

Property at 00050 CRAIGEMORE CIRCLE

Prop ID 1960050

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Administrative Information

Owner name: BEAUDETTE JOEY & YU
 Second name:
 Address: 50 CRAIGEMORE CIRCLE
 City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
 Lot: 1960050 Neigh.: Zone: R30 Vol: 775 Page: 722

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 27-May-2022
Resident Land	.69	87,500			Sale price: 480,111
Resident Dwelling	1.00	139,730			Sale valid:
				Values	
				Mkt value :	
				Cost value:	324,614
Summary		Utilities		Sales ratios	
Total assessments		227,230	Water Connecticut	Cost/sale :	.6761
Total exemptions			Sewer Septic	Mkt/sale :	
Net assessment		227,230	Gas None	Assmt/sale:	.4733

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.690	125,000	125,000		125,000	87,500
Primary Site		30,056					
		.690 acres		Total land value		125,000	87,500

Building Valuation Summary

		Area			
Dwelling	Frame	2 story w/bsmt	725	166,650	
Basement	Full				
Heating	Yes	A/C Yes		5,050	
Plumbing	3 F/B	H/B Add'l fix.	Wh/p Saunas	7,200	
Attic	None	Attic size:			
Additions				96,228	
Other Features	Mason Trim WB Stks			9,216	
Sub-Total				284,344	
Grade	C+	Factor 1.0800		307,092	
CDU		C&D Factor 1.00		307,092	
Depreciation		35 %		199,610	
				Computed cost value @ 70%	139,727

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	335	28,408
G Garages	FR Attached frame LE 65	450	15,719
P Porches, Patios, Decks	CPAT Concrete patio	650	4,104
P Porches, Patios, Decks	FOFF Frame open first flo	88	3,971
P Porches, Patios, Decks	FOFF Frame open first flo	36	1,625
L Living Area	OVER Frame Overhang	29	1,967
L Living Area	FRFF Frame first floor	364	30,867
P Porches, Patios, Decks	DECK Wood deck	404	7,927
L Living Area	AIR Air conditioning	335	755
L Living Area	AIR Air conditioning	364	820
L Living Area	AIR Air conditioning	29	65
Total additions			96,228

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	3
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Dormer linear f	
Attic	99	None	Full Baths	3
Grade	33	C+	Masonry trim sf	336
Garage	22	Attached 2 car	Half Baths	
Area Over Gar.	99	None	Finish bsmt sz	
Basement	01	Full	Addtn'l fixtures	
Bsmt Fin Qual	01	Unfinished	Rec Room Size	
Air Condition	01	Central Air	Whirlpools	2,178
Interior Cond	05	Good	Saunas	
Exterior Cond	05	Good	# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1962				

