

Property at 00035 BURNHAM ROAD

Prop ID 1580035

Printed 20-Feb-2026 1:01 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: BASOK VITALII & NATALIIA
 Second name:
 Address: 35 BURNHAM ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map: 04 037
 Lot: 1580035 Neigh.: Zone: R40 Vol: 811 Page: 998

Assessments

Assmt category	Qty	Amount
Resident Land	.92	87,500
Resident Dwelling	1.00	117,510

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 04-Feb-2026
 Sale price: 375,000
 Sale valid:

Values

Mkt value :
 Cost value: 293,471

Summary

Total assessments	205,430	
Total exemptions		
Net assessment	205,430	

Utilities

Water	Connecticut	
Sewer	Septic	
Gas	None	

Sales ratios

Cost/sale : .7826
 Mkt/sale :
 Assmt/sale: .5478

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	125,000	125,000			125,000	87,500
Primary Site		40,075						
RES	12	.080	7,500	600			600	420
Residual		3,485						

1.000 acres

Total land value

125,600

87,920

Building Valuation Summary

				Area	
Dwelling	Frame	1 story w/bsmt		1,244	210,200
Basement	Full				
Heating	Yes	A/C Yes			6,030
Plumbing	1 F/B	H/B 1 Add'l fix.	Wh/p	Saunas	500
Attic	None	Attic size:			
Additions					32,278
Other Features	WB Stks				9,250

Sub-Total		258,258
Grade C	Factor 1.0000	258,258
CDU	C&D Factor 1.00	258,258
Depreciation	35 %	167,868
	Computed cost value @ 70%	117,508

Building additions

Category	Type		Area	Value
G Garages	FR Attached frame LE 65		484	21,597
P Porches, Patios, Decks	FEFF Frame enclosed first		112	10,681

Total additions 32,278

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 3 Unfinished area
Floors	01	Hardwood	Family Rooms Dormer linear f
Heating System	01	Hot Water	Full Baths 1 Masonry trim sf
Fuel	01	Oil	Half Baths Finish bsmt sz
Attic	99	None	Addn'l fixtures 1 Rec Room Size
Grade	30	C	Whirlpools Living area 1,244
Garage	22	Attached 2 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	01	Full	W/B stacks 1
Bsmt Fin Qual	01	Unfinished	W/B openings 2
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1953

