

Property at 00014 CANDLEWOOD LANE

Prop ID 1650014

Printed 05-Feb-2024 2:36 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: RICH MARTIN
Second name:
Address: 14 CANDLEWOOD LNE
City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
Lot: 1650014 Neigh.: Zone: R40 Vol: 703 Page: 692

Assessments		Exemptions		Last sale	
Assmt category	Qty Amount	Exempt Cat	Amount	Sale date: 25-Aug-1987	
Resident Land	.92 105,000			Sale price: 249,500	
Resident Dwelling	1.00 168,700			Sale valid:	
Resident Outbldg	1.00 980			Values	
				Mkt value :	
Resident Excess	.20 1,050			Cost value: 393,900	
Summary		Utilities		Sales ratios	
Total assessments	275,730	Water	Connecticut	Cost/sale :	1.5788
Total exemptions		Sewer	Septic	Mkt/sale :	
Net assessment	275,730	Gas	None	Assmt/sale:	1.1051

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	.200	7,500	1,500		1,500	1,050
Residual		8,712					
1.120 acres		Total land value		151,500		106,050	

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	3
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	04	Full with walk-o	W/B stacks	1
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1962	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,768	279,160
Basement	Full with walk				
Heating	Yes	A/C Yes			7,980
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					3,497
Other Features		WB Stks	RR	Bsmt Gar	17,765
Sub-Total					316,902
Grade	B-		Factor 1.1700		370,775
CDU			C&D Factor 1.00		370,775
Depreciation			35 %		241,004
Computed cost value @ 70%					168,703

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	132	3,497
Total additions			3,497

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	30.00		C	2,880	50	1,400
Utility Shed									
Value at 70%		980	Value at 100%		1,400				

