

Property at 00064 COLD SPRING ROAD

Prop ID 1870064

Printed 05-Feb-2024 3:50 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: SAVARINO NORA J TRUSTEE
 Second name:
 Address: 64 COLD SPRING ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 1870064 Neigh.: AR Zone: R40 Vol: 760 Page: 303

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 04-Sep-2018
Resident Land	.92	122,500			Sale price: 402,000
Resident Dwelling	1.00	198,470			Sale valid:
Resident Outbldg	1.00	840			Values
Resident Excess	.05	260			Mkt value :
					Cost value: 460,100

Summary

Total assessments	322,070	Water	Connecticut	Cost/sale : 1.1445
Total exemptions		Sewer	Public sewer	Mkt/sale :
Net assessment	322,070	Gas	None	Assmt/sale: .8012

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	.050	7,500	375		375	263
Residual	2,178						

.970 acres Total land value 175,375 122,763

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 2
Interior Walls	02	Drywall	Bedrooms 3 Unfinished area
Floors	01	Hardwood	Family Rooms 1 Dormer linear f
Heating System	01	Hot Water	Full Baths 3 Masonry trim sf
Fuel	01	Oil	Half Baths Finish bsmt sz
Attic	99	None	Addtn'l fixtures Rec Room Size 630
Grade	37	B-	Whirlpools Living area 1,966
Garage	22	Attached 2 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	04	Full with walk-o	W/B stacks 1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings 1
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1978

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area 1,966	305,210
Basement	Full with walk			
Heating	Yes	A/C Yes		8,710
Plumbing	3 F/B	H/B Add'l fix. Wh/p	Saunas	10,000
Attic	None	Attic size:		
Additions				28,272
Other Features	WB Stks	RR		20,623
Sub-Total				372,815
Grade	B-	Factor 1.1700		436,194
CDU		C&D Factor 1.00		436,194
Depreciation		35 %		283,526
		Computed cost value @ 70%		198,468

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	484	21,597
P Porches, Patios, Decks	DECK Wood deck	252	6,675

Total additions 28,272

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	10	80	30.00	2017	C	2,400	50	1,200
Utility Shed									
Value at 70%			840				Value at 100%		1,200

