

Property at 00067 BRIAN LANE

Prop ID 1440067

Printed 05-Feb-2024 1:07 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: SPOSITO PAUL M & REBECCA
Second name:
Address: 67 BRIAN LANE
City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
Lot: 1440067 Neigh.: Zone: R40 Vol: 672 Page: 124

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	564,640

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 24-Mar-2014
Sale price: 705,000
Sale valid:

Values

Resident Excess		
.31	1,630	

Summary

Total assessments	688,770
Total exemptions	
Net assessment	688,770

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.3957
Mkt/sale :
Assmt/sale: .9770

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							
RES	12	.310	7,500	2,325			2,325	1,628
Residual	13,504							

1.230 acres Total land value 177,325 124,128

Building Valuation Summary

			Area			
Dwelling	Frame	2 story w/bsmt	2,293	516,810		
Basement	Full					
Heating	Yes	A/C Yes		14,720		
Plumbing	4 F/B	3 H/B	5 Add'l fix.	1 Wh/p	3 Saunas	38,000
Attic	None		Attic size:			
Additions						143,701
Other Features	Mason Trim	WB Stks	RR			87,390

Sub-Total			800,621
Grade	A	Factor 1.5500	1,240,963
CDU		C&D Factor 1.00	1,240,963
Depreciation		35 %	806,626
		Computed cost value @ 70%	564,638

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	764	34,229
L Living Area	BSMT Basement addition	307	5,657
L Living Area	FRFF Frame first floor	307	35,146
L Living Area	AIR Air conditioning	307	933
P Porches, Patios, Decks	CPAT Concrete patio	397	3,384
P Porches, Patios, Decks	DECK Wood deck	397	10,517
L Living Area	BSMT Basement addition	396	7,297
L Living Area	FRFF Frame first floor	396	45,334
L Living Area	AIR Air conditioning	396	1,204

Total additions 143,701

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	04	Colonial	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 2.0
Roof Type	02	Hip	
Foundation	01	Poured Concrete	Total Rooms 10 Garage cars 3
Interior Walls	02	Drywall	Bedrooms 5 Unfinished area
Floors	07	Hardwood/Carpet	Family Rooms 1 Dormer linear f
Heating System	02	Forced Hot Air	Full Baths 4 Masonry trim sf 1,736
Fuel	01	Oil	Half Baths 3 Finish bsmt sz
Attic	99	None	Addtn'l fixtures 5 Rec Room Size 1,600
Grade	50	A	Whirlpools 1 Living area 5,289
Garage	23	Attached 3 car	Saunas 3 # Living Units 1
Area Over Gar.	99	None	M/F stacks
Basement	01	Full	W/B stacks 3
Bsmt Fin Qual	01	Unfinished	W/B openings 4
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1992

Scale: 1" = 10.11 feet

