

Property at 00100 BRONSON ROAD

Prop ID 1490100

Printed 29-Jan-2025 8:46 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: LENNON ANDREW L & AILEEN B  
 Second name:  
 Address: 100 BRONSON ROAD  
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:  
 Lot: 1490100 Neigh.: Zone: R30 Vol: 774 Page: 1182

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 09-May-2022
Resident Land	.92	94,500	LBA Volfire	49,130	Sale price: 425,000
Resident Dwelling	1.00	160,740			Sale valid:
Resident Outbldg	2.00	4,060			Values
Resident Excess	.10	530			Mkt value :
					Cost value: 371,186
Summary		Utilities		Sales ratios	
Total assessments		259,830	Water Well		Cost/sale : .8734
Total exemptions		49,130	Sewer Septic		Mkt/sale :
Net assessment		210,700	Gas None		Assmt/sale: .6114

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	135,000	135,000		135,000	94,500
Primary Site		40,075					
RES	12	.100	7,500	750		750	525
Residual		4,356					
		1.020 acres		Total land value		135,750	95,025

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Garage cars	3
Floors	01	Hardwood	Bedrooms	3
Heating System	01	Hot Water	Family Rooms	30
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	
Grade	33	C+	Addtn'l fixtures	
Garage	13	Basement 3 car	Whirlpools	1,722
Area Over Gar.	01	Fully Finished	Saunas	
Basement	01	Full	# Living Units	
Bsmt Fin Qual	01	Unfinished	M/F stacks	
Air Condition	01	Central Air	W/B stacks	1
Interior Cond	05	Good	W/B openings	1
Exterior Cond	05	Good	Actual Year Built: 1962	

Building Valuation Summary

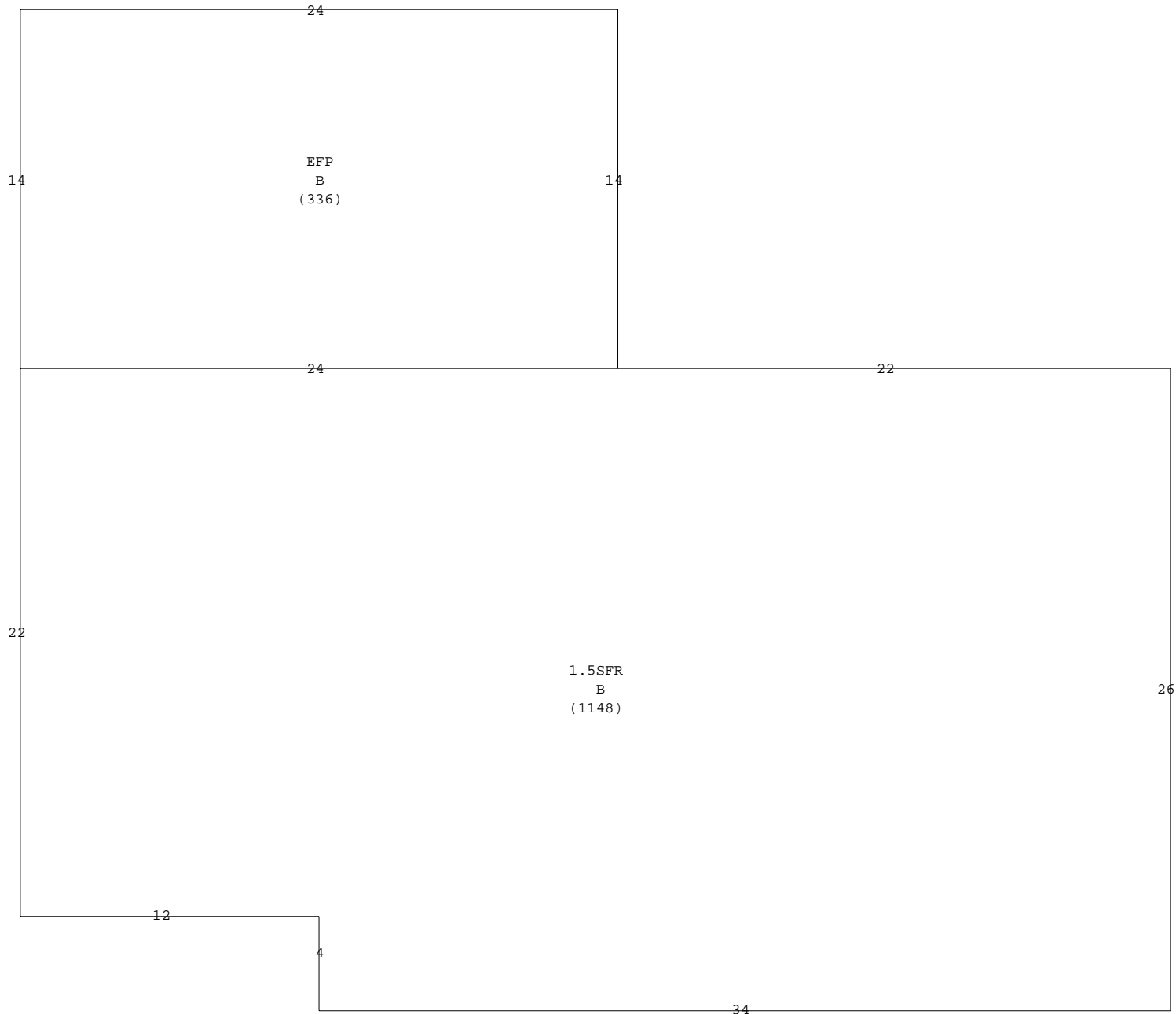
		Area	Value
Dwelling	Frame	1 1/2 story w/bsmt	255,660
Basement	Full	1,148	
Heating	Yes	A/C Yes	7,340
Plumbing	2 F/B	H/B Add'l fix. Wh/p Saunas	5,000
Attic	None	Attic size:	
Additions			45,863
Other Features	WB Stks	Bsmt Gar	13,250
Sub-Total			327,113
Grade	C+	Factor 1.0800	353,282
CDU		C&D Factor 1.00	353,282
Depreciation		35 %	229,633
Computed cost value @ 70%			160,743

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	288	7,629
P Porches, Patios, Decks	FEFF Frame enclosed first	336	32,042
L Living Area	BSMT Basement addition	336	6,192
Total additions			45,863

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame Utility Shed	12	20	240	30.00		C	7,200	50	3,600
RS1 Frame Utility Shed	12	12	144	30.00		C	4,320	50	2,200
Value at 70%			4,060	Value at 100%			5,800		



AFFDVT ELMA SMITH PAST DOUGLAS M SMITH APPTD SUCC TTE V773P774 4-1-22  
PROB CERT ELMA K SMITH V 773 P 779 4-1-22

MATTHEW F SMITH REVOC TRUST DTD 6/2/03 V773 P776 4-1-22