

Property at 00006 STEEPLECHASE

Prop ID 4800006

Printed 07-Feb-2024 8:08 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: VELAUTHAPILLAI SUTHAHARAN
 Second name: GANESHARATNAM ARUNA
 Address: 6 STEEPLECHASE
 City/state: AVON CT Zip: 06001

Location Information

Map: 013 Clerk map: 93 022
 Lot: 4800006 Neigh.: Zone: R40 Vol: 785 Page: 1073

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Dwelling	1.00	427,670

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 03-Jul-2023
 Sale price: 855,000
 Sale valid:

Values

Mkt value :
 Cost value: 812,157

Summary

Total assessments	568,510	
Total exemptions		
Net assessment	568,510	

Utilities

Water	Connecticut	
Sewer	Public sewer	
Gas	CNG	

Sales ratios

Cost/sale : .9499
 Mkt/sale :
 Assmt/sale: .6649

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	200,000	200,000			200,000	140,000
Primary Site		40,075						
RES	12	.160	7,500	1,200			1,200	840
Residual		6,970						

1.080 acres

Total land value

201,200

140,840

Building Valuation Summary

			Area	
Dwelling	Frame	2 story w/bsmt	1,497	361,350
Basement	Full			
Heating	Yes	A/C Yes		10,340
Plumbing	3 F/B	1 H/B 2 Add'l fix.	1 Wh/p	Saunas 17,000
Attic	Unfinished		Attic size: 1,497	18,871
Additions				128,545
Other Features	Mason Trim WB Stks	RR		26,989

Sub-Total		563,095
Grade	A	Factor 1.5500 872,797
CDU	C&D Factor 1.00	872,797
Depreciation	30 %	610,958
	Computed cost value @ 70%	427,671

Building additions

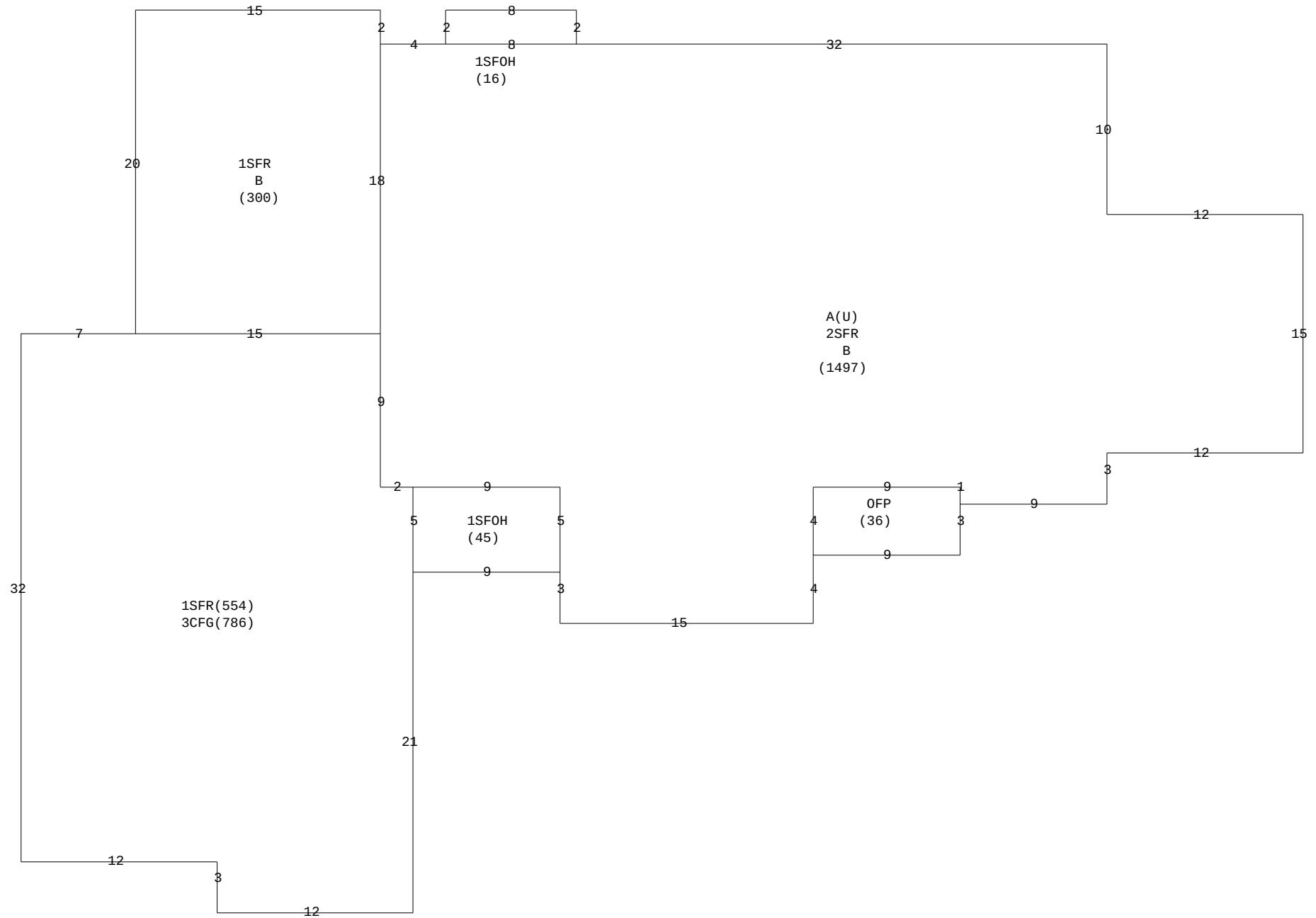
Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	786	35,214
G Garages	FSF Full-story fin o/gar	554	37,109
L Living Area	AIR Air conditioning	554	1,684
L Living Area	BSMT Basement addition	300	5,528
L Living Area	FRFF Frame first floor	300	34,344
L Living Area	AIR Air conditioning	300	912
L Living Area	OVER Frame Overhang	16	1,465
P Porches, Patios, Decks	FOFF Frame open first flo	36	2,193
L Living Area	OVER Frame Overhang	45	4,121
L Living Area	AIR Air conditioning	45	137
P Porches, Patios, Decks	BPAT Brick/flagstone pati	256	5,838

Total additions 128,545

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	02	Unfinished	Dormer linear f	
Grade	50	A	Full Baths	3
Garage	23	Attached 3 car	Masonry trim sf	640
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	375
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	3,909
			Saunas	
			# Living Units	1
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1999				

Scale: 1" = 8.30 feet



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CORRECTING DEED VOL 716 P 1034