

Property at 00025 BRENTWOOD DRIVE

Prop ID 1430025

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Administrative Information

Owner name: POLCE ROMUALDO AND
 Second name: KAREN M
 Address: 25 BRENTWOOD DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map:
 Lot: 1430025 Neigh.: Zone: R30 Vol: 132 Page: 0643

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 22-Nov-1982
Resident Land	.69	94,500			Sale price: 120,000
Resident Dwelling	1.00	235,900			Sale valid:
Resident Outbldg	1.00	1,120			

Exemptions

Last sale

Values

Mkt value :
 Cost value: 473,600

Summary

Total assessments	331,520	Water	Connecticut	Cost/sale : 3.9467
Total exemptions		Sewer	Septic	Mkt/sale :
Net assessment	331,520	Gas	None	Assmt/sale: 2.7627

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.690	135,000	135,000		135,000	94,500
Primary Site		30,056					

.690 acres Total land value 135,000 94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1965	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	272,110
Basement	Full		1,040	
Heating	Yes	A/C Yes		7,820
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				142,522
Other Features	Mason Trim	WB Stks		12,170

Sub-Total		443,122
Grade	B-	Factor 1.1700
CDU	C&D Factor 1.00	518,453
Depreciation	35 %	336,994
	Computed cost value @ 70%	235,896

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	484	21,597
L Living Area	FRFF Frame first floor	288	32,971
L Living Area	FRUF Frame upper full	288	24,114
L Living Area	BSMT Basement addition	288	5,307
L Living Area	AIR Air conditioning	288	876
L Living Area	AIR Air conditioning	288	876
P Porches, Patios, Decks	FOFF Frame open first flo	108	6,580
L Living Area	FRFF Frame first floor	396	45,334
L Living Area	AIR Air conditioning	396	1,204
L Living Area	OVER Frame Overhang	40	3,663

Total additions 142,522

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	9	12	108	30.00		C	3,240	50	1,600
Utility Shed									
Value at 70%	1,120						Value at 100%		1,600

Scale: 1" = 8.39 feet