

Property at 00090 BROOKRIDGE DRIVE

Prop ID 1510090

Printed 05-Feb-2024 1:33 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: LOGAN KRISTEN AND
 Second name: HOPPLER MATTHEW
 Address: 90 BROOKRIDGE DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 1510090 Neigh.: Zone: R40 Vol: 788 Page: 1053

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	230,490

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 16-Oct-2023
 Sale price: 630,000
 Sale valid:

Values

Resident Excess .03 160
 Mkt value :
 Cost value: 479,500

Summary

Total assessments	335,650
Total exemptions	
Net assessment	335,650

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .7611
 Mkt/sale :
 Assmt/sale: .5328

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site	40,075							
RES	12	.030	7,500	225			225	158
Residual	1,307							
.950 acres				Total land value			150,225	105,158

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	37	B-	Full Baths	3
Garage	22	Attached 2 car	Masonry trim sf	
Area Over Gar.	99	None	Half Baths	
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	1
Air Condition	01	Central Air	Rec Room Size	400
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	2,816
			# Living Units	
Actual Year Built: 1974				

Building Valuation Summary

		Area	
Dwelling	Frame 2 story w/bsmt	576	181,490
Basement	Full with walk		
Heating	Yes A/C Yes		5,270
Plumbing	3 F/B H/B 1 Add'l fix. 1 Wh/p	Saunas	13,000
Attic	None Attic size:		
Additions			216,441
Other Features	WB Stks RR		16,774
Sub-Total			432,975
Grade	B-	Factor 1.1700	506,581
CDU		C&D Factor 1.00	506,581
Depreciation		35 %	329,278
Computed cost value @ 70%			230,495

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	152	4,026
L Living Area	FRFF Frame first floor	332	38,008
G Garages	FRL Attached frame GT 65	672	30,107
L Living Area	FRFF Frame first floor	88	10,074
L Living Area	FRFF Frame first floor	512	58,614
L Living Area	BSMT Basement addition	512	9,435
P Porches, Patios, Decks	DECK Wood deck	224	5,934
L Living Area	AIR Air conditioning	332	1,009
L Living Area	AIR Air conditioning	88	268
L Living Area	AIR Air conditioning	512	1,556
G Garages	FSF Full-story fin o/gar	672	45,013
L Living Area	FRFF Frame first floor	60	6,869
P Porches, Patios, Decks	UTIL Utility building	60	1,714
P Porches, Patios, Decks	DECK Wood deck	60	1,589
L Living Area	AIR Air conditioning	672	2,043
L Living Area	AIR Air conditioning	60	182

Total additions 216,441

