

Property at 00151 ARCH ROAD

Prop ID 1090151

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Administrative Information

Owner name: GAVILANES JUAN ALONSO
 Second name:
 Address: 151 ARCH ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 013 Clerk map:
 Lot: 1090151 Neigh.: Zone: R40 Vol: 775 Page: 405

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Last sale
Resident Land	.92	87,500			Sale date: 24-May-2022
Resident Dwelling	1.00	174,030			Sale price: 430,000
Resident Outbldg	1.00	1,120			Sale valid:
					Values
Resident Excess	.98	5,150			Mkt value :
					Cost value: 382,571

Summary

Total assessments	267,800	Utilities		Sales ratios
Total exemptions		Water Well		Cost/sale : .8897
Net assessment	267,800	Sewer Septic		Mkt/sale :
		Gas None		Assmt/sale: .6228

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	125,000	125,000		125,000	87,500
Primary Site	40,075						
RES	12	.980	7,500	7,350		7,350	5,145
Residual	42,689						
1.900 acres				Total land value		132,350	92,645

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 7
Interior Walls	01	Plaster	Garage cars 3
Floors	01	Hardwood	Bedrooms 3
Heating System	01	Hot Water	Family Rooms 1
Fuel	01	Oil	Dormer linear f
Attic	99	None	Full Baths 2
Grade	30	C	Masonry trim sf
Garage	99	None	Half Baths
Area Over Gar.	99	None	Finish bsmt sz
Basement	01	Full	Addtn'l fixtures
Bsmt Fin Qual	02	Rec Room w/o air	Rec Room Size 382
Air Condition	01	Central Air	Whirlpools
Interior Cond	05	Good	Living area 2,336
Exterior Cond	05	Good	# Living Units
			Actual Year Built: 1953

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	214,150
Basement	Full		1,274	
Heating	Yes	A/C Yes		6,140
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	5,000
Attic	None	Attic size:	Saunas	
Additions				135,272
Other Features	WB Stks	RR		21,912
Sub-Total				382,474
Grade	C	Factor 1.0000		382,474
CDU		C&D Factor 1.00		382,474
Depreciation		35 %		248,608
Computed cost value @ 70%				174,026

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	264	30,223
L Living Area	AIR Air conditioning	264	803
L Living Area	FRFF Frame first floor	342	39,153
L Living Area	AIR Air conditioning	342	1,040
L Living Area	FRFF Frame first floor	456	52,203
L Living Area	AIR Air conditioning	456	1,386
P Porches, Patios, Decks	DECK Wood deck	395	10,464
Total additions			135,272

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	9	12	108	30.00		C	3,240	50	1,600
Utility Shed									
Value at 70%			1,120	Value at 100%			1,600		

