

Property at 00013 BRANFORD COURT

3061

Prop ID 1400013

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Administrative Information

Owner name: HUNTER FRANCINE T
Second name:
Address: 13 BRANFORD COURT
City/state: AVON CT Zip: 06001

Location Information

Map: 052 Clerk map:
Lot: 1400013 Neigh.: FW Zone: R40 Vol: 371 Page: 629

Assessments

Assmt category	Qty	Amount
Resident Condo	1.00	177,100

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 28-Jun-1999
Sale price: 150,000
Sale valid: Y

Values

Mkt value :
Cost value: 253,000

Summary

Total assessments	177,100
Total exemptions	
Net assessment	177,100

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.6867
Mkt/sale :
Assmt/sale: 1.1807

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area 1,000	250,000
Basement	Full with walk			
Heating	Yes	A/C Yes		
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas
Attic	None	Attic size:		
Additions				3,000
Other Features		M Stks		

Sub-Total		253,000
Grade	Factor	253,000
CDU	C&D Factor 1.00	253,000
Depreciation	%	253,000
	Computed cost value @ 70%	177,100

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	120	3,000

Total additions 3,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	16	Condominium	FARMINGTON WOODS	36 KENWOOD
Exterior Walls	01	Clapboards	Story Height 1.0	
Roof Material	01	Asphalt Shingles		
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5 Garage cars 1
Interior Walls	02	Drywall	Bedrooms	2 Unfinished area
Floors	05	W/W over sub-flo	Family Rooms	Dormer linear f
Heating System	06	Heat Pump	Full Baths	2 Masonry trim sf
Fuel	03	Electric	Half Baths	Finish bsmt sz
Attic	99	None	Addtn'l fixtures	Rec Room Size
Grade		Unknown	Whirlpools	Living area 1,000
Garage	21	Attached 1 car	Saunas	# Living Units
Area Over Gar.	99	None	M/F stacks	1
Basement	04	Full with walk-o	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1986	

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Prop ID 1400013 Card 01

No sketch for this property