

Property at 00041 BLUEBERRY LANE

Prop ID 1360041

Printed 05-Feb-2024 12:45 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: PAWLINSKA PAULINA
 Second name:
 Address: 41 BLUEBERRY LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
 Lot: 1360041 Neigh.: Zone: R40 Vol: 718 Page: 176

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	154,780
Resident Excess	.03	160

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-Apr-2018
 Sale price: 239,900
 Sale valid:

Values

Mkt value :
 Cost value: 356,343

Summary

Total assessments	249,440
Total exemptions	
Net assessment	249,440

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.4854
 Mkt/sale :
 Assmt/sale: 1.0398

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	.030	7,500	225			225	158
Residual		1,307						

.950 acres

Total land value

135,225

94,658

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	229,680
Basement	Full		1,392	
Heating	Yes	A/C Yes		6,580
Plumbing	2 F/B	1 H/B Add'l fix.	Wh/p	8,500
Attic	None	Attic size:	Saunas	
Additions				50,304
Other Features	Mason Trim WB Stks	RR	Bsmt Gar	19,916

Sub-Total		314,980
Grade	C+	Factor 1.0800
CDU		C&D Factor 1.00
Depreciation		35 %
		Computed cost value @ 70%
		154,781

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	120	13,738
L Living Area	AIR Air conditioning	120	365
P Porches, Patios, Decks	FOFF Frame open first flo	364	22,177
L Living Area	FRFF Frame first floor	96	10,990
L Living Area	AIR Air conditioning	96	292
P Porches, Patios, Decks	UTIL Utility building	96	2,742

Total additions 50,304

Residential Dwelling Information

Subject	Code	Description	Condominium			
Style	07	Split Level				
Exterior Walls	04	Vinyl Siding				
Roof Material	01	Asphalt Shingles	Story Height 1.0			
Roof Type	01	Gable				
Foundation	01	Poured Concrete	Total Rooms	7	Garage cars	2
Interior Walls	02	Drywall	Bedrooms	3	Unfinished area	
Floors	01	Hardwood	Family Rooms		Dormer linear f	
Heating System	02	Forced Hot Air	Full Baths	2	Masonry trim sf	96
Fuel	07	Propane Gas	Half Baths	1	Finish bsmt sz	
Attic	99	None	Addn'l fixtures		Rec Room Size	261
Grade	33	C+	Whirlpools		Living area	1,608
Garage	12	Basement 2 car	Saunas		# Living Units	1
Area Over Gar.	99	None	M/F stacks			
Basement	01	Full	W/B stacks	1		
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	1		
Air Condition	01	Central Air				
Interior Cond	05	Good				
Exterior Cond	05	Good	Actual Year Built: 1959			

