

Property at 00047 CHELTENHAM WAY

Prop ID 1740047

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Administrative Information

Owner name: SHICHMAN ELENA
 Second name:
 Address: 47 CHELTENHAM WAY
 City/state: AVON CT Zip: 06001

Location Information

Map: 025 Clerk map:
 Lot: 1740047 Neigh.: Zone: R40 Vol: 297 Page: 635

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 18-Jul-1994
Resident Land	.92	122,500				Sale price: 388,000
Resident Dwelling	1.00	373,540				Sale valid: Y
					Values	
Resident Excess	.01	50				Mkt value :
						Cost value: 708,700
Summary			Utilities		Sales ratios	
Total assessments		496,090	Water	Connecticut		Cost/sale : 1.8265
Total exemptions			Sewer	Septic		Mkt/sale :
Net assessment		496,090	Gas	None		Assmt/sale: 1.2786

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	.010	7,500	75			75	53
Residual	436							
		.930 acres		Total land value			175,075	122,553

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	12
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	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	23	Attached 3 car	Half Baths	2
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	700
Interior Cond	05	Good	Living area	3,987
Exterior Cond	05	Good	Whirlpools	
			Saunas	
			# Living Units	1
			M/F stacks	
			W/B stacks	2
			W/B openings	2
			Actual Year Built: 1977	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,092	282,260
Basement	Full				
Heating	Yes	A/C Yes			8,110
Plumbing	3 F/B	2 H/B	1 Add'l fix.	Wh/p	17,500
Attic	None		Attic size:		
Additions					269,207
Other Features		WB Stks	RR		31,043
Sub-Total					608,120
Grade	B+	Factor 1.3500			820,962
CDU		C&D Factor 1.00			820,962
Depreciation		35 %			533,625
Computed cost value @ 70%					373,538

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	828	37,096
L Living Area	FRFF Frame first floor	618	70,749
L Living Area	BSMT Basement addition	618	11,389
L Living Area	AIR Air conditioning	618	1,879
P Porches, Patios, Decks	DECK Wood deck	432	11,444
L Living Area	OVER Frame Overhang	42	3,847
L Living Area	OVER Frame Overhang	42	3,847
L Living Area	AIR Air conditioning	84	255
L Living Area	FRUF Frame upper full	468	39,186
L Living Area	AIR Air conditioning	468	1,423
L Living Area	FRFF Frame first floor	99	11,334
L Living Area	AIR Air conditioning	99	301
L Living Area	FRFF Frame first floor	174	19,920
L Living Area	AIR Air conditioning	174	529
P Porches, Patios, Decks	FOFF Frame open first flo	64	3,899
L Living Area	FRFF Frame first floor	360	41,213
L Living Area	BSMT Basement addition	360	6,634
L Living Area	AIR Air conditioning	360	1,094
P Porches, Patios, Decks	FOFF Frame open first flo	52	3,168
Total additions			269,207

