

Property at 00069 ANVIL DRIVE

Prop ID 1060069

Printed 05-Feb-2024 8:56 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: TURKEN SCOTT A & TARA J
Second name:
Address: 69 ANVIL DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
Lot: 1060069 Neigh.: Zone: R40 Vol: 521 Page: 28

Assessments

Assmt category	Qty	Amount
Resident Land	.92	115,500
Resident Dwelling	1.00	193,540

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 17-May-2005
Sale price: 425,000
Sale valid: Y

Values

Mkt value :
Cost value: 441,486

Summary

Total assessments	309,040
Total exemptions	
Net assessment	309,040

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.0388
Mkt/sale :
Assmt/sale: .7272

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	165,000	165,000			165,000	115,500
Primary Site		40,075						

.920 acres Total land value 165,000 115,500

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	05	W/W over sub-flo	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	02	Natural Gas	Half Baths	1
Attic	99	None	Addn'l fixtures	
Grade	40	B	Whirlpools	2,172
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	1
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: 1981	

Building Valuation Summary

				Area	
Dwelling	Frame	2 story w/bsmt		1,056	275,230
Basement	Full				
Heating	Yes	A/C Yes			7,910
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					36,192
Other Features		WB Stks	M Stks		9,750

Sub-Total				337,582
Grade	B	Factor 1.2600		425,353
CDU		C&D Factor 1.00		425,353
Depreciation		35 %		276,479
		Computed cost value @ 70%		193,535

Building additions

Category	Type		Area	Value
G Garages	FR	Attached frame LE 65	576	25,187
L Living Area	OVER	Frame Overhang	16	1,465
L Living Area	OVER	Frame Overhang	44	4,030
P Porches, Patios, Decks	DECK	Wood deck	208	5,510

Total additions 36,192

