

## Assessment and Sales Report

### Location & Ownership Information

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**Address:** 143 Providence St U: 4  
Worcester, MA 01604  
**Map Ref: M:** 35 **B:** 023 **L:** 143-4  
**Owner 1:** Richard Furr  
**Owner Address:** 143 Providence St U: 4  
Worcester, MA 01604

**Zoning:**  
**Owner 2:**

### Property Information

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**Use:** Condominium  
**Levels:** 3  
**Total Rooms:** 4  
**Full Baths:** 1  
**Year Built:** 1920

**Total Area:** 727 SqFt  
**First Floor Area:** 0 SqFt  
**Attic Area:** 0 SqFt  
**Unfinished Basement:** 0 SqFt

**Attached Garage:** 0  
**Heat Type:** Forced Hot Water  
**Roof Type:** Hip  
**Air Conditioned:** No  
**Foundation:**

**Style:** Mid-Rise  
**Lot Size:** 0 Acres (0 SqFt)  
**Bedrooms:** 2  
**Half Baths:** 0  
**Basement Type:**

**Total Living Area:** 727 SqFt  
**Addl.Floor Area:** 0 SqFt  
**Finished Basement:** 0 SqFt  
**Total Basement:** 0 SqFt

**Other Garage:** 0  
**Fuel Type:**  
**Exterior:** Aluminum Vinyl  
**Fireplaces:** 0  
**Condition:** Average

### Assessment Information

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**Last Sale Date:** 10/28/2022  
**Last Sale Book:** 68417  
**Land Value:** \$0  
**Misc. Improv.:** \$0  
**Fiscal Year:** 2023  
**Map Ref: M:** 35 **B:** 023 **L:** 143-4  
**Tax Rate (Comm):** 31.26

**Last Sale Price:** \$170,000  
**Last Sale Page:** 391  
**Building Value:** \$107,500  
**Total Value:** \$107,500  
**Estimated Tax:** \$1,542  
**Tax Rate (Res):** 14.34  
**Tax Rate (Ind):** 31.26

### Sales History

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#### Recent Sale #1

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**Sale Price:** \$170,000  
**Buyer Name:** Richard Furr  
**Lender Name:**  
**Sale Book:** 68417

**Sale Date:** 10/28/2022  
**Seller Name:** Pmz Realty Llc  
**Mortgage Amount:** \$0  
**Sale Page:** 391

#### Recent Sale #2

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**Sale Price:** \$90,000  
**Buyer Name:** Pmz Realty Llc  
**Lender Name:**  
**Sale Book:** 61942

**Sale Date:** 02/25/2020  
**Seller Name:** Shachar Birendorf  
**Mortgage Amount:** \$0  
**Sale Page:** 255

#### Recent Sale #3

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**Sale Price:** \$63,000  
**Buyer Name:** Shachar Birendorf  
**Lender Name:**  
**Sale Book:** 53834

**Sale Date:** 06/10/2015  
**Seller Name:** Michael Hutchins  
**Mortgage Amount:** \$0  
**Sale Page:** 29

#### Recent Sale #4

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**Sale Price:** \$49,900  
**Buyer Name:** Michael Hutchins

**Sale Date:** 05/31/2012  
**Seller Name:** Paula Perry-Smith

**Lender Name:**  
**Sale Book:** 49053

**Mortgage Amount:** \$0  
**Sale Page:** 124

### Recent Sale #5

**Sale Price:** \$150,000  
**Buyer Name:** Paula Perry-Smith  
**Lender Name:** Bank Of America Na  
**Sale Book:** 41628

**Sale Date:** 08/09/2007  
**Seller Name:** Avery Invest Prop LI  
**Mortgage Amount:** \$120,000  
**Sale Page:** 308

### MLS Property History

MLS #	Status	Type	Address	Town	List Date	List Price	Sale Price
<b>73041738</b>	SLD	CC	143 Providence St U: 4	Worcester, MA	09/28/2022	\$159,900	\$170,000
<b>72388286</b>	EXP	CC	143 Providence St U: 4	Worcester, MA	09/04/2018	\$94,900	
<b>71799292</b>	SLD	CC	143 Providence St U: 4	Worcester, MA	03/10/2015	\$64,000	\$63,000
<b>71345300</b>	SLD	CC	143 Providence St U: 4	Worcester, MA	03/01/2012	\$49,900	\$49,900
<b>71108909</b>	EXP	CC	143 Providence St U: 4	Worcester, MA	07/13/2010	\$72,900	
<b>70641378</b>	EXP	CC	143 Providence St U: 4	Worcester, MA	09/04/2007	\$123,900	
<b>70495031</b>	CAN	CC	143 Providence Street U: 4	Worcester, MA	11/30/2006	\$159,900	
<b>70444315</b>	CAN	CC	143 Providence St U: 4	Worcester, MA	08/22/2006	\$169,900	

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