

Property at 00058 WRIGHT DRIVE

Prop ID 4730058

Printed 07-Feb-2024 7:48 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HUMBLE JERRY WAYNE TTEE AND
 Second name: WOODLING ANNE ELIZABETH TTE
 Address: 58 WRIGHT DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 015 Clerk map:
 Lot: 4730058 Neigh.: Zone: RU2A Vol: 787 Page: 371

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 21-Aug-2023
Resident Land	2.00	105,000				Sale price: 575,000
Resident Dwelling	1.00	272,030				Sale valid:
					Values	
Resident Excess	3.71	19,480				Mkt value :
					Cost value: 566,443	
Summary			Utilities		Sales ratios	
Total assessments		396,510	Water	Well		Cost/sale : .9851
Total exemptions			Sewer	Septic		Mkt/sale :
Net assessment		396,510	Gas	None		Assmt/sale: .6896

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	150,000	150,000			150,000	105,000
Primary Site		87,120						
RES	12	3.710	7,500	27,825			27,825	19,478
Residual		161,608						
		5.710 acres	Total land value				177,825	124,478

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	02	Unfinished	Addtn'l fixtures	1
Grade	43	B+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	3
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	3
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1961	

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	925
Basement	Full		249,650
Heating	Yes	A/C Yes	7,190
Plumbing	2 F/B	1 H/B	1 Add'l fix.
Attic	Unfinished	Wh/p	Saunas
Additions		Attic size: 925	13,121
Other Features	WB Stks	RR	135,952
			27,957
Sub-Total			442,870
Grade	B+	Factor 1.3500	597,875
CDU		C&D Factor 1.00	597,875
Depreciation		35 %	388,619
		Computed cost value @ 70%	272,033

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	24	2,198
L Living Area	FRUF Frame upper full	528	44,209
G Garages	FR Attached frame LE 65	528	23,314
L Living Area	AIR Air conditioning	528	1,605
L Living Area	OVER Frame Overhang	24	2,198
L Living Area	FRFF Frame first floor	144	16,485
L Living Area	FRUF Frame upper full	144	12,057
L Living Area	BSMT Basement addition	144	2,654
L Living Area	AIR Air conditioning	144	438
L Living Area	FRFF Frame first floor	72	8,243
L Living Area	BSMT Basement addition	72	1,327
L Living Area	FRFF Frame first floor	39	4,465
L Living Area	FRFF Frame first floor	40	4,579
L Living Area	FRUF Frame upper full	40	3,349
L Living Area	OVER Frame Overhang	13	1,191
L Living Area	OVER Frame Overhang	14	1,282
P Porches, Patios, Decks	DECK Wood deck	240	6,358

Total additions 135,952

