

Property at 00120 COLD SPRING ROAD

Prop ID 1870120

Printed 05-Feb-2024 3:53 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: SILVESTRI CHARLES & ELIZABETH
 Second name:
 Address: 120 COLD SPRING ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
 Lot: 1870120 Neigh.: AR Zone: R40 Vol: 763 Page: 582

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	183,180

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 28-Jul-2021
 Sale price: 465,000
 Sale valid:

Values

Mkt value :
 Cost value: 442,914

Summary

Total assessments	310,040
Total exemptions	
Net assessment	310,040

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .9525
 Mkt/sale :
 Assmt/sale: .6668

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	.830	7,500	6,225		6,225	4,358
Residual	36,155						

1.750 acres

Total land value

181,225

126,858

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	228,360
Basement	Full with walk		816	
Heating	Yes	A/C Yes		6,590
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p Saunas 8,500
Attic	None		Attic size:	
Additions				80,522
Other Features	WB Stks	RR	Bsmt Gar	20,118
Sub-Total				344,090
Grade	B-	Factor 1.1700		402,585
CDU		C&D Factor 1.00		402,585
Depreciation		35 %		261,680
		Computed cost value @ 70%		183,176

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	69	6,319
L Living Area	AIR Air conditioning	69	210
L Living Area	FRFF Frame first floor	302	34,573
L Living Area	BSMT Basement addition	302	5,565
L Living Area	AIR Air conditioning	302	918
P Porches, Patios, Decks	FOFF Frame open first flo	20	1,219
P Porches, Patios, Decks	DECK Wood deck	240	6,358
L Living Area	OVER Frame Overhang	10	916
L Living Area	FRFF Frame first floor	208	23,812
L Living Area	AIR Air conditioning	208	632

Total additions 80,522

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	06	Contemporary	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 2.0
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 2 Masonry trim sf
Fuel	01	Oil	Half Baths 1 Finish bsmt sz
Attic	99	None	Addtn'l fixtures Rec Room Size 380
Grade	37	B-	Whirlpools Living area 2,221
Garage	12	Basement 2 car	Saunas # Living Units
Area Over Gar.	01	Fully Finished	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

