

Property at 00004 BURNHAM ROAD

Prop ID 1580004

Printed 05-Feb-2024 1:40 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: RIZVI ALI SALMAN AND
Second name: HASAN NEELU
Address: 4 BURNHAM ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
Lot: 1580004 Neigh.: Zone: R40 Vol: 716 Page: 643

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	219,840

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 30-Jan-2018
Sale price: 455,000
Sale valid:

Values

Resident Excess		
.35	1,840	

Mkt value :
Cost value: 466,686

Summary

Total assessments	
326,680	
Total exemptions	
Net assessment	326,680

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.0257
Mkt/sale :
Assmt/sale: .7180

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	.350	7,500	2,625			2,625	1,838
Residual		15,246						

1.270 acres Total land value 152,625 106,838

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	247,970
Basement	Full with walk		1,531	
Heating	Yes	A/C Yes		7,100
Plumbing	3 F/B 1 H/B 4 Add'l fix.	Wh/p Saunas		15,500
Attic	Fully finished w/WH	Attic size: 660		25,731
Additions				45,881
Other Features	RR			21,302

Sub-Total		363,484
Grade C+	Factor 1.0800	392,563
CDU	C&D Factor 1.00	392,563
Depreciation	20 %	314,050
	Computed cost value @ 70%	219,835

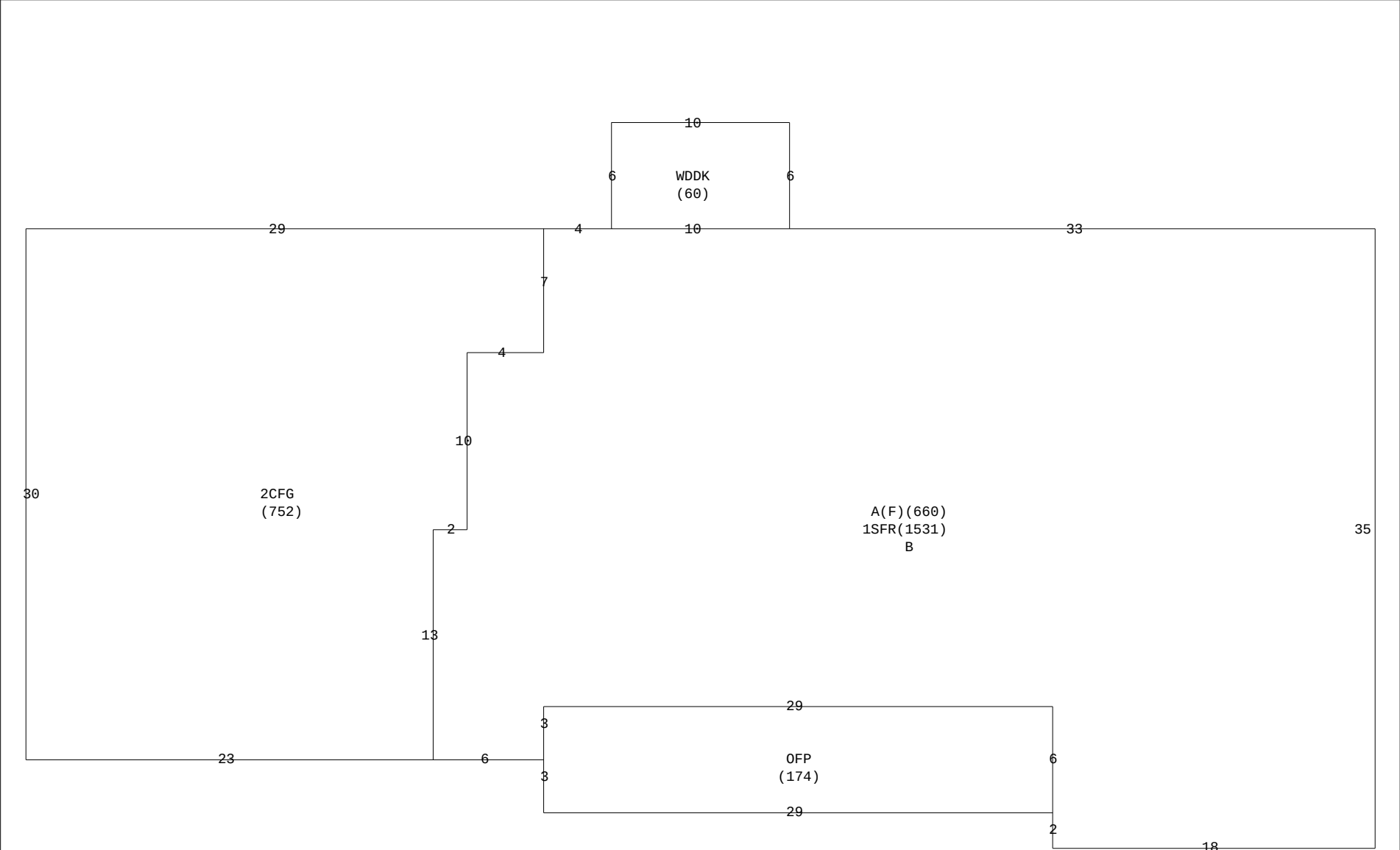
Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	752	33,691
P Porches, Patios, Decks	DECK Wood deck	60	1,589
P Porches, Patios, Decks	FOFF Frame open first flo	174	10,601

Total additions 45,881

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	04	Vinyl Siding	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 6 Garage cars 2
Interior Walls	02	Drywall	Bedrooms 4 Unfinished area
Floors	07	Hardwood/Carpet	Family Rooms Dormer linear f
Heating System	02	Forced Hot Air	Full Baths 3 Masonry trim sf
Fuel	07	Propane Gas	Half Baths 1 Finish bsmt sz
Attic	04	Fully finished w	Addtn'l fixtures 4 Rec Room Size 850
Grade	33	C+	Whirlpools Living area 2,191
Garage	22	Attached 2 car	Saunas # Living Units 1
Area Over Gar.	99	None	M/F stacks
Basement	04	Full with walk-o	W/B stacks
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings
Air Condition	01	Central Air	
Interior Cond	06	Very Good	
Exterior Cond	06	Very Good	Actual Year Built: 1980



2017 Total rehab of house, add finished attic and fbr