

Property at 00872 WEST AVON ROAD

Prop ID 4520872

Printed 07-Feb-2024 6:26 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WHITE DEBORAH R
Second name:
Address: 872 WEST AVON ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 029 Clerk map:
Lot: 4520872 Neigh.: Zone: R40 Vol: 779 Page: 1066

Assessments

Assmt category	Qty	Amount
Resident Land	.92	87,500
Resident Dwelling	1.00	211,230
Resident Outbldg	1.00	3,010

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 12-Oct-2022
Sale price: 490,000
Sale valid: 07

Values

Mkt value :
Cost value: 436,614

Summary

Total assessments	305,630
Total exemptions	
Net assessment	305,630

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .8910
Mkt/sale :
Assmt/sale: .6237

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	125,000	125,000			125,000	87,500
Primary Site		40,075						
RES	12	.740	7,500	5,550			5,550	3,885
Residual		32,234						

1.660 acres

Total land value

130,550

91,385

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	07	Propane Gas	Half Baths	
Attic	99	None	Addtn'l fixtures	1
Grade	33	C+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	06	Very Good		
Exterior Cond	06	Very Good	Actual Year Built: 1967	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area 1,764	278,630
Basement	Full			
Heating	Yes	A/C Yes		7,960
Plumbing	2 F/B	H/B 1 Add'l fix.	Wh/p	5,500
Attic	None	Attic size:		
Additions				47,915
Other Features		WB Stks		9,250

Sub-Total			349,255
Grade	C+	Factor 1.0800	377,195
CDU		C&D Factor 1.00	377,195
Depreciation		20 %	301,756
		Computed cost value @ 70%	211,229

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	210	5,563
G Garages	FR Attached frame LE 65	576	25,187
P Porches, Patios, Decks	FEFF Frame enclosed first	180	17,165

Total additions 47,915

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	24	288	30.00	2023	C	8,640	50	4,300
Utility Shed									

Value at 70%

3,010

Value at 100%

4,300

