

Property at 00103 BROOKMOOR ROAD

Prop ID 1500103

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Administrative Information

Owner name: GOLDBERG MARK W AND ELLIE
 Second name:
 Address: 103 BROOKMOOR ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 1500103 Neigh.: Zone: R40 Vol: 296 Page: 0386

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 13-Jun-1994
Resident Land	.92	105,000				Sale price: 275,000
Resident Dwelling	1.00	238,550				Sale valid:
					Values	
Resident Excess	.07	370			Mkt value :	
					Cost value: 491,314	
Summary			Utilities		Sales ratios	
Total assessments		343,920	Water	Connecticut	Cost/sale :	1.7866
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		343,920	Gas	None	Assmt/sale:	1.2506

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site		40,075						
RES	12	.070	7,500	525			525	368
Residual		3,049						
				.990 acres	Total land value		150,525	105,368

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	8
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	4
Heating System	01	Hot Water	Family Rooms	28
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	1
Grade	37	B-	Addtn'l fixtures	
Garage	22	Attached 2 car	Whirlpools	1
Area Over Gar.	99	None	Saunas	
Basement	04	Full with walk-o	# Living Units	
Bsmt Fin Qual	03	Rec Room W/ Air	M/F stacks	
Air Condition	01	Central Air	W/B stacks	1
Interior Cond	05	Good	W/B openings	2
Exterior Cond	05	Good	Actual Year Built: 1968	

Building Valuation Summary

						Area	
Dwelling	Frame	1 1/2 story w/bsmt				900	213,420
Basement	Full with walk						
Heating	Yes	A/C Yes					6,150
Plumbing	2 F/B	1 H/B	Add'l fix.	1 Wh/p	Saunas		11,000
Attic	None		Attic size:				
Additions							189,134
Other Features		WB Stks	RR				28,397
Sub-Total							448,101
Grade	B-	Factor 1.1700					524,278
CDU		C&D Factor 1.00					524,278
Depreciation		35 %					340,781
Computed cost value @ 70%							238,547

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	525	60,103
L Living Area	BSMT Basement addition	525	9,675
L Living Area	FRFF Frame first floor	336	38,466
L Living Area	BSMT Basement addition	336	6,192
G Garages	FR Attached frame LE 65	600	26,123
P Porches, Patios, Decks	FEFF Frame enclosed first	144	13,732
L Living Area	FRFF Frame first floor	240	27,475
L Living Area	AIR Air conditioning	525	1,596
L Living Area	AIR Air conditioning	336	1,021
L Living Area	AIR Air conditioning	240	730
P Porches, Patios, Decks	FOFF Frame open first flo	66	4,021

Total additions 189,134

