

Property at 00112 BROOKMOOR ROAD

Prop ID 1500112

Printed 18-Oct-2024 12:40 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: GEIGER WILLIAM C
 Second name:
 Address: 112 BROOKMOOR ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 1500112 Neigh.: Zone: R40 Vol: 713 Page: 1141

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 27-Sep-2017
Resident Land	.92	105,000				Sale price: 406,000
Resident Dwelling	1.00	201,770				Sale valid:
Resident Outbldg	1.00	3,010				Values
Resident Excess	.05	260				Mkt value :
						Cost value: 442,914
Summary			Utilities		Sales ratios	
Total assessments		310,040	Water	Connecticut	Cost/sale :	1.0909
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		310,040	Gas	None	Assmt/sale:	.7636

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	.050	7,500	375			375	263
Residual		2,178						
		.970 acres		Total land value			150,375	105,263

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
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	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	2
Bsmt Fin Qual	05	Living Area W/ A	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1972	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,960	304,420
Basement	Full				
Heating	Yes	A/C Yes			8,690
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	8,500
Attic	None		Attic size:		
Additions					28,107
Other Features		WB Stks	Bsmt Gar		29,300
Sub-Total					379,017
Grade	B-	Factor 1.1700			443,450
CDU		C&D Factor 1.00			443,450
Depreciation		35 %			288,243
Computed cost value @ 70%					201,770

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	32	2,931
P Porches, Patios, Decks	FEFF Frame enclosed first	264	25,176

Total additions 28,107

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	24	288	30.00	2018	C	8,640	50	4,300
Utility Shed									
Value at 70%		3,010					Value at 100%		4,300

