

Property at 00022 ANDREA LANE

Prop ID 1050022

Printed 05-Feb-2024 8:51 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: TONRY JOHNPAUL
 Second name:
 Address: 22 ANDREA LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map:
 Lot: 1050022 Neigh.: Zone: R30 Vol: 688 Page: 215

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 20-Jul-2015
Resident Land	.69	94,500				Sale price: 300,000
Resident Dwelling	1.00	152,610				Sale valid:
Resident Outbldg	1.00	700				Values
					Mkt value :	
					Cost value:	354,014
Summary			Utilities		Sales ratios	
Total assessments		247,810	Water	Connecticut	Cost/sale :	1.1800
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		247,810	Gas	None	Assmt/sale:	.8260

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	135,000	135,000			135,000	94,500
Primary Site		30,056						
		.690 acres		Total land value			135,000	94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	08	Raised Ranch		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	01	Plaster	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addn'l fixtures	
Grade	33	C+	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	04	Living Area w/o	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1970	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,528	247,580
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					24,377
Other Features	Mason Trim	WB Stks	Bsmt Gar		30,104
Sub-Total					310,561
Grade	C+	Factor 1.0800			335,406
CDU		C&D Factor 1.00			335,406
Depreciation		35 %			218,014
Computed cost value @ 70%					152,610

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	384	10,172
P Porches, Patios, Decks	FEUF Frame enclosed upper	216	12,364
P Porches, Patios, Decks	CPAT Concrete patio	216	1,841
Total additions			24,377

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	8	64	30.00	2019	C	1,920	50	1,000
Utility Shed									
Value at 70%		700	Value at 100%		1,000				

