	20	0
		3,864	3,036

Extra Features

Extra Features	Legend
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Code	Description	Size	Assessed Value
FPL2	1.5 STORY CHIM	1.00 UNITS	\$4,800

Parcel Information

Use Code	1010
Description	Single Fam MDL-01
Deeded Acres	13.8

Land

Land Use		Land Line Valuation	
Use Code	1010	Size (Acres)	13.8
Description	Single Fam MDL-01	Frontage	0
Zone	R	Depth	0
Neighborhood	50	Assessed Value	\$251,122
Alt Land Appr Category	No	Appraised Value	\$314,000

Outbuildings

Outbuildings					Legend
Code	Description	Sub Code	Sub Description	Size	Assessed Value
FGR5	W/LOFT GOOD			768.00 S.F.	\$28,800
SHD1	SHED FRAME			576.00 S.F.	\$3,900
SHD1	SHED FRAME			230.00 S.F.	\$3,100

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2025	\$416,900	\$314,000	\$730,900
2024	\$375,100	\$222,100	\$597,200
2023	\$375,100	\$222,100	\$597,200

Assessment			
Valuation Year	Improvements	Land	Total
2025	\$416,900	\$251,122	\$668,022
2024	\$375,100	\$159,087	\$534,187
2023	\$375,100	\$159,160	\$534,260