

Property at 00128 ANVIL DRIVE

Prop ID 1060128

Printed 05-Feb-2024 8:59 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WRIGHT KAREN O &
Second name: BENJAMIN S
Address: 128 ANVIL DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
Lot: 1060128 Neigh.: Zone: R40 Vol: 288 Page: 267

Assessments

Assmt category	Qty	Amount
Resident Land	.92	115,500
Resident Dwelling	1.00	232,330

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 15-Apr-1983
Sale price: 34,000
Sale valid:

Values

Resident Excess	.32	1,680

Mkt value :
Cost value: 499,300

Summary

Total assessments	349,510
Total exemptions	
Net assessment	349,510

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 14.6853
Mkt/sale :
Assmt/sale: 10.2797

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						
RES	12	.320	7,500	2,400		2,400	1,680
Residual	13,939						

1.240 acres

Total land value

167,400

117,180

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	286,310
Basement	Full with walk		1,328	
Heating	Yes	A/C Yes		8,200
Plumbing	3 F/B	H/B 2 Add'l fix. 1 Wh/p	Saunas	13,500
Attic	None	Attic size:		
Additions				107,873
Other Features		M Stks RR		20,534

Sub-Total	436,417
Grade B-	
CDU	Factor 1.1700
Depreciation	C&D Factor 1.00
	35 %
	Computed cost value @ 70%
	232,327

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	528	23,314
L Living Area	BSMT Basement addition	324	5,971
L Living Area	FRFF Frame first floor	324	37,092
L Living Area	FRUF Frame upper full	324	27,129
P Porches, Patios, Decks	DECK Wood deck	468	12,397
L Living Area	AIR Air conditioning	324	985
L Living Area	AIR Air conditioning	324	985

Total additions 107,873

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	02	Cape	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 1.5
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 8
Interior Walls	02	Drywall	Garage cars 2
Floors	05	W/W over sub-flo	Bedrooms 4
Heating System	01	Hot Water	Unfinished area
Fuel	02	Natural Gas	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	37	B-	Full Baths 3
Garage	22	Attached 2 car	Masonry trim sf
Area Over Gar.	99	None	Half Baths
Basement	04	Full with walk-o	Finish bsmt sz
Bsmt Fin Qual	02	Rec Room w/o air	Addtn'l fixtures 2
Air Condition	01	Central Air	Rec Room Size 660
Interior Cond	05	Good	Whirlpools 1
Exterior Cond	05	Good	Living area 2,876
			# Living Units
			M/F stacks 2
			W/B stacks
			W/B openings
			Actual Year Built: 1984

