

Property at 00063 BROOKRIDGE DRIVE

Prop ID 1510063

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Administrative Information

Owner name: KIM HYIGYUNG & PARK SANGHO
 Second name:
 Address: 63 BROOKRIDGE DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 1510063 Neigh.: Zone: R40 Vol: 713 Page: 177

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 29-Aug-2017
Resident Land	.92	105,000				Sale price: 375,000
Resident Dwelling	1.00	211,440				Sale valid:
					Values	
Resident Excess	.13	680			Mkt value :	
					Cost value:	453,029
Summary			Utilities		Sales ratios	
Total assessments		317,120	Water	Connecticut	Cost/sale :	1.2081
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		317,120	Gas	None	Assmt/sale:	.8457

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	.130	7,500	975			975	683
Residual		5,663						
1.050 acres				Total land value			150,975	105,683

Building Valuation Summary

		Area	
Dwelling	Frame 1 story w/bsmt	1,512	245,470
Basement	Partial > half		-2,260
Heating	Yes A/C Yes		7,030
Plumbing	3 F/B H/B 1 Add'l fix. Wh/p		10,500
Attic	None Attic size:		
Additions			106,294
Other Features	WB Stks		30,147
Sub-Total			397,181
Grade	B-	Factor 1.1700	464,702
CDU		C&D Factor 1.00	464,702
Depreciation		35 %	302,056
		Computed cost value @ 70%	211,439

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	288	27,464
L Living Area	OVER Frame Overhang	108	9,891
L Living Area	OVER Frame Overhang	48	4,396
L Living Area	OVER Frame Overhang	22	2,015
G Garages	FSF Full-story fin o/gar	336	22,507
G Garages	FR Attached frame LE 65	576	25,187
P Porches, Patios, Decks	DECK Wood deck	560	14,834
Total additions			106,294

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	37	B-	Full Baths	3
Garage	22	Attached 2 car	Masonry trim sf	
Area Over Gar.	03	Partial	Half Baths	
Basement	03	Partial > half	Finish bsmt sz	756
Bsmt Fin Qual	04	Living Area w/o	Addtn'l fixtures	1
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Whirlpools	
Exterior Cond	05	Good	Living area	2,026
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	2
			Actual Year Built: 1983	

