

Property at 00040 AVONRIDGE

Prop ID 1190040

Printed 05-Feb-2024 11:05 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: KESSLER ROBYN K
 Second name:
 Address: 40 AVONRIDGE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 1190040 Neigh.: Zone: R40 Vol: 644 Page: 760

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 17-Jul-2012
Resident Land	.92	122,500				Sale price: 480,000
Resident Dwelling	1.00	345,520				Sale valid:
					Values	
Resident Excess	.10	530				Mkt value :
					Cost value: 669,357	
Summary			Utilities		Sales ratios	
Total assessments		468,550	Water	Connecticut	Cost/sale :	1.3945
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		468,550	Gas	None	Assmt/sale:	.9761

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					
RES	12	.100	7,500	750		750	525
Residual		4,356					
					Values		
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