

Property at 00047 CIDER BROOK ROAD

Prop ID 1800047

Printed 05-Feb-2024 3:29 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: VOLAGE ASHLEY
Second name:
Address: 47 CIDER BROOK ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 027 Clerk map:
Lot: 1800047 Neigh.: Zone: RU2A Vol: 725 Page: 051

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	115,500
Resident Dwelling	1.00	128,190

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 17-Dec-2018
Sale price: 280,000
Sale valid:

Values

Resident Excess	.20	1,050	Mkt value :	
			Cost value:	349,629

Summary

Total assessments	244,740
Total exemptions	
Net assessment	244,740

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.2487
Mkt/sale :
Assmt/sale: .8741

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	165,000	165,000			165,000	115,500
Primary Site		87,120						
RES	12	.200	7,500	1,500			1,500	1,050
Residual		8,712						

2.200 acres

Total land value

166,500

116,550

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	223,630
Basement	Full		1,346	
Heating	Yes	A/C No		
Plumbing	1 F/B	1 H/B	Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				3,500
Other Features		WB Stks		26,989
				6,750

Sub-Total		260,869
Grade	C+	Factor 1.0800
CDU		C&D Factor 1.00
Depreciation		35 %
		Computed cost value @ 70%
		128,191

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	440	19,880
P Porches, Patios, Decks	BPAT Brick/flagstone pati	98	2,235
P Porches, Patios, Decks	F0FF Frame open first flo	56	3,412
P Porches, Patios, Decks	F0FF Frame open first flo	24	1,462

Total additions 26,989

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	02	Wood Shingles	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 5
Interior Walls	01	Plaster	Garage cars 2
Floors	01	Hardwood	Bedrooms 3
Heating System	01	Hot Water	Unfinished area
Fuel	01	Oil	Dormer linear f
Attic	99	None	Masonry trim sf
Grade	33	C+	Half Baths 1
Garage	22	Attached 2 car	Finish bsmt sz
Area Over Gar.	99	None	Rec Room Size
Basement	01	Full	Living area 1,346
Bsmt Fin Qual	01	Unfinished	# Living Units
Air Condition	99	None	
Interior Cond	05	Good	
Exterior Cond	05	Good	

Actual Year Built: 1953

