23 FRANCIS WAY

Location	23 FRANCIS WAY	**Mblu**	56/ 26/ 5/ /
Acct#	562605	**Owner**	BOCHES, EVAN
Assessment	$413,600	**Appraisal**	$413,600
PID	105852	**Building Count**	1

Current Value

Appraisal			
Valuation Year	**Improvements**	**Land**	**Total**
2025	$313,600	$100,000	$413,600
Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2025	$313,600	$100,000	$413,600

Owner of Record

Owner	BOCHES, EVAN
Co-Owner	MILLER, JENNIFER DOROTHY
Address	23 FRANCIS WAY KITTERY, ME 03904

Sale Price	$375,000
Certificate	
Book & Page	19676/0028
Sale Date	06/10/2025
Instrument	00

Ownership History

Ownership History					
Owner	**Sale Price**	**Certificate**	**Book & Page**	**Instrument**	**Sale Date**
BOCHES, EVAN	$375,000		19676/0028	00	06/10/2025
GALLO RENTALS, LLC	$0		14679/0590		12/28/2012

Building Information

Building 1 : Section 1

Year Built:	1989
Living Area:	1,035
Replacement Cost:	$371,074
Building Percent Good:	84
Replacement Cost Less Depreciation:	$311,700

Building Attributes	
Field	**Description**
Style	Condominium
Model	Res Condo
Stories:	1.5
Grade	Average +10
Occupancy	1
Interior Wall 1:	Drywall/Sheet
Interior Wall 2:	
Interior Floor 1	Carpet
Interior Floor 2	
Heat Fuel:	Gas
Heat Type:	Hot Air-no Duc
AC Type:	None
Ttl Bedrms:	2 Bedrooms
Ttl Bathrms:	1 Full
Ttl Half Bths:	1
Xtra Fixtres	
Total Rooms:	5
Bath Style:	Average
Kitchen Style:	Average
Grade	Average +10
Stories	0
Residential Units:	2
Exterior Wall 1:	Vinyl Siding
Exterior Wall 2:	
Roof Structure	Gambrel
Roof Cover	Asph/F Gls/Cmp
Cmrcl Units:	0
Res/Com Units:	0
Section #:	0
Parking Spaces	0
Section Style:	0
Foundation	
Security:	
Cmplx Cnd	
Xtra Field 1:	
Remodel Ext:	
Super	
Grade	

Building Photo



(/photos/KitteryMEPhotos//\0016\IMG_6053[1]_16797.JPG)

Building Layout


Building Layout
(/photos/KitteryMEPhotos//Sketches/105852_104814.jpg)

Building Sub-Areas (sq ft)			Legend
Code	**Description**	**Gross Area**	**Living Area**
BAS	First Floor	774	774
FHS	Half Story, Finished	522	261
		1,296	1,035

Extra Features

Extra Features				Legend
Code	**Description**	**Size**	**Value**	**Bldg #**
HRTH	HEARTH	1.00 UNITS	$800	1

Land

Land Use

Use Code	1020
Description	CONDO MDL-05
Zone	R-RL
Neighborhood	
Alt Land Appr	No
Category	

Land Line Valuation

Size (Acres)	0
Frontage	
Depth	
Assessed Value	$100,000
Appraised Value	$100,000

Outbuildings

Outbuildings						Legend
Code	**Description**	**Sub Code**	**Sub Description**	**Size**	**Value**	**Bldg #**
SHD1	SHED FRAME			96.00 S.F.	$1,100	1

Valuation History

Appraisal			
Valuation Year	**Improvements**	**Land**	**Total**
2025	$313,600	$100,000	$413,600
2024	$148,700	$75,000	$223,700
2023	$148,700	$75,000	$223,700

Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2025	$313,600	$100,000	$413,600
2024	$148,700	$75,000	$223,700
2023	$148,700	$75,000	$223,700

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