

Property at 00034 ANDREA LANE

Prop ID 1050034

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Administrative Information

Owner name: JENSEN STEVE W & SAMANTHA H
 Second name:
 Address: 34 ANDREA LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map:
 Lot: 1050034 Neigh.: Zone: R30 Vol: 715 Page: 931

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 19-Dec-2017
Resident Land	.70	94,500				Sale price: 366,250
Resident Dwelling	1.00	182,680				Sale valid:
Resident Outbldg	1.00	770				Values
					Mkt value :	
					Cost value:	397,071
Summary			Utilities		Sales ratios	
Total assessments	277,950		Water	Connecticut	Cost/sale :	1.0842
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	277,950		Gas	None	Assmt/sale:	.7589

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.700	135,000	135,000		135,000	94,500
Primary Site		30,492					
		.700 acres		Total land value		135,000	94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	1
Grade	37	B-	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1970	

Building Valuation Summary

						Area	
Dwelling	Frame	2 story w/bsmt				850	235,000
Basement	Full						
Heating	Yes	A/C Yes					6,780
Plumbing	2 F/B	1 H/B	1 Add'l fix.	Wh/p	Saunas		9,000
Attic	None			Attic size:			
Additions							85,625
Other Features		WB Stks					6,750
Sub-Total							343,155
Grade	B-		Factor 1.1700				401,491
CDU			C&D Factor 1.00				401,491
Depreciation			35 %				260,969
Computed cost value @ 70%							182,678

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	484	21,597
L Living Area	OVER Frame Overhang	34	3,114
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P Porches, Patios, Decks	FOFF Frame open first flo	105	6,397
L Living Area	FRFF Frame first floor	308	35,260
L Living Area	BSMT Basement addition	308	5,676
P Porches, Patios, Decks	DECK Wood deck	352	9,324
L Living Area	AIR Air conditioning	376	1,143
Total additions			85,625

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	30.00		D	2,246	50	1,100
Utility Shed									
Value at 70%		770	Value at 100%		1,100				

