

Property at 00022 AVONRIDGE

Prop ID 1190022

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Administrative Information

Owner name: CARBONI NICOLE T
 Second name:
 Address: 22 AVONRIDGE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 1190022 Neigh.: Zone: R40 Vol: 747 Page: 290

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	231,990

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 06-Oct-2020
 Sale price:
 Sale valid:

Values

Mkt value :
 Cost value: 506,414

Summary

Total assessments	354,490
Total exemptions	
Net assessment	354,490

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale :
 Mkt/sale :
 Assmt/sale:

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	175,000	175,000			175,000	122,500
Primary Site		40,075						

.920 acres Total land value 175,000 122,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	3
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addn'l fixtures	5
Grade	40	B	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	1
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1977	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,104	284,600
Basement	Full with walk				
Heating	Yes	A/C Yes			8,170
Plumbing	3 F/B	1 H/B	5 Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		16,000
Additions					77,116
Other Features	WB Stks	RR	Bsmt Gar		18,767
Sub-Total					404,653
Grade	B	Factor 1.2600			509,863
CDU		C&D Factor 1.00			509,863
Depreciation		35 %			331,411
Computed cost value @ 70%					231,988

Building additions

Category	Type	Area	Value
L Living Area	FRUF Frame upper full	16	1,340
P Porches, Patios, Decks	FOFF Frame open first flo	16	975
L Living Area	FRFF Frame first floor	280	32,055
L Living Area	BSMT Basement addition	280	5,160
P Porches, Patios, Decks	DECK Wood deck	322	8,530
L Living Area	FRFF Frame first floor	240	27,475
L Living Area	AIR Air conditioning	280	851
L Living Area	AIR Air conditioning	240	730

Total additions 77,116

