

Property at 00105 AVONRIDGE

Prop ID 1190105

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Administrative Information

Owner name: FEHR VAN S AND
Second name: SARA W
Address: 105 AVONRIDGE
City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
Lot: 1190105 Neigh.: AR Zone: R40 Vol: 259 Page: 1057

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	311,740

Exemptions

Resident Outbldg	
Resident Excess	.17 890

Last sale

Sale date: 30-Apr-1992
Sale price: 414,100
Sale valid: Y

Values

Mkt value :
Cost value: 621,614

Summary

Total assessments	435,130
Total exemptions	
Net assessment	435,130

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.5011
Mkt/sale :
Assmt/sale: 1.0508

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	.170	7,500	1,275			1,275	893
Residual	7,405							

1.090 acres

Total land value

176,275

123,393

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,120	287,730
Basement	Full			
Heating	Yes	A/C Yes		8,260
Plumbing	3 F/B	1 H/B 2 Add'l fix.	1 Wh/p	17,000
Attic	None	Attic size:		
Additions				135,187
Other Features	Mason Trim WB Stks			24,341

Sub-Total		472,518
Grade	A-	Factor 1.4500
CDU	C&D Factor 1.00	685,151
Depreciation	35 %	445,348
	Computed cost value @ 70%	311,744

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	708	81,053
L Living Area	AIR Air conditioning	708	2,152
P Porches, Patios, Decks	FOFF Frame open first flo	112	6,824
P Porches, Patios, Decks	FOFF Frame open first flo	140	8,530
P Porches, Patios, Decks	DECK Wood deck	264	6,993
G Garages	FR Attached frame LE 65	690	29,635

Total additions 135,187

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 Garage cars 3
Interior Walls	02	Drywall	Bedrooms 4 Unfinished area
Floors	01	Hardwood	Family Rooms 1 Dormer linear f
Heating System	01	Hot Water	Full Baths 3 Masonry trim sf 640
Fuel	01	Oil	Half Baths 1 Finish bsmt sz
Attic	99	None	Addtn'l fixtures 2 Rec Room Size
Grade	47	A-	Whirlpools 1 Living area 2,948
Garage	23	Attached 3 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	01	Full	W/B stacks 2
Bsmt Fin Qual	01	Unfinished	W/B openings 2
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1982

