



MA-145

647-649 BENNINGTON STREET

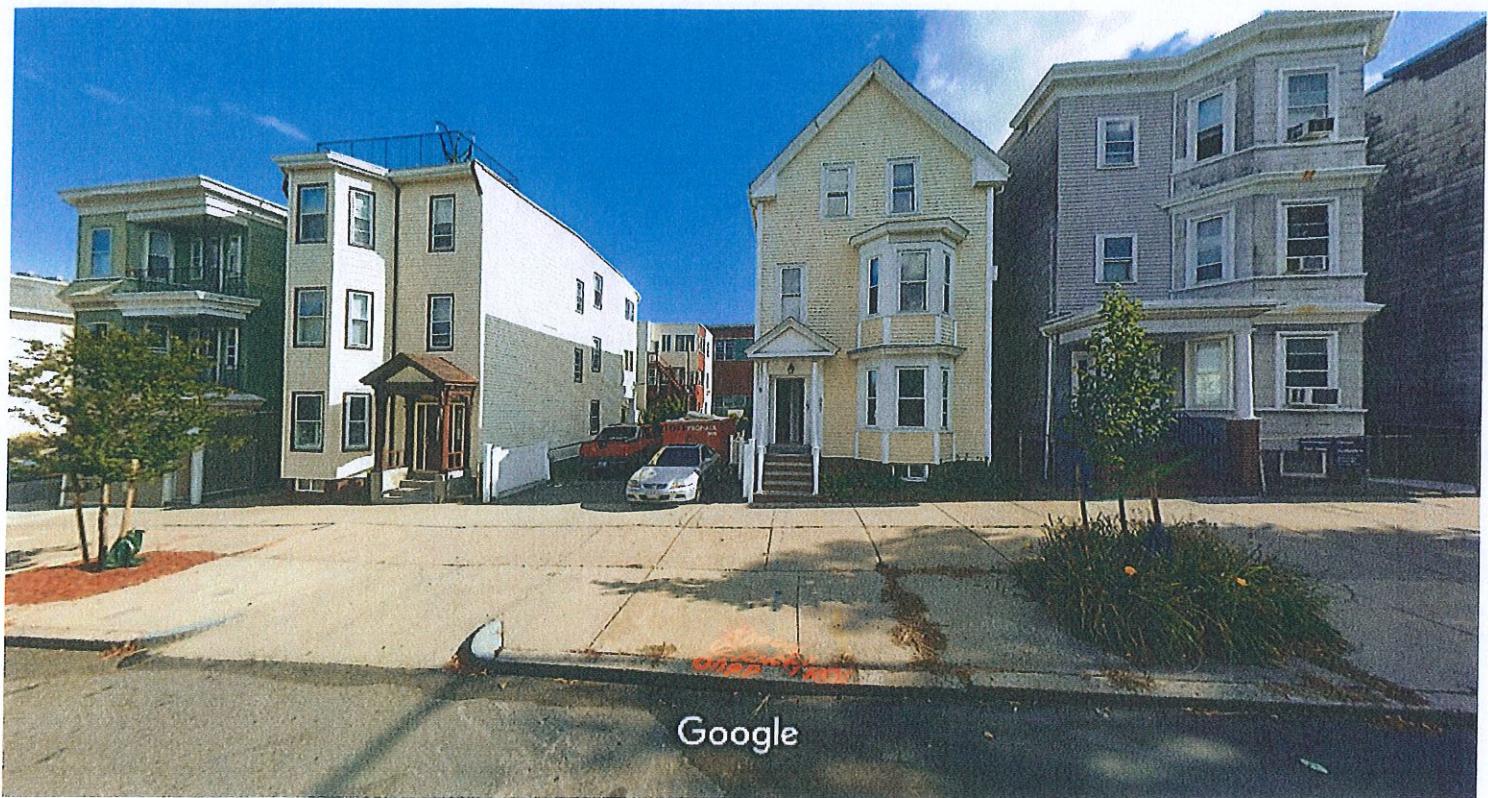


Image capture: Sep 2019 © 2020 Google

Boston, Massachusetts



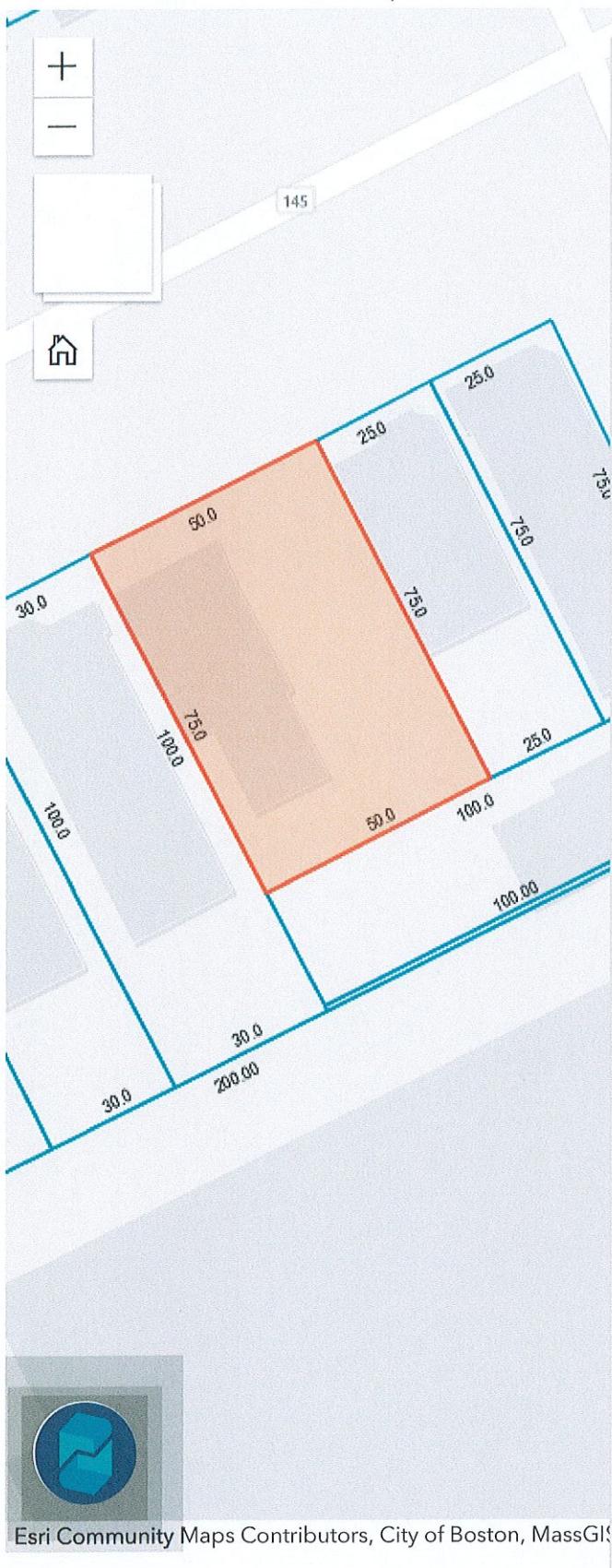
Street View





Zoning Viewer

647 Bennington



Regulations may apply! Please contact us for more detail.

[See Street View by StreetSmart](#)

[Assessing](#)

Parcel ID 0100960000

Address 647 BENNINGTON ST, 02128

Owner COWAN BOBBY

[Assessor's Report](#)

[Property Viewer](#)

[Zoning](#)

Zoning District East Boston Neighborhood

Zoning SubDistrict 3F-2000

Subdistrict Type

Three-Family Residential

Overlays

Interim Planning Overlay District

Map No. 3A-3C

Article [53 \(Table\) \(Appendix\)](#)

Assessing On-Line

[« New search](#)

[Map](#)

Parcel ID:	0100960000
Address:	647 BENNINGTON ST BOSTON MA 02128
Property Type:	Two Family
Classification Code:	0104 (Residential Property / TWO-FAM DWELLING)
Lot Size:	3,750 sq ft
Living Area:	2,363 sq ft
Year Built:	1875
Owner on Wednesday, January 1, 2020:	RIGHT MEOW LLC
Owner's Mailing Address:	P.O. BOX 55071 ECM 41505 BOSTON MA 02205
FY2020 Residential Exemption:	No
FY2020 Personal Exemption:	No

Value/Tax

Assessment as of Tuesday, January 1, 2019,
statutory lien date.

FY2020 Building value:	\$497,400.00
FY2020 Land Value:	\$212,900.00
FY2020 Total Assessed Value:	\$710,300.00

FY2020 Tax Rates (per thousand):

- Residential:	\$10.56
- Commercial:	\$24.92

FY2021 Preliminary Tax (Q1 + Q2):

Estimated Tax:	\$3,750.39
Community Preservation:	\$32.23
Total Tax, First Half:	\$3,782.62

Abatements/Exemptions

Applications for Abatements, Residential Exemptions, and Personal Exemptions for FY2021 are not yet available online. Applications will become available for download beginning 1/1/2021

Attributes

LAND

BUILDING 1

Land Use:	104 - TWO-FAM DWELLING
Style:	Conventional
Total Rooms:	12
Bedrooms:	6
Bathrooms:	4
Other Fixtures:	0
Half Bathrooms:	0
Bath Style 1:	Modern
Bath Style 2:	Modern
Bath Style 3:	Modern
Number of Kitchens:	2
Kitchen Type:	2 Full Eat In Kitchens
Kitchen Style 1:	Modern
Kitchen Style 2:	Modern
Kitchen Style 3:	
Fireplaces:	0
AC Type:	None

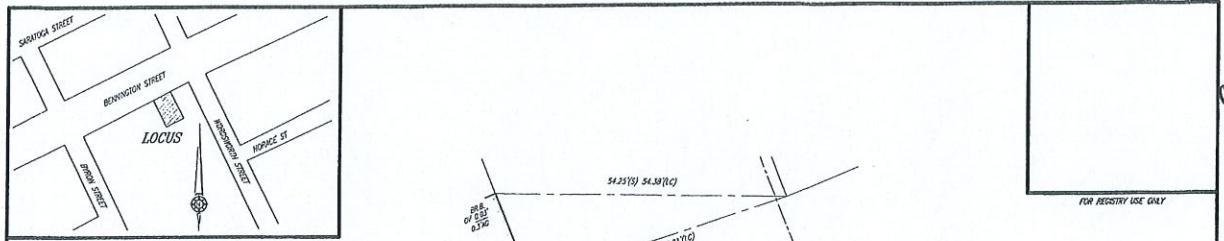
Current Owner

1 **RIGHT MEOW LLC**

Owner information may not reflect any changes submitted to City of Boston Assessing after October 30, 2020. Only Primary owner is displayed.

Value History

Fiscal Year	Property Type	Assessed Value *
2020	Two Family	\$710,300.00
2019	Two Family	\$645,600.00
2018	Two Family	\$586,900.00
2017	Two Family	\$533,600.00
2016	Two Family	\$485,100.00
2015	Two Family	\$405,800.00
2014	Two Family	\$355,700.00
2013	Two Family	\$329,300.00
2012	Two Family	\$331,000.00
2011	Two Family	\$331,000.00
2010	Two Family	\$352,100.00
2009	Two Family	\$349,900.00
2008	Two Family	\$435,300.00
2007	Two Family	\$364,500.00
2006	Two Family	\$319,500.00
2005	Two Family	\$291,100.00
2004	Two Family	\$277,200.00
2003	Two Family	\$200,800.00
2002	Two Family	\$181,000.00
2001	Two Family	\$170,200.00
2000	Two Family	\$130,400.00
1999	Two Family	\$122,400.00
1998	Two Family	\$117,300.00
1997	Two Family	\$104,200.00
1996	Two Family	\$108,600.00
1995	Two Family	\$109,400.00
1994	Two Family	\$90,600.00
1993	Two Family	\$97,500.00
1992	Two Family	\$116,000.00
1991	Two Family	\$129,300.00
1990	Two Family	\$129,300.00
1989	Two Family	\$129,300.00
1988	Two Family	\$91,100.00
1987	Two Family	\$75,900.00
1986	Two Family	\$59,800.00
1985	Two Family	\$51,600.00

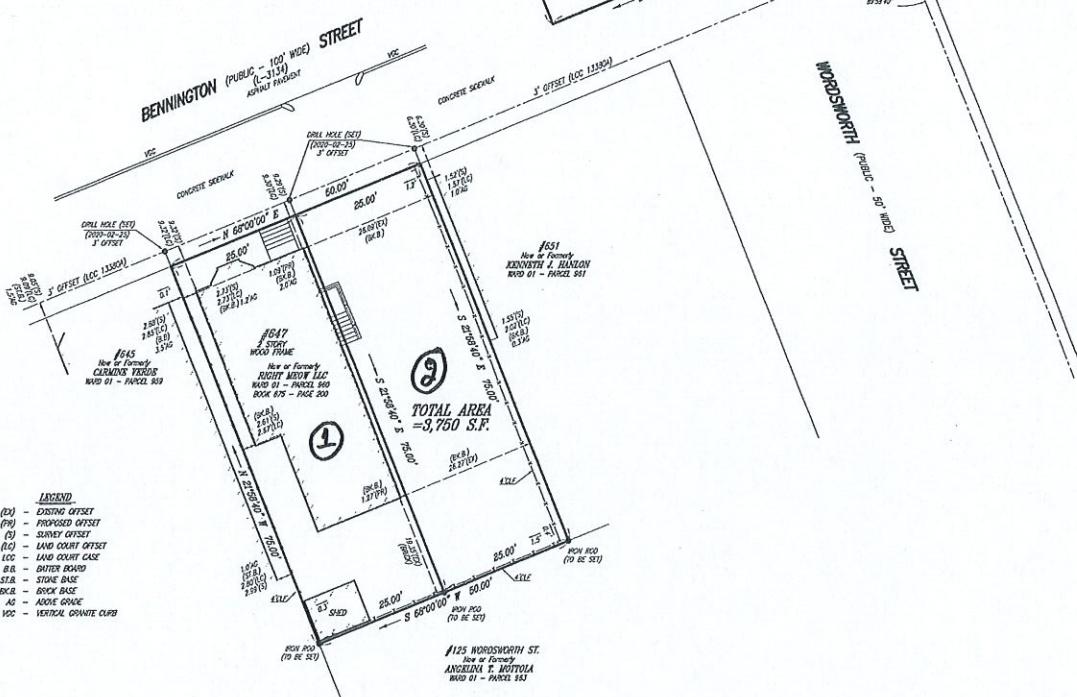
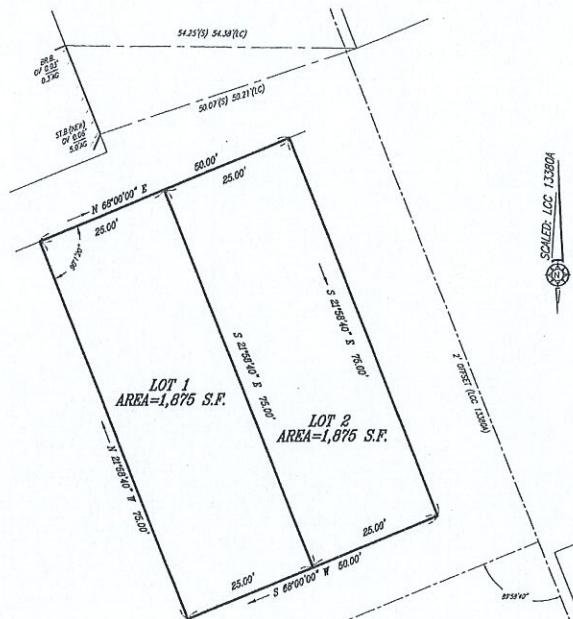


FOR REGISTRY USE ONLY

13380 B

TRaverse Precision

BALANCED TRAVERSE: 1:26663
LINEAR ERROR OF CLOSURE = 0.0167
DIRECTIONAL ERROR: S 36°42'41" W
ACCURACY OF EDM IS 0.01 & ±2PPM
ALL DISTANCES ARE EDM



13380 B
Surveyor's Certificate

13380 B

LAND COURT
MAR 08 2006
FILED

For New Lots 1 and 2 (only)

NOTES

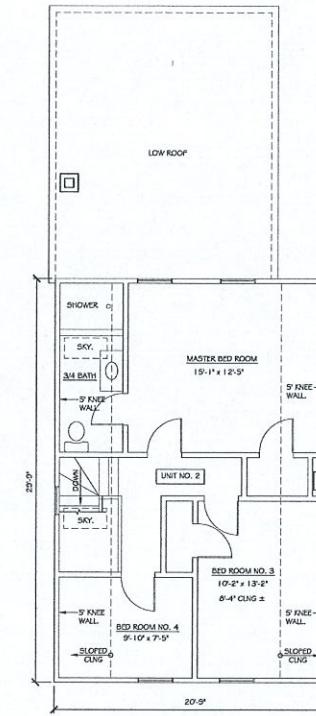
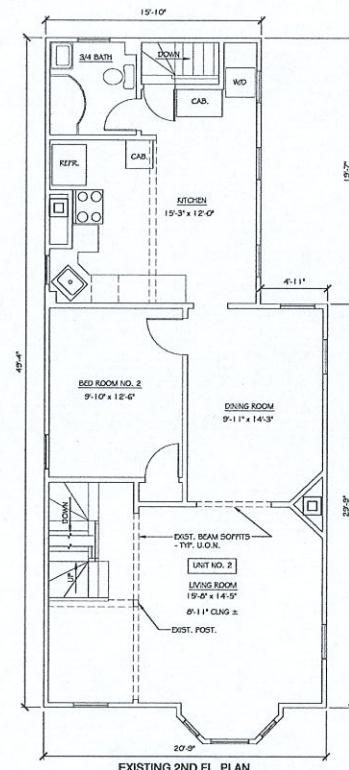
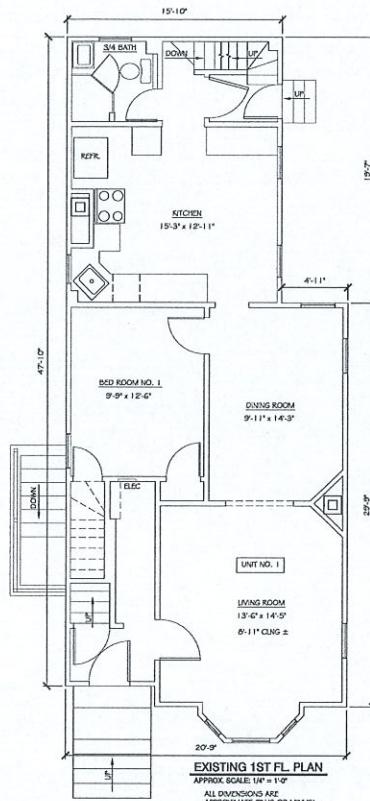
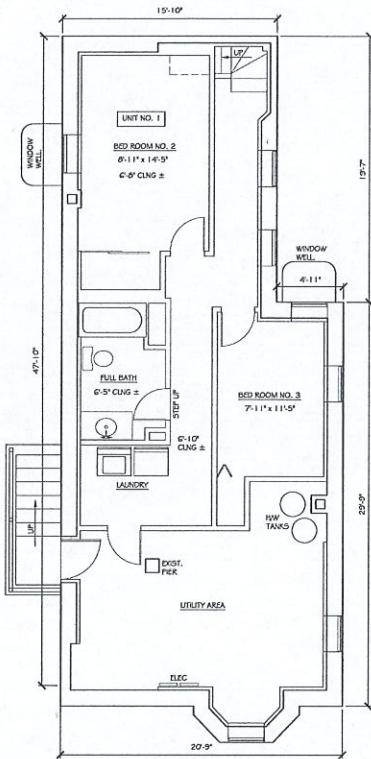
- 1) THE PURPOSE OF THIS PLAN IS TO CREATE TWO (2) LOTS FROM EXISTING LAND
LAND COURT PARCEL 13380 - TO CREATE LOT 1 AND LOT 2
- 2) BY SURVEY PLOTTING ONLY THE FENCE SHOWN HERIN LIES WITHIN A ZONE "X"
(UNSHEDDED) AN AREA OUTSIDE OF THE 100 ANNUAL CHANCE FLOOD, AS SHOWN ON
THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE
MAP (FIRMAP) FOR SARATOGA COUNTY, MASSACHUSETTS, MAP NUMBER 250250001A
MAP PERIOD MARCH 16, 2016.
- 3) SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REVIEW
- 4) CORNERS TO BE SET WITH AN IRON ROD, OR SUFFICIENT MONUMENT CONFIRMED.

STEPHEN P. DIAZROCHE, PLS (MA# 27699)
3/5/26
DUE

OWNER
RIGHT MOVE LLC
212 WEST CLAYTON STREET
BOSTON, MA
CERTIFICATE NO. 136000
WARD 01 - PARCEL 13380

2	FEbruary 21, 2006	DRILL HOLES SET ON THREE (3) FOR OFFSET			
1	JANUARY 21, 2006	LAND COURT COMMENTS			
ESC					
SUBDIVISION PLAN OF LAND 647 BENNINGTON STREET BOSTON, MASSACHUSETTS					
FRAMINGHAM SURVEY CONSULTANTS INC. P.O. BOX 11190 FRAMINGHAM, MA 01701 PH: 508-628-1444 FAX: 508-879-9232 WWW.FRAMINGHAMSURVEY.COM					
SCALE	1"=10'	DRAWN BY	REV'D	DIR'D	EDM
DATE	AUGUST 30, 2016	CHECKED BY	SPD	JOB NO.	8282-19
GRAPHIC SCALE (IN FEET)					
10 0 5 10 20 30 40					

IN ASSOCIATION WITH REINFEST VALLEY SURVEY ASSOCIATES, INC.



FLOOR	UNIT	CEILING HEIGHT (1)	AREA SQ. FT (2)	TOTAL AREA SQ. FT (3)
BASMENT	1	6'-5" TO 6'-8"	510	UNIT 1 = 1,335
FIRST FLOOR	1	8'-11"	625	
SECOND FLOOR	2	8'-11"	945	UNIT 2 = 1,565
THIRD FLOOR	2	8'-4"	620	

NOTE (1): APPROX. CEILING HEIGHTS ARE FROM FINISH FLOOR TO FINISH CEILING. CONDITIONS VARY.
NOTE (2): APPROX. FINISHED FLOOR AREAS ARE CALCULATED TO INCLUDE ENTIRE SPACE ENCLOSED WITHIN THE OUTSIDE FACE OF EXTERIOR OR BOUNDARY WALLS. FINISHED BASEMENT AREA IS TO INSIDE FACE OF EXTERIOR WALL. EXCLUDED AREAS SUCH AS STAIRS, PORCHES, CLOSETS, CLOOCHY AREAS, COMBACH STAIRS, ETC. ARE NOT INCLUDED. ALL THE DIMENSIONS ON THESE GRAPHS ARE APPROXIMATE AND ARE TO THE FINISHED WALL SURFACES UNLESS OTHERWISE SHOWN OR NOTED.

VINCENT PULSELLI, P.E.
STRUCTURAL ENGINEER
MA. LICENSE NO. 40739
email: vpulselli@comcast.net
cell: 781-775-9166



INFORMATION ON THIS DRAWING IS ONLY INTENDED TO DOCUMENT EXISTING BASIC CONDITIONS AND NOT TO BE USED FOR ANY SUBSEQUENT WORKORDERS PROVIDED. THE INFORMATION CONTAINED ON THIS DRAWING APPLIED TO THIS DOCUMENT SHALL NOT BE CONSIDERED AS A CONTRACT. THIS DRAWING CONTAINS INFORMATION FOR USE IN DETERMINING EXISTING CONDITIONS ONLY. MECHANICAL, ELECTRICAL, PLUMBING, LIFE SAFETY, AND OTHER SYSTEMS ARE NOT SHOWN.

EXISTING FLOOR PLANS
647 BENNINGTON STREET
EAST BOSTON, MA.

DRAWING TITLE: PRODUCT APPROVED

DWG. ISSUE LOG

NUMBER DATE COMMENT

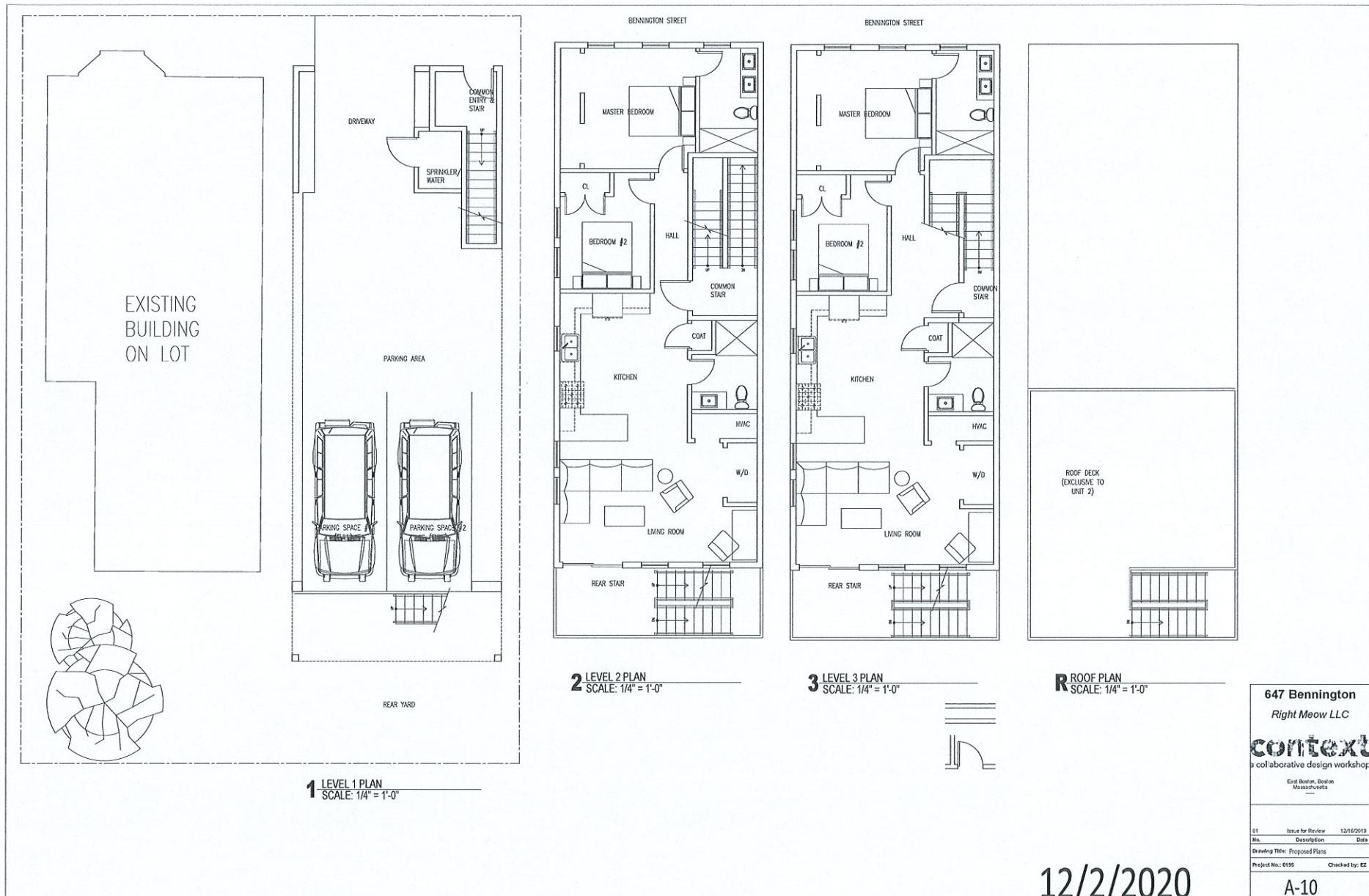
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DRAWN BY	CHECKED BY
V.P.	V.P.
AS NOTED	

DATE ISSUED: 06-10-2020

DRAWING NUMBER:

A-1
1 OF 1





CONTEXT
a collaborative design workshop

CONTEXT

a collaborative design workshop

