

Property at 00190 CIDER BROOK ROAD

Prop ID 1800190

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Administrative Information

Owner name: ASH RHIANA & BRYAN
 Second name:
 Address: 190 CIDER BROOK ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 032 Clerk map: 97 014
 Lot: 1800190 Neigh.: Zone: RU2A Vol: 785 Page: 1175

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	140,000
Resident Dwelling	1.00	493,010

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 06-Jul-2023
 Sale price: 950,000
 Sale valid:

Values

Mkt value :
 Cost value: 909,929

Summary

Total assessments	636,950
Total exemptions	
Net assessment	636,950

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .9578
 Mkt/sale :
 Assmt/sale: .6705

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	200,000	200,000			200,000	140,000
Primary Site		87,120						
RES	12	.750	7,500	5,625			5,625	3,938
Residual		32,670						

2.750 acres Total land value 205,625 143,938

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	01	Hardwood	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	07	Propane Gas	Family Rooms	1
Attic	03	Partially finish	Dormer linear f	
Grade	47	A-	Full Baths	4
Garage	23	Attached 3 car	Half Baths	1
Area Over Gar.	01	Fully Finished	Finish bsmt sz	
Basement	01	Full	Addtn'l fixtures	4
Bsmt Fin Qual	03	Rec Room W/ Air	Rec Room Size	762
Air Condition	01	Central Air	Living area	3,791
Interior Cond	06	Very Good	Whirlpools	1
Exterior Cond	06	Very Good	Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1998				

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,558	373,270
Basement	Full			
Heating	Yes	A/C Yes		10,670
Plumbing	4 F/B	1 H/B 4 Add'l fix.	1 Wh/p	23,000
Attic	Partially finished	Attic size: 256	Saunas	9,840
Additions				109,332
Other Features	WB Stks	RR		25,846
Sub-Total				551,958
Grade	A-	Factor 1.4500		800,339
CDU		C&D Factor 1.10		880,373
Depreciation		20 %		704,298
Computed cost value @ 70%				493,009

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	F0FF Frame open first flo	572	34,850
P Porches, Patios, Decks	DECK Wood deck	308	8,159
G Garages	FRL Attached frame GT 65	796	35,662
G Garages	FSF Full-story fin o/gar	398	26,660
L Living Area	AIR Air conditioning	398	1,210
L Living Area	BSMT Basement addition	21	387
L Living Area	FRFF Frame first floor	21	2,404

Total additions 109,332

