

Property at 00033 BLUEBERRY LANE

Prop ID 1360033

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Administrative Information

Owner name: JASENSKI JEFFREY
 Second name:
 Address: 33 BLUEBERRY LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 1360033 Neigh.: Zone: R30 Vol: 767 Page: 196

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 03-Sep-2013
Resident Land	.92	94,500				Sale price: 385,340
Resident Dwelling	1.00	194,710				Sale valid:
Resident Outbldg	2.00	14,140				Values
						Mkt value :
Resident Excess	.18	950				Cost value: 434,714
Summary			Utilities		Sales ratios	
Total assessments		304,300	Water	Connecticut	Cost/sale :	1.1281
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		304,300	Gas	None	Assmt/sale:	.7897

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	135,000	135,000			135,000	94,500
Primary Site		40,075						
RES	12	.180	7,500	1,350			1,350	945
Residual		7,841						
1.100 acres				Total land value			136,350	95,445

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	4
Floors	05	W/W over sub-flo	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	1
Grade	33	C+	Whirlpools	1
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	01	Fully Finished	# Living Units	1
Basement	01	Full	M/F stacks	2
Bsmt Fin Qual	01	Unfinished	W/B stacks	
Air Condition	01	Central Air	W/B openings	
Interior Cond	05	Good	Actual Year Built: 1978	
Exterior Cond	05	Good		

Building Valuation Summary

						Area	
Dwelling	Frame	2 story w/bsmt				847	234,410
Basement	Full						
Heating	Yes	A/C Yes					6,760
Plumbing	2 F/B	1 H/B	1 Add'l fix.	1 Wh/p	Saunas		11,500
Attic	None			Attic size:			
Additions							137,559
Other Features		M Stks					6,000
Sub-Total							396,229
Grade	C+		Factor 1.0800				427,927
CDU			C&D Factor 1.00				427,927
Depreciation			35 %				278,153
Computed cost value @ 70%							194,707

Building additions

Category	Type	Area	Value
G Garages	FSF Full-story fin o/gar	529	35,435
G Garages	FR Attached frame LE 65	529	23,353
P Porches, Patios, Decks	DECK Wood deck	144	3,815
L Living Area	FRFF Frame first floor	408	46,708
L Living Area	BSMT Basement addition	408	7,519
P Porches, Patios, Decks	DECK Wood deck	675	17,881
L Living Area	AIR Air conditioning	408	1,240
L Living Area	AIR Air conditioning	529	1,608

Total additions 137,559

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP1 Pool w/ Plastic Linr	16	32	512	74.05		C	37,914	50	19,000
RS1 Frame Utility Shed	8	10	80	30.00		C	2,400	50	1,200
Value at 70%									
			14,140	Value at 100%			20,200		

