

Property at 00172 ARCH ROAD

Prop ID 1090172

Printed 05-Feb-2024 9:22 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HETAJ MERITA AND
Second name: DRICI TIM
Address: 172 ARCH ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 013 Clerk map:
Lot: 1090172 Neigh.: Zone: R40 Vol: 759 Page: 400

Assessments

Assmt category	Qty	Amount
Resident Land	.67	87,500
Resident Dwelling	1.00	142,910
Resident Outbldg	1.00	5,460

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 11-May-2021
Sale price: 355,000
Sale valid:

Values

Mkt value :
Cost value: 336,957

Summary

Total assessments	235,870
Total exemptions	
Net assessment	235,870

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .9492
Mkt/sale :
Assmt/sale: .6644

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.670	125,000	125,000			125,000	87,500
Primary Site		29,185						

.670 acres Total land value 125,000 87,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	02	Drywall	Bedrooms	2
Floors	07	Hardwood/Carpet	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	02	Natural Gas	Half Baths	
Attic	01	Fully Finished	Addn'l fixtures	
Grade	30	C	Whirlpools	
Garage	31	Detached 1 car	Saunas	
Area Over Gar.	99	None	M/F stacks	2
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 2003	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	242,310
Basement	Full		1,488	
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B Add'l fix.	Wh/p Saunas	5,000
Attic	Fully Finished	Attic size: 420		16,705
Additions				2,193
Other Features		M Stks		6,000

Sub-Total			272,208
Grade	C	Factor 1.0000	272,208
CDU		C&D Factor 1.00	272,208
Depreciation		25 %	204,156
		Computed cost value @ 70%	142,909

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	36	2,193

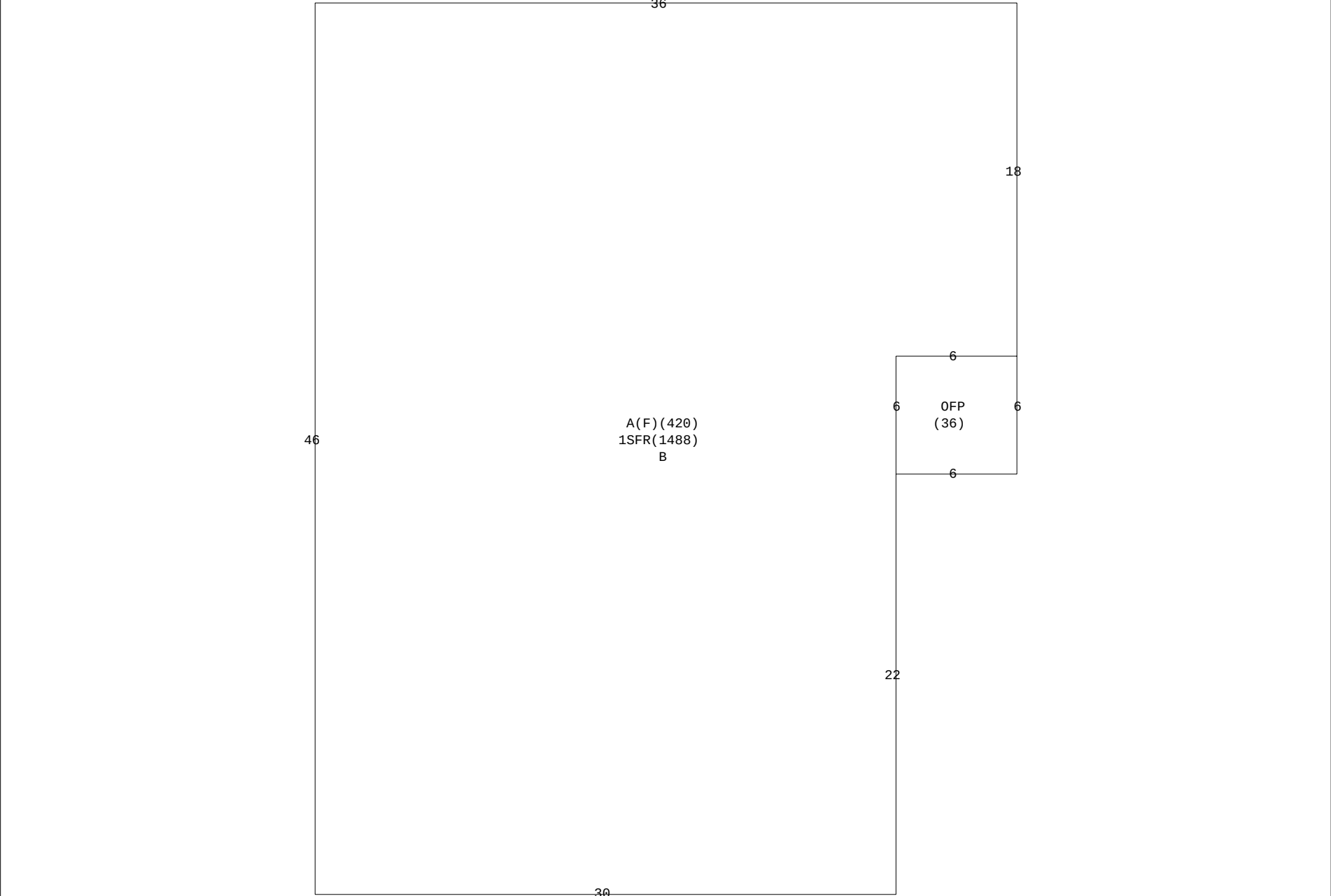
Total additions 2,193

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	14	20	280	55.95		C	15,666	50	7,800
Block Detach Garage									

Value at 70% 5,460

Value at 100% 7,800



HOUSE HAS AN ABOVE GROUND POOL 12' IN DIAMETER.