

Property at 00191 WOODMONT

Prop ID 4710191

Printed 07-Feb-2024 7:43 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MILLS JULINE
 Second name:
 Address: 191 WOODMONT
 City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
 Lot: 4710191 Neigh.: Zone: R40 Vol: 787 Page: 235

Assessments

Assmt category	Qty	Amount
Resident Land	.96	105,000
Resident Dwelling	1.00	355,650
Resident Outbldg	1.00	1,470

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-Aug-2023
 Sale price: 760,000
 Sale valid:

Values

Mkt value :
 Cost value: 660,171

Summary

Total assessments	462,120
Total exemptions	
Net assessment	462,120

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .8686
 Mkt/sale :
 Assmt/sale: .6081

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.960	150,000	150,000			150,000	105,000
Primary Site		41,818						

.960 acres Total land value 150,000 105,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles		
Roof Type	02	Hip		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	02	Forced Hot Air		
Fuel	07	Propane Gas		
Attic	99	None		
Grade	43	B+		
Garage	22	Attached 2 car		
Area Over Gar.	01	Fully Finished		
Basement	04	Full with walk-o		
Bsmt Fin Qual	03	Rec Room W/ Air		
Air Condition	01	Central Air		
Interior Cond	06	Very Good		
Exterior Cond	06	Very Good		

Actual Year Built: 2005

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	355,690
Basement	Full with walk		1,468	
Heating	Yes	A/C Yes		10,180
Plumbing	3 F/B	1 H/B 3 Add'l fix.	1 Wh/p	17,500
Attic	None	Attic size:		
Additions				58,093
Other Features	Mason Trim	M Stks RR		28,970

Sub-Total		470,433
Grade	B+	Factor 1.3500
CDU	C&D Factor 1.00	635,085
Depreciation	20 %	508,068
	Computed cost value @ 70%	355,648

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	576	25,187
G Garages	FSF Full-story fin o/gar	378	25,320
L Living Area	AIR Air conditioning	378	1,149
P Porches, Patios, Decks	DECK Wood deck	243	6,437

Total additions 58,093

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00	2013	C	4,200	50	2,100
Utility Shed									
Value at 70%			1,470				Value at 100%		2,100

