

Property at 00020 CHARING CROSS

Prop ID 1730020

Printed 20-Aug-2026 11:00 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: DLUGOLECKI SHEILA TTEE
 Second name:
 Address: 20 CHARING CROSS
 City/state: AVON CT Zip: 06001

Location Information

Map: 025 Clerk map:
 Lot: 1730020 Neigh.: Zone: R40 Vol: 811 Page: 122

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 25-May-2000
Resident Land	.92	122,500				Sale price: 375,000
						Sale valid:
						Values
Resident Excess	.17	890				Mkt value :
						Cost value: 176,271
Summary			Utilities		Sales ratios	
Total assessments		123,390	Water	Connecticut	Cost/sale :	.4701
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		123,390	Gas	None	Assmt/sale:	.3290

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	175,000	175,000			175,000	122,500
Primary Site		40,075						
RES	12	.170	7,500	1,275			1,275	893
Residual		7,405						
1.090 acres				Total land value			176,275	123,393

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	350,220
Basement	Full		1,440	
Heating	Yes	A/C Yes		10,030
Plumbing	3 F/B	H/B 1 Add'l fix.	Wh/p	10,500
Attic	None	Attic size:	Saunas	
Additions				129,737
Other Features	WB Stks	RR		21,787
Sub-Total				522,274
Grade	B+	Factor 1.3500		705,070
CDU		C&D Factor 1.00		705,070
Depreciation		100 %		
Computed cost value @ 70%				

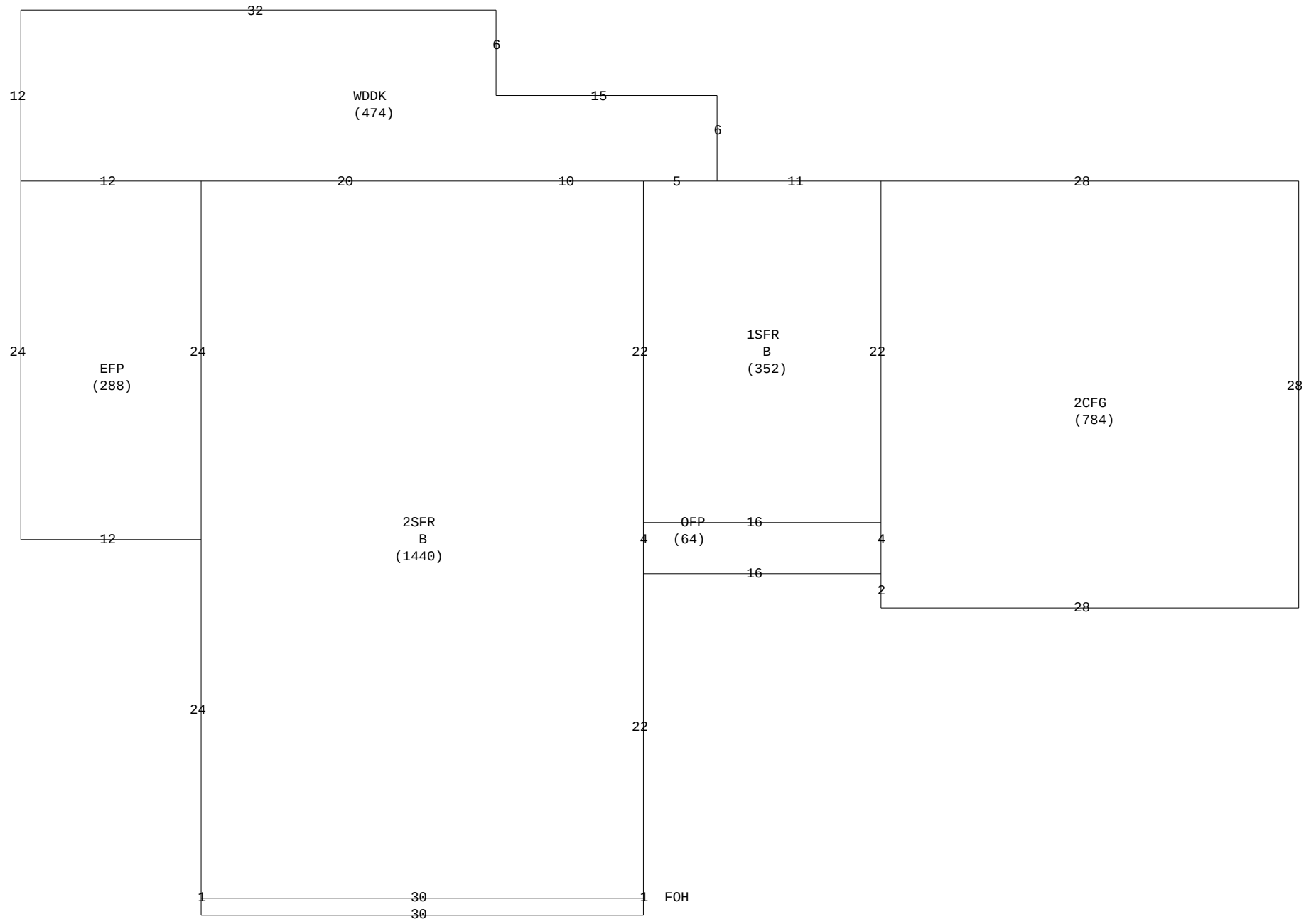
Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	474	12,556
L Living Area	FRFF Frame first floor	352	40,297
L Living Area	AIR Air conditioning	352	1,070
L Living Area	BSMT Basement addition	352	6,487
G Garages	FRL Attached frame GT 65	784	35,125
P Porches, Patios, Decks	FOFF Frame open first flo	64	3,899
L Living Area	OVER Frame Overhang	30	2,748
L Living Area	AIR Air conditioning	30	91
P Porches, Patios, Decks	FEFF Frame enclosed first	288	27,464

Total additions 129,737

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	2
Floors	05	W/W over sub-flo	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	43	B+	Full Baths	3
Garage	22	Attached 2 car	Half Baths	
Area Over Gar.	99	None	Masonry trim sf	
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	1
Air Condition	01	Central Air	Rec Room Size	600
Interior Cond	05	Good	Living area	3,262
Exterior Cond	05	Good	Whirlpools	
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1978				



SHEILA A DLUGOLECKI REVOCABLE TRUST AGREEMENT DTD 3-28-22 V785 P94
SHEILA DLUGOLECKI REV TRST U/A/D 5-12-20 V811 P122 1-09-26