

# 90 QUINCY SHORE DR #803

**Location** 90 QUINCY SHORE DR #803

**Mblu** 6075/ 38/ 803/ /

**Acct#** 03188701

**Owner** MARQUEZ RONALD D

**Assessment** \$424,800

**PID** 20131

**Building Count** 1

**Assessing District**

## Current Value

Assessment			
Valuation Year	Improvements	Land	Total
2024	\$424,800	\$0	\$424,800

## Owner of Record

**Owner** MARQUEZ RONALD D

**Sale Price** \$284,000

**Co-Owner**

**Book & Page** C198/0390

**Care Of**

**Sale Date** 07/11/2007

**Address** 90 QUINCY SHORE DR UNIT 803  
QUINCY, MA 02171

**Instrument** 00

## Ownership History

Ownership History				
Owner	Sale Price	Book & Page	Instrument	Sale Date
MARQUEZ RONALD D	\$284,000	C198/0390	00	07/11/2007
MASLANSKI PATRICIA A	\$143,000	0C198/0234	NA	06/25/1998
MANNING JAMES P &	\$118,000	0C198/0144	NA	01/08/1993

## Building Information

### Building 1 : Section 1

**Year Built:** 1987  
**Living Area:** 1,075  
**Replacement Cost:** \$544,573  
**Building Percent Good:** 78  
**Replacement Cost  
Less Depreciation:** \$424,800

Building Attributes	
Field	Description
Style:	High Rise Condo
Model	Res Condo
Stories:	1

Grade	AVERAGE
Occupancy	1
Interior Wall 1:	Drywall/Sheet
Interior Wall 2:	
Interior Floor 1	Hardwood
Interior Floor 2	Carpet
Heat Fuel:	Electric
Heat Type:	Forced Air-Duc
AC Type:	Heat Pump
Ttl Bedrms:	2 Bedrooms
Ttl Bathrms:	2 Full
Ttl Half Bths:	0
Xtra Fixtres	
Total Rooms:	5
Bath Style:	Modern
Kitchen Style:	SModern
Kitchen Type	
Kitchen Func	
Primary Bldg Use	
Htwtr Type	
Atypical	
Park Type	
Park Own	
Park Tandem	0
Fireplaces	
Num Part Bedrm	
Base Flr Pm	
Num Park	
Pct Low Ceiling	
Unit Locn	
Grade	AVERAGE
Stories:	8
Residential Units:	150
Exterior Wall 1:	Brick/Masonry
Exterior Wall 2:	
Roof Structure	Flat
Roof Cover	Tar & Gravel
Cmrcl Units:	0
Res/Com Units:	0
Section #:	
Parking Spaces	
Section Style:	
Foundation	
Security:	
Cmplx Cnd	

## Building Photo



([https://images.vgsi.com/photos/QuincyMAPhotos/A0127190%20QUINCY%](https://images.vgsi.com/photos/QuincyMAPhotos/A0127190%20QUINCY%20))

## Building Layout

FGR  
(240 sf)

BAS  
(1,075 sf)

([ParcelSketch.ashx?pid=20131&bid=20131](#))

Building Sub-Areas (sq ft)			<u>Legend</u>
Code	Description	Gross Area	Living Area
BAS	First Floor	1,075	1,075
FGR	Garage, Finished	240	0
		1,315	1,075

Xtra Field 1:	
Remodel Ext:	
Super	
Grade	

**Extra Features**

Extra Features	<u>Legend</u>
No Data for Extra Features	

**Land**

**Land Use**

Use Code 1021  
 Description Condo  
 Neighborhood 50

**Land Line Valuation**

Size (Sqr Feet) 0  
 Assessed Value \$0

**Outbuildings**

Outbuildings	<u>Legend</u>
No Data for Outbuildings	

**Valuation History**

Valuation Year	Assessment		
	Improvements	Land	Total
2024	\$424,800	\$0	\$424,800
2023	\$394,100	\$0	\$394,100
2022	\$391,800	\$0	\$391,800