

Property at 00040 ARIEL WAY

Prop ID 1110040

Printed 05-Feb-2024 9:33 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: ALTER MARCI B
Second name:
Address: 40 ARIEL WAY
City/state: AVON CT Zip: 06001

Location Information

Map: 008 Clerk map:
Lot: 1110040 Neigh.: Zone: R40 Vol: 451 Page: 200

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 21-Jan-1992
Resident Land	.92	105,000				Sale price: 225,000
Resident Dwelling	1.00	238,860				Sale valid:
					Values	
Resident Excess	.02	110				Mkt value : Cost value: 491,386
Summary			Utilities		Sales ratios	
Total assessments	343,970		Water	Connecticut	Cost/sale :	2.1839
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment	343,970		Gas	None	Assmt/sale:	1.5288

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	.020	7,500	150		150	105
Residual	871						
		.940 acres	Total land value			150,150	105,105

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	8
Interior Walls	02	Drywall	Garage cars	2
Floors	05	W/W over sub-flo	Bedrooms	3
Heating System	05	Electric B/B	Unfinished area	
Fuel	03	Electric	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	37	B-	Full Baths	2
Garage	22	Attached 2 car	Masonry trim sf	
Area Over Gar.	99	None	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	1
Air Condition	01	Central Air	Rec Room Size	450
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	2,788
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 1980	

Building Valuation Summary

		Area		
Dwelling	Frame	2 story w/bsmt	864	237,730
Basement	Full			
Heating	Yes	A/C Yes		6,850
Plumbing	2 F/B	1 H/B	1 Add'l fix.	1 Wh/p
Attic	None		Attic size:	Saunas
Additions				174,591
Other Features		WB Stks	RR	18,027
Sub-Total				448,698
Grade	B-	Factor 1.1700		524,977
CDU		C&D Factor 1.00		524,977
Depreciation		35 %		341,235
Computed cost value @ 70%				238,865

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	726	19,232
G Garages	FR Attached frame LE 65	528	23,314
L Living Area	FRFF Frame first floor	604	69,147
L Living Area	BSMT Basement addition	604	11,131
L Living Area	AIR Air conditioning	604	1,836
L Living Area	FRFF Frame first floor	114	13,051
L Living Area	AIR Air conditioning	114	347
L Living Area	FRUF Frame upper full	36	3,014
L Living Area	AIR Air conditioning	36	109
L Living Area	FRFF Frame first floor	126	14,425
L Living Area	AIR Air conditioning	126	383
L Living Area	FRUF Frame upper full	126	10,550
L Living Area	AIR Air conditioning	126	383
L Living Area	OVER Frame Overhang	54	4,946
L Living Area	AIR Air conditioning	54	164
P Porches, Patios, Decks	FOFF Frame open first flo	42	2,559

Total additions 174,591

