

Property at 00002 CLIFF DRIVE

Prop ID 1810002

Printed 05-Feb-2024 3:36 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WIRTA MATTHEW E
 Second name:
 Address: 2 CLIFF DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 037 Clerk map:
 Lot: 1810002 Neigh.: SL Zone: R15 Vol: 772 Page: 1231

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 10-Mar-2022
Resident Land	.24	70,000			Sale price: 335,000
Resident Dwelling	1.00	166,970			Sale valid:
Resident Outbldg	1.00	3,920			Values
				Mkt value :	
				Cost value:	344,129
Summary		Utilities		Sales ratios	
Total assessments	240,890	Water	Well	Cost/sale :	1.0273
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	240,890	Gas	None	Assmt/sale:	.7191

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.240	100,000	100,000		100,000	70,000
Primary Site		10,454					
		.240 acres		Total land value		100,000	70,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Garage cars	1
Floors	01	Hardwood	Bedrooms	3
Heating System	02	Forced Hot Air	Family Rooms	
Fuel	07	Propane Gas	Full Baths	2
Attic	99	None	Half Baths	1
Grade	30	C	Addtn'l fixtures	1
Garage	21	Attached 1 car	Whirlpools	1
Area Over Gar.	99	None	Saunas	
Basement	03	Partial > half	# Living Units	1
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: 2009	

Building Valuation Summary

	Area	
Dwelling	Frame	2 story w/bsmt 960 256,480
Basement	Partial > half	-2,260
Heating	Yes	A/C Yes 7,380
Plumbing	2 F/B 1 H/B 1 Add'l fix.	1 Wh/p Saunas 11,500
Attic	None	Attic size:
Additions		18,310
Other Features	WB Stks	6,750
Sub-Total		298,160
Grade	C	Factor 1.0000 298,160
CDU		C&D Factor 1.00 298,160
Depreciation		20 % 238,528
		Computed cost value @ 70% 166,970

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	99	11,334
L Living Area	AIR Air conditioning	99	301
P Porches, Patios, Decks	DECK Wood deck	252	6,675
		Total additions	18,310

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	10	20	200	55.95		C	11,190	50	5,600
Block Detach Garage									
Value at 70%		3,920					Value at 100%		5,600

