

Property at 00022 COLD SPRING ROAD

Prop ID 1870022

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Administrative Information

Owner name: LEVENSON GLEN A TTEE
Second name:
Address: 22 COLD SPRING ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
Lot: 1870022 Neigh.: AR Zone: R40 Vol: 795 Page: 926

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	232,670

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 01-Aug-2024
Sale price: 464,585
Sale valid:

Values

Mkt value :
Cost value: 507,686

Summary

Total assessments	355,380
Total exemptions	
Net assessment	355,380

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.0928
Mkt/sale :
Assmt/sale: .7649

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	.040	7,500	300			300	210
Residual		1,742						

.960 acres

Total land value

175,300

122,710

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	366,540
Basement	Full with walk		2,432	
Heating	Yes	A/C Yes		10,440
Plumbing	2 F/B	1 H/B	4 Add'l fix.	Wh/p Saunas 10,500
Attic	None		Attic size:	
Additions				29,585
Other Features	WB Stks		Bsmt Gar	20,000

Sub-Total		437,065
Grade	B-	Factor 1.1700 511,366
CDU	C&D Factor 1.00	511,366
Depreciation	35 %	332,388
	Computed cost value @ 70%	232,672

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	260	24,794
L Living Area	BSMT Basement addition	260	4,791

Total additions 29,585

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 7 Garage cars 3
Interior Walls	02	Drywall	Bedrooms 3 Unfinished area
Floors	01	Hardwood	Family Rooms 1 Dormer linear f
Heating System	01	Hot Water	Full Baths 2 Masonry trim sf
Fuel	01	Oil	Half Baths 1 Finish bsmt sz
Attic	99	None	Addtn'l fixtures 4 Rec Room Size
Grade	37	B-	Whirlpools Living area 2,432
Garage	13	Basement 3 car	Saunas # Living Units
Area Over Gar.	01	Fully Finished	M/F stacks
Basement	04	Full with walk-o	W/B stacks 2
Bsmt Fin Qual	01	Unfinished	W/B openings 2
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1979

