

Property at 00030 BRIAN WOODS DRIVE

Prop ID 1450030

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

Administrative Information

Owner name: KIM INS00 AND
 Second name: KIM MIN JUNG
 Address: 30 BRIAN WOODS DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
 Lot: 1450030 Neigh.: Zone: R40 Vol: 709 Page: 1087

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 01-Jun-2017
Resident Land	.92	122,500				Sale price: 550,000
Resident Dwelling	1.00	414,400				Sale valid:
					Values	
Resident Excess	.23	1,210			Mkt value :	
					Cost value: 768,729	
Summary			Utilities		Sales ratios	
Total assessments	538,110		Water	Connecticut	Cost/sale :	1.3977
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	538,110		Gas	None	Assmt/sale:	.9784

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	.230	7,500	1,725			1,725	1,208
Residual	10,019							
1.150 acres				Total land value			176,725	123,708

Building Valuation Summary

		Area			
Dwelling	Frame	1 1/2 story w/bsmt	2,540	492,700	
Basement	Full				
Heating	Yes	A/C Yes		14,020	
Plumbing	4 F/B	2 H/B	3 Add'l fix.	1 Wh/p	Saunas
Attic	None		Attic size:		26,000
Additions					132,675
Other Features		WB Stks			9,250
Sub-Total					674,645
Grade	B+	Factor 1.3500			910,771
CDU		C&D Factor 1.00			910,771
Depreciation		35 %			592,001
Computed cost value @ 70%					414,401

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	768	34,408
G Garages	FSF Full-story fin o/gar	384	25,722
L Living Area	AIR Air conditioning	384	1,167
L Living Area	FRFF Frame first floor	180	20,607
L Living Area	AIR Air conditioning	180	547
P Porches, Patios, Decks	FEFF Frame enclosed first	252	24,031
L Living Area	FRFF Frame first floor	112	12,822
L Living Area	BSMT Basement addition	112	2,064
L Living Area	AIR Air conditioning	112	340
P Porches, Patios, Decks	DECK Wood deck	414	10,967

Total additions 132,675

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	07	Hydro Air	Family Rooms	1
Fuel	01	Oil	Full Baths	4
Attic	99	None	Half Baths	2
Grade	43	B+	Addn'l fixtures	3
Garage	23	Attached 3 car	Whirlpools	1
Area Over Gar.	03	Partial	Saunas	4,486
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	01	Unfinished	W/B stacks	1
Air Condition	01	Central Air	W/B openings	2
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1989	

