

Property at 00048 BEVERLY DRIVE

Prop ID 1290048

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Administrative Information

Owner name: DAWKINS JOE W AND
Second name: CAROLYN F
Address: 48 BEVERLY DRIVE
City/state: AVON CT Zip: 06001

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area 2,560	383,380
Basement	Full			
Heating	Yes	A/C Yes		10,920
Plumbing	2 F/B	1 H/B Add'l fix.	1 Wh/p	Saunas 11,000
Attic	None	Attic size:		
Additions				70,378
Other Features	WB Stks	RR		20,527
Sub-Total				496,205
Grade	B-	Factor 1.1700		580,560
CDU		C&D Factor 1.00		580,560
Depreciation		35 %		377,364
Computed cost value @ 70%				264,155

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 22-Jun-1986
Resident Land	.92	122,500				Sale price: 225,000
Resident Dwelling	1.00	264,150				Sale valid:
					Values	
Resident Excess	.01	50			Mkt value :	
					Cost value: 552,429	
Summary			Utilities		Sales ratios	
Total assessments		386,700	Water	Connecticut	Cost/sale :	2.4552
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		386,700	Gas	None	Assmt/sale:	1.7187

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	01	Ranch		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	2
Floors	05	W/W over sub-flo	Bedrooms	4
Heating System	01	Hot Water	Family Rooms	
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	1
Grade	37	B-	Addtn'l fixtures	
Garage	22	Attached 2 car	Whirlpools	1
Area Over Gar.	99	None	Saunas	
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	03	Rec Room W/ Air	W/B stacks	1
Air Condition	01	Central Air	W/B openings	2
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1979	

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	576	25,187
P Porches, Patios, Decks	FEFF Frame enclosed first	360	34,330
P Porches, Patios, Decks	DECK Wood deck	410	10,861
Total additions			70,378

