

Property at 00043 CHEVAS ROAD

Prop ID 1770043

Printed 05-Feb-2024 3:20 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HABIB MICHAEL
 Second name:
 Address: 43 CHEVAS ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
 Lot: 1770043 Neigh.: Zone: R30 Vol: 715 Page: 849

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	158,950

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 14-Dec-2017
 Sale price: 287,500
 Sale valid:

Values

Mkt value :
 Cost value: 352,071

Summary

Total assessments	246,450
Total exemptions	
Net assessment	246,450

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.2246
 Mkt/sale :
 Assmt/sale: .8572

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	125,000	125,000			125,000	87,500
Primary Site		30,056						

.690 acres	Total land value	125,000	87,500
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Building Valuation Summary

		Area	
Dwelling	Frame 1 1/2 story w/bsmt	1,032	235,900
Basement	Full with walk		
Heating	Yes A/C No		
Plumbing	2 F/B 2 H/B Add'l fix. Wh/p		12,000
Attic	None Attic size:		
Additions			42,674
Other Features	M Stks Bsmt Gar		8,000

Sub-Total		298,574
Grade B-	Factor 1.1700	349,332
CDU	C&D Factor 1.00	349,332
Depreciation	35 %	227,066
	Computed cost value @ 70%	158,946

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	16	1,465
L Living Area	OVER Frame Overhang	14	1,282
L Living Area	OVER Frame Overhang	12	1,099
L Living Area	FRFF Frame first floor	204	23,354
L Living Area	BSMT Basement addition	204	3,759
P Porches, Patios, Decks	DECK Wood deck	180	4,768
P Porches, Patios, Decks	BPAT Brick/flagstone pati	144	3,284
L Living Area	OVER Frame Overhang	40	3,663

Total additions	42,674
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Residential Dwelling Information

Subject	Code	Description	Condominium
Style	06	Contemporary	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 1.5
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 5 Garage cars 2
Interior Walls	02	Drywall	Bedrooms 2 Unfinished area
Floors	05	W/W over sub-flo	Family Rooms Dormer linear f
Heating System	01	Hot Water	Full Baths 2 Masonry trim sf
Fuel	01	Oil	Half Baths 2 Finish bsmt sz
Attic	99	None	Addtn'l fixtures Rec Room Size
Grade	37	B-	Whirlpools Living area 1,834
Garage	12	Basement 2 car	Saunas # Living Units
Area Over Gar.	01	Fully Finished	M/F stacks 1
Basement	04	Full with walk-o	W/B stacks
Bsmt Fin Qual	01	Unfinished	W/B openings
Air Condition	99	None	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1983

