

Property at 00184 COLD SPRING ROAD

Prop ID 1870184

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Administrative Information

Owner name: FOX JAMES E TRUSTEE
 Second name:
 Address: 184 COLD SPRING ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
 Lot: 1870184 Neigh.: AR Zone: R40 Vol: 813 Page: 1147

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 13-Feb-1987
Resident Land	.92	122,500				Sale price: 130,000
Resident Dwelling	1.00	305,410				Sale valid:
					Values	
Resident Excess	.12	630				Mkt value :
					Cost value: 612,200	
Summary			Utilities		Sales ratios	
Total assessments		428,540	Water	Connecticut	Cost/sale :	4.7092
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		428,540	Gas	None	Assmt/sale:	3.2965

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	.120	7,500	900			900	630
Residual		5,227						
		1.040 acres	Total land value				175,900	123,130

Building Valuation Summary

						Area	
Dwelling	Frame	2 story w/bsmt				1,384	339,290
Basement	Full						
Heating	Yes	A/C Yes					9,720
Plumbing	2 F/B	1 H/B	2 Add'l fix.	1 Wh/p	Saunas		12,000
Attic	None			Attic size:			
Additions							122,690
Other Features		WB Stks					13,500
Sub-Total							497,200
Grade	B+		Factor 1.3500				671,220
CDU			C&D Factor 1.00				671,220
Depreciation			35 %				436,293
						Computed cost value @ 70%	305,405

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	392	10,384
L Living Area	OVER Frame Overhang	56	5,129
L Living Area	AIR Air conditioning	56	170
L Living Area	OVER Frame Overhang	10	916
L Living Area	FRFF Frame first floor	540	61,820
L Living Area	BSMT Basement addition	540	9,951
L Living Area	AIR Air conditioning	540	1,642
G Garages	FR Attached frame LE 65	768	32,678

Total additions 122,690

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	2
Grade	43	B+	Whirlpools	1
Garage	23	Attached 3 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	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: 1986	

