34 WILBURS WAY

Location	34 WILBURS WAY	**Mblu**	U28/ / 196/000 011/
Acct#	U28196000011	**Owner**	NORTHROP, JAMES D
TIF/Current Use		**Total Market Va...**	$323,000
PID	102426	**Building Count**	1
Special Condition		**Lot Description**	HOME 11 PB 224/290
Utility			

Current Value

Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2027	$242,000	$81,000	$323,000

Owner of Record

Owner NORTHROP, JAMES D
Co-Owner
Address 34 WILBURS WAY
BRUNSWICK, ME 04011

Sale Price $325,000
Book & Page 41811/0118
Sale Date 10/20/2025
Instrument 05

Ownership History

Ownership History				
Owner	**Sale Price**	**Book & Page**	**Instrument**	**Sale Date**
NORTHROP, JAMES D	$325,000	41811/0118	05	10/20/2025
WILBURS WOODS LLC	$525,000	40518/0107	2M	12/11/2023
CHURCHILL LLC	$0	24799/0019	1F	01/24/2007

Building Information

Building 1 : Section 1

Year Built: 2025
Living Area: 900
Replacement Cost: $285,170
Building Percent Good: 85
Replacement Cost Less Depreciation: $242,000

Building Attributes	
Field	**Description**
Style:	Condominium
Model	Condo or PUD
Stories:	2

Grade	Good
Occupancy	1
Interior Wall 1:	Drywall/Sheet
Interior Wall 2:	
Interior Floor 1	Laminate
Interior Floor 2	
Heat Fuel:	Electric
Heat Type:	Heat Pump
AC Type:	Heat Pump
Ttl Bedrms:	3 Bedrooms
Ttl Bathrms:	2 Full
Ttl Half Bths:	
Xtra Fixtres	
Total Rooms:	5
Bath Style:	Typical
Kitchen Style:	Typical
Fireplaces	
Grade	Good
Stories:	1
Residential Units:	21
Exterior Wall 1:	Vinyl Siding
Exterior Wall 2:	
Roof Structure	Gable/Hip
Roof Cover	Asphalt Shingle
Cmrcl Units:	0
Res/Com Units:	0
Section #:	
Parking Spaces	
Section Style:	
Foundation	
Security:	
Cmplx Cnd	
Xtra Field 1:	
Remodel Ext:	
Super	
Color	

Building Photo



(/photos/BrunswickMEPhotos//\0019\WilbursWay_19113.j

Building Layout

(ParcelSketch.ashx?pid=102426&bid=10363)

Building Sub-Areas (sq ft)			Legend
Code	**Description**	**Gross Area**	**Living Area**
BAS	First Floor	528	528
FUS	Upper Story, Finished	372	372
CTH	Cathedral Ceiling	528	0
FOP	Open Porch	132	0
UBM	Basement, Unfinished	528	0
		2,088	900

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	1020
Description	Condo or PUD
Zone	GR4
Neighborhood	C22

Land Line Valuation

Size (Unit)	1.0000
Total Market Land	$81,000

Outbuildings

Outbuildings	Legend
No Data for Outbuildings	

Valuation History

Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2025	$0	$65,000	$65,000
2024	$0	$25,500	$25,500
2023	$0	$26,000	$26,000

Valuation History

Exemptions			
Exemption Year	**Code**	**Description**	**Amount**
2027	50	HOMESTEAD	$25,000

(c) 2026 Vision Government Solutions, Inc. All rights reserved.