

Property at 00077 WILD WOOD DRIVE

Prop ID 5320077

Printed 08-Feb-2024 8:54 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: JONES KEVIN
 Second name:
 Address: 77 WILD WOOD DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
 Lot: 5320077 Neigh.: Zone: R40 Vol: 788 Page: 569

Assessments		Exemptions		Last sale	
Assmt category	Qty Amount	Exempt Cat	Amount	Sale date: 22-Sep-2023	
Resident Land	.92 140,000			Sale price: 875,000	
Resident Dwelling	1.00 472,330			Sale valid:	
				Values	
				Mkt value :	
				Cost value: 874,757	
Summary		Utilities		Sales ratios	
Total assessments	612,330	Water	Connecticut	Cost/sale :	.9997
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	612,330	Gas	CNG	Assmt/sale:	.6998

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						
		.920 acres		Total land value			200,000	140,000

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	99	None	Dormer linear f	
Grade	50	A	Full Baths	3
Garage	23	Attached 3 car	Half Baths	2
Area Over Gar.	01	Fully Finished	Finish bsmt sz	
Basement	04	Full with walk-o	Addtn'l fixtures	4
Bsmt Fin Qual	03	Rec Room W/ Air	Rec Room Size	650
Air Condition	01	Central Air	Living area	4,204
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Saunas	
			# Living Units	1
			M/F stacks	1
			W/B stacks	1
			W/B openings	1
		Actual Year Built: 2004		

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area 1,688	398,660
Basement	Full with walk					
Heating	Yes	A/C Yes				11,390
Plumbing	3 F/B	2 H/B	4 Add'l fix.	1 Wh/p	Saunas	21,500
Attic	None	Attic size:				
Additions						122,851
Other Features	WB Stks M Stks RR					26,040
Sub-Total						580,441
Grade	A	Factor 1.5500				899,684
CDU		C&D Factor 1.00				899,684
Depreciation		25 %				674,763
					Computed cost value @ 70%	472,334

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	866	38,799
G Garages	FSF Full-story fin o/gar	544	36,439
L Living Area	AIR Air conditioning	544	1,654
L Living Area	OVER Frame Overhang	32	2,931
L Living Area	AIR Air conditioning	32	97
P Porches, Patios, Decks	DECK Wood deck	350	9,272
L Living Area	BSMT Basement addition	224	4,128
L Living Area	FRFF Frame first floor	224	25,644
L Living Area	AIR Air conditioning	224	681
L Living Area	FRFF Frame first floor	14	1,603
L Living Area	FRFF Frame first floor	14	1,603

Total additions 122,851

