

8 Whites Court – The Frank & Tiziana Labarba House

**Location**

8 WHITES CT

MBLU

52/ 75/ / /

Owner

LABARBA FRANK P & TIZIANA S TRS

Assessment

\$2,651,000

PID

3549

Building Count

1

Current Value**Assessment**

Valuation Year	Improvements	Land	Total
2026	\$1,880,000	\$771,000	\$2,651,000

Owner of Record

Owner LABARBA FRANK P & TIZIANA S TRS
Co-Owner FRANK P & TIZIANA S LABARBA REV. TRUSTS
Address 8 WHITES CT
NEWBURYPORT, MA 01950
Sale Price \$0
Certificate
Book & Page 32347/0006

Sale Date 04/02/2013
Instrument 1F

Ownership History

Ownership History

Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
LABARBA FRANK P & TIZIANA S TRS	\$0		32347/0006	1F	04/02/2013
LABARBA FRANK	\$0		27762/0390	1A	05/09/2008
LABARBA FRANK	\$0		24952/0191	00	10/14/2005
LABARBA NICOLA	\$0		6119/0051		12/20/1974

Building Information

Building 1 : Section 1

Year Built: 2005
Living Area: 3,567

Building Attributes

Field	Description
Style:	Conventional

Model	Residential
Grade:	Above Avg +10
Stories:	2
Occupancy	1
Exterior Wall 1	Clapboard
Exterior Wall	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall1	Drywall/Sheet
Interior Wall	
Interior Flr	Hardwood
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	Central
Total Bedrooms:	4 Bedrooms
Total Bthrms:	3
Total Half Baths:	1
Total Xtra Fixtrs:	
Total Rooms:	7 Rooms
Cndtn	
Num Park	
Fireplaces	
Fndtn Cndtn	
Basement	

Building Layout

UBM	Basement, Unfinished	1,563	0
WDK	Deck, Wood	613	0
		7,440	3,567

Extra Features

Extra FeaturesLegend

Code	Description	Size	Value	Bldg #
FPL3	FIREPLACE 2 ST	1.00 UNITS	\$4,300	1
GEN	GENERATOR	1.00 UNITS	\$0	1

Land

Land Use

Use Code 1010
Description SINGLE FAM

Land Line Valuation

Size (Acres) 0.19
Depth 0
Assessed Value \$771,000

Outbuildings

OutbuildingsLegend

Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
PAT1	PATIO-AVG			400.00 S.F.	\$3,000	1

Valuation History

Assessment

Valuation Year	Improvements	Land	Total
2025	\$1,675,200	\$720,600	\$2,395,800
2024	\$1,528,900	\$655,000	\$2,183,900

2023	\$1,545,900	\$569,600	\$2,115,500
------	-------------	-----------	-------------

History of the House

Architecture: Vernacular, Contemporary

Year Built: 2005

History

Working with Architect Andrew Sidford, Frank and Tiziana LaBarba's communicated clear goals for their new home: Make the house fit in with the neighborhood, take advantage of the views of the water and garden, and fill the house with sunlight. The resulting home presents a traditional face to the street, yet opens at back with two stories of view to the river.

Sunlight and views of the Merrimack River reach deep into the interior of the home.

The kitchen is the heart of this home - it radiates out to the living room, then beyond to the pergola and abundant gardens. The kitchen is designed to accommodate many hands cooking as well as social bystanders. At center, a large curved island encourages participation and conversation. The mud room, powder room and laundry are in close proximity, yet hidden. The living room and dining room are easily integrated into kitchen activity yet are designed to stand alone as well.

Other features include river views from the master bedroom, a second floor balcony and interior windows which link the private areas of the home back to the living room, and a tapered entry stair. Interior Designer Kristin Hunter further integrated traditional style with contemporary elegance in her choice of finishes. In the master bathroom, hand polished Bianco Perlino Antico stone is accented with glass tile reminiscent of beach glass. In the powder room and mudroom, May Green quartzite and bronze tile are set in fresh patterns. In the master bedroom, window treatments handwoven from natural grasses with Dupont silk panels complement Italian Surano lace bed linens.

References:

"8 White's Court", Vision Appraisal, City of Newburyport, 2022.

"8 White's Court- Frank & Tiziana Labarba", Holiday House Tour Program Book 2008, Custom House Maritime Museum, Newburyport, MA, 2008.