

Property at 00039 AVONSIDE

Prop ID 1200039

Printed 05-Feb-2024 11:24 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: DEZI DANIEL P & MARIA M
 Second name:
 Address: 39 AVONSIDE
 City/state: AVON CT Zip: 06001

Location Information

Map: 020 Clerk map:
 Lot: 1200039 Neigh.: Zone: R30 Vol: 709 Page: 313

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 08-May-2017
Resident Land	.69	94,500				Sale price: 298,000
Resident Dwelling	1.00	142,150				Sale valid:
Resident Outbldg	1.00	980				Values
Resident Excess	.09	470				Mkt value :
						Cost value: 340,143
Summary			Utilities		Sales ratios	
Total assessments	238,100		Water	Well	Cost/sale :	1.1414
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	238,100		Gas	None	Assmt/sale:	.7990

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	135,000	135,000			135,000	94,500
Primary Site		30,056						
RES	12	.090	7,500	675			675	473
Residual		3,920						
		.780 acres		Total land value			135,675	94,973

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	09	Dutch Colonial		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	03	Gambrell		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	33	C+	Whirlpools	
Garage	11	Basement 1 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1956	

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	816
Basement	Full		228,360
Heating	Yes	A/C No	
Plumbing	2 F/B	H/B Add'l fix.	Wh/p
Attic	None	Attic size:	Saunas
Additions			5,000
Other Features	WB Stks	RR	Bsmt Gar
			39,872
			16,053
Sub-Total			289,285
Grade	C+	Factor 1.0800	312,428
CDU		C&D Factor 1.00	312,428
Depreciation		35 %	203,078
		Computed cost value @ 70%	142,155

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	300	34,344
L Living Area	BSMT Basement addition	300	5,528
Total additions			39,872

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	30.00	2000	C	2,880	50	1,400
Utility Shed									
Value at 70%			980				Value at 100%		1,400

