

Property at 00064 SYLVAN STREET

Prop ID 4260064

Printed 07-Feb-2024 3:19 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: BALFOUR CHARMAINE
 Second name:
 Address: 64 SYLVAN STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 014 Clerk map:
 Lot: 4260064 Neigh.: Zone: R30 Vol: 779 Page: 248

Assessments

Assmt category	Qty	Amount
Resident Land	.43	94,500
Resident Dwelling	1.00	119,230
Resident Outbldg	1.00	280

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 19-Sep-2022
 Sale price: 315,000
 Sale valid:

Values

Mkt value :
 Cost value: 305,729

Summary

Total assessments	214,010
Total exemptions	
Net assessment	214,010

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .9706
 Mkt/sale :
 Assmt/sale: .6794

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.430	135,000	135,000			135,000	94,500
Primary Site		18,731						

.430 acres Total land value 135,000 94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles		
Roof Type	01	Gable		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	01	Hardwood		
Heating System	03	Steam		
Fuel	01	Oil		
Attic	99	None		
Grade	30	C		
Garage	22	Attached 2 car		
Area Over Gar.	99	None		
Basement	01	Full		
Bsmt Fin Qual	01	Unfinished		
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 1956

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,390	229,420
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		3,500
Additions					22,378
Other Features		WB Stks			6,750
Sub-Total					262,048
Grade	C	Factor 1.0000			262,048
CDU		C&D Factor 1.00			262,048
Depreciation		35 %			170,331
Computed cost value @ 70%					119,232

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	504	22,378

Total additions 22,378

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS2 Metal	6	8	48	30.00		E	720	50	400
Utility Shed									
Value at 70%					280	Value at 100%			
						400			

