

Property at 00063 BEVERLY DRIVE

Prop ID 1290063

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Administrative Information

Owner name: SHUFRO NICHOLAS A AND
Second name: JENNIFER A
Address: 63 BEVERLY DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
Lot: 1290063 Neigh.: Zone: R40 Vol: 303 Page: 0863

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	253,240

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 19-Jan-1995
Sale price: 316,500
Sale valid: Y

Values

Mkt value :
Cost value: 536,771

Summary

Total assessments	375,740
Total exemptions	
Net assessment	375,740

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.6960
Mkt/sale :
Assmt/sale: 1.1872

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						

.920 acres Total land value 175,000 122,500

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,360	334,600
Basement	Full			
Heating	Yes	A/C Yes		9,580
Plumbing	2 F/B	1 H/B 2 Add'l fix.	Wh/p	9,500
Attic	None	Attic size:		
Additions				54,486
Other Features	Mason Trim WB Stks	RR		33,554

Sub-Total		441,720
Grade	B	Factor 1.2600
CDU	C&D Factor 1.00	556,567
Depreciation	35 %	361,769
	Computed cost value @ 70%	253,238

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	576	25,187
L Living Area	FRFF Frame first floor	144	16,485
L Living Area	BSMT Basement addition	144	2,654
L Living Area	FRFF Frame first floor	16	1,832
L Living Area	AIR Air conditioning	16	49
P Porches, Patios, Decks	DECK Wood deck	296	7,841
L Living Area	AIR Air conditioning	144	438

Total additions 54,486

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	09	Dutch Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	03	Gambrell		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Family Rooms	1
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	1
Grade	40	B	Addn'l fixtures	2
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	1
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1983	

Scale: 1" = 7.55 feet

