

Property at 00196 COLD SPRING ROAD

Prop ID 1870196

Printed 05-Feb-2024 3:57 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MALEY DONALD W JR AND
 Second name: TONI FRANCES
 Address: 196 COLD SPRING ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 1870196 Neigh.: AR Zone: R40 Vol: 761 Page: 395

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 21-Jun-2021
Resident Land	.92	122,500				Sale price: 589,000
Resident Dwelling	1.00	372,240				Sale valid:
					Values	
Resident Excess	.17	890				Mkt value :
					Cost value: 708,043	
Summary			Utilities		Sales ratios	
Total assessments		495,630	Water	Connecticut	Cost/sale :	1.2021
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		495,630	Gas	None	Assmt/sale:	.8415

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	.170	7,500	1,275			1,275	893
Residual		7,405						
1.090 acres				Total land value			176,275	123,393

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	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	01	Hardwood	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Dormer linear f	
Attic	99	None	Full Baths	3
Grade	47	A-	Half Baths	2
Garage	23	Attached 3 car	Masonry trim sf	1,056
Area Over Gar.	99	None	Addtn'l fixtures	4
Basement	01	Full	Whirlpools	
Bsmt Fin Qual	03	Rec Room W/ Air	Saunas	
Air Condition	01	Central Air	# Living Units	1
Interior Cond	05	Good	M/F stacks	
Exterior Cond	05	Good	W/B stacks	2
			W/B openings	2
			Actual Year Built: 1986	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,384	339,290
Basement	Full				
Heating	Yes	A/C Yes			9,720
Plumbing	3 F/B	2 H/B	4 Add'l fix.	Wh/p	19,000
Attic	None		Attic size:		
Additions					135,073
Other Features	Mason Trim	WB Stks	RR		61,135
Sub-Total					564,218
Grade	A-	Factor 1.4500			818,116
CDU		C&D Factor 1.00			818,116
Depreciation		35 %			531,775
Computed cost value @ 70%					372,243

Building additions

Category	Type	Area	Value
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
L Living Area	OVER Frame Overhang	56	5,129
L Living Area	AIR Air conditioning	56	170
P Porches, Patios, Decks	FOFF Frame open first flo	192	11,698
G Garages	FR Attached frame LE 65	768	32,678
P Porches, Patios, Decks	FOFF Frame open first flo	50	3,046
P Porches, Patios, Decks	BPAT Brick/flagstone pati	392	8,939

Total additions 135,073

