

Property at 00048 BROOKRIDGE DRIVE

Prop ID 1510048

Printed 30-Dec-2025 10:13 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: BEERS JOANNE E
Second name:
Address: 48 BROOKRIDGE DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
Lot: 1510048 Neigh.: Zone: R40 Vol: 787 Page: 162

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 26-Jul-1984
Resident Land	.92	105,000	AAA Veteran	1,000	Sale price: 200,000
Resident Dwelling	1.00	278,460	CAB Add Vet	500	Sale valid:
Resident Outbldg	2.00	24,500	DAC Veteran	10,000	

Values

Resident Excess	.21	1,100	Mkt value :	
			Cost value:	584,371

Summary

Total assessments	409,060	Water	Connecticut	Cost/sale :	2.9219
Total exemptions	11,500	Sewer	Public sewer	Mkt/sale :	
Net assessment	397,560	Gas	None	Assmt/sale:	2.0453

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	.210	7,500	1,575		1,575	1,103
Residual	9,148						

1.130 acres	Total land value	151,575	106,103
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Residential Dwelling Information

Subject	Code	Description	Condominium
Style	06	Contemporary	
Exterior Walls	04	Vinyl Siding	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 9 Garage cars 2
Interior Walls	02	Drywall	Bedrooms 3 Unfinished area
Floors	01	Hardwood	Family Rooms 2 Dormer linear f
Heating System	02	Forced Hot Air	Full Baths 3 Masonry trim sf
Fuel	01	Oil	Half Baths 1 Finish bsmt sz
Attic	99	None	Addtn'l fixtures 3 Rec Room Size 1,300
Grade	40	B	Whirlpools Living area 2,500
Garage	12	Basement 2 car	Saunas # Living Units 1
Area Over Gar.	01	Fully Finished	M/F stacks 1
Basement	01	Full	W/B stacks 1
Bsmt Fin Qual	05	Living Area W/ A	W/B openings 1
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1982

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	387,330
Basement	Full		2,590	
Heating	Yes	A/C Yes		11,030
Plumbing	3 F/B	1 H/B 3 Add'l fix.	Wh/p	15,000
Attic	None	Attic size:	Saunas	
Additions				28,980
Other Features		WB Stks M Stks RR	Bsmt Gar	43,377

Sub-Total				485,717
Grade	B	Factor 1.2600		612,003
CDU		C&D Factor 1.00		612,003
Depreciation		35 %		397,802
		Computed cost value @ 70%		278,461

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	876	23,205
P Porches, Patios, Decks	DECK Wood deck	140	3,709
P Porches, Patios, Decks	DECK Wood deck	78	2,066

Total additions	28,980
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Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	17	36	612	110.5		C	67,657	50	33,800
RS1 Frame Utility Shed	8	10	80	30.00		C	2,400	50	1,200

Value at 70%	24,500	Value at 100%	35,000
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