

Property at 00015 ARIEL WAY

Prop ID 1110015

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Administrative Information

Owner name: VERGE JOSEPH & CLEMENTINA
 Second name:
 Address: 15 ARIEL WAY
 City/state: AVON CT Zip: 06001

Location Information

Map: 002 Clerk map:
 Lot: 1110015 Neigh.: Zone: R40 Vol: 580 Page: 1057

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 30-Sep-2008
Resident Land	.92	105,000				Sale price: 375,000
Resident Dwelling	1.00	208,390				Sale valid:
Resident Outbldg	2.00	16,380				Values
Resident Excess	.07	370				Mkt value :
						Cost value: 471,629
Summary			Utilities		Sales ratios	
Total assessments	330,140		Water	Connecticut	Cost/sale :	1.2577
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment	330,140		Gas	None	Assmt/sale:	.8804

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site	40,075							
RES	12	.070	7,500	525			525	368
Residual	3,049							
		.990 acres		Total land value			150,525	105,368

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	05	W/W over sub-flo	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	40	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	02	Rec Room w/o air	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1980	

Building Valuation Summary

						Area	
Dwelling	Frame	2 story w/bsmt				612	188,520
Basement	Full						
Heating	Yes	A/C Yes					5,460
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas		8,500
Attic	None		Attic size:				
Additions							143,033
Other Features		WB Stks	RR				17,981
Sub-Total							363,494
Grade	B	Factor 1.2600					458,002
CDU		C&D Factor 1.00					458,002
Depreciation		35 %					297,701
		Computed cost value @ 70%					208,391

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	506	22,456
L Living Area	FRFF Frame first floor	78	8,930
P Porches, Patios, Decks	DECK Wood deck	184	4,874
L Living Area	OVER Frame Overhang	40	3,663
P Porches, Patios, Decks	FOFF Frame open first flo	72	4,387
L Living Area	FRFF Frame first floor	480	54,951
L Living Area	BSMT Basement addition	480	8,845
L Living Area	FRUH Frame upper half	480	24,545
P Porches, Patios, Decks	DECK Wood deck	210	5,563
L Living Area	OVER Frame Overhang	24	2,198
L Living Area	AIR Air conditioning	480	1,459
L Living Area	AIR Air conditioning	240	730
L Living Area	AIR Air conditioning	78	237
L Living Area	AIR Air conditioning	40	122
L Living Area	AIR Air conditioning	24	73

Total additions 143,033

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP1 Pool w/ Plastic Linr	18	32	576	74.05		C	42,653	50	21,300
RS1 Frame Utility Shed	10	14	140	30.00		C	4,200	50	2,100
Value at 70%			16,380				Value at 100%		23,400

