

Property at 00019 BEVERLY DRIVE

Prop ID 1290019

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Administrative Information

Owner name: STEPHAN CHRISTOPHER M AND
Second name: DIANE S
Address: 19 BEVERLY DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
Lot: 1290019 Neigh.: Zone: R40 Vol: 279 Page: 475

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 29-Jun-1993
Resident Land	.92	122,500				Sale price: 310,000
Resident Dwelling	1.00	246,990				Sale valid:
					Values	
Resident Excess	.01	50				Mkt value :
						Cost value: 527,914
Summary			Utilities		Sales ratios	
Total assessments		369,540	Water	Connecticut	Cost/sale :	1.7029
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		369,540	Gas	None	Assmt/sale:	1.1921

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	.010	7,500	75			75	53
Residual		436						
		.930 acres	Total land value				175,075	122,553

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	10
Interior Walls	02	Drywall	Garage cars	2
Floors	05	W/W over sub-flo	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	40	B	Full Baths	2
Garage	22	Attached 2 car	Half Baths	1
Area Over Gar.	99	None	Masonry trim sf	160
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Whirlpools	Living area 2,840
Exterior Cond	05	Good	Saunas	# Living Units
			M/F stacks	
			W/B stacks	1
			W/B openings	2
			Actual Year Built: 1976	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,270	317,020
Basement	Full				
Heating	Yes	A/C Yes			9,090
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					84,246
Other Features	Mason Trim	WB Stks			11,960
Sub-Total					430,816
Grade	B	Factor 1.2600			542,828
CDU		C&D Factor 1.00			542,828
Depreciation		35 %			352,838
Computed cost value @ 70%					246,987

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	576	25,187
L Living Area	OVER Frame Overhang	20	1,832
P Porches, Patios, Decks	FOFF Frame open first flo	140	8,530
L Living Area	FRFF Frame first floor	280	32,055
L Living Area	BSMT Basement addition	280	5,160
L Living Area	AIR Air conditioning	280	851
L Living Area	AIR Air conditioning	20	61
P Porches, Patios, Decks	DECK Wood deck	399	10,570
Total additions			84,246

