

Property at 00030 AVONSIDE KNOLL

Prop ID 1210030

Printed 30-Dec-2025 10:11 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: CARPENTER BARBARA J
Second name:
Address: 30 AVONSIDE KNOLL
City/state: AVON CT Zip: 06001

Location Information

Map: 020 Clerk map:
Lot: 1210030 Neigh.: Zone: R30 Vol: 115 Page: 0354

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 05-Nov-1979
Resident Land	.69	70,880	AAA Veteran	1,000	Sale price:
Resident Dwelling	1.00	254,450	CAB Add Vet	500	Sale valid:
			DAC Veteran	10,000	Values
Resident Excess	1.79	9,400			Mkt value :
					Cost value: 478,186
Summary		Utilities		Sales ratios	
Total assessments		334,730	Water Well	Cost/sale :	
Total exemptions		11,500	Sewer Septic	Mkt/sale :	
Net assessment		323,230	Gas None	Assmt/sale:	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.690	135,000	135,000	.25	101,250	70,875
Primary Site		30,056					
RES	12	1.790	7,500	13,425		13,425	9,398
Residual		77,972					
2.480 acres				Total land value		114,675	80,273

Building Valuation Summary

Dwelling	Frame	2 1/2 story w/bsmt	Area	1,232	370,930
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas 8,500
Attic	None		Attic size:		
Additions					70,935
Other Features					27,613
Sub-Total					477,978
Grade	B-		Factor 1.1700		559,234
CDU			C&D Factor 1.00		559,234
Depreciation			35 %		363,502
Computed cost value @ 70%					254,451

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	621	26,943
G Garages	FSF Full-story fin o/gar	300	20,095
L Living Area	FRUF Frame upper full	48	4,019
P Porches, Patios, Decks	FOFF Frame open first flo	48	2,924
P Porches, Patios, Decks	DECK Wood deck	96	2,543
P Porches, Patios, Decks	DECK Wood deck	544	14,411
Total additions			70,935

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	2
Floors	05	W/W over sub-flo	Bedrooms	4
Heating System	02	Forced Hot Air	Family Rooms	1
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	1
Grade	37	B-	Addtn'l fixtures	
Garage	22	Attached 2 car	Whirlpools	
Area Over Gar.	99	None	Saunas	
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	05	Living Area W/ A	W/B stacks	
Air Condition	99	None	W/B openings	
Interior Cond	05	Good	Actual Year Built: 1980	
Exterior Cond	05	Good		

Scale: 1" = 9.20 feet