

Property at 00001 CONIFER LANE

188A

Prop ID 1900001

Printed 04-Apr-2025 2:08 PM Design and Layout (C) Right/Angles

## Administrative Information

Owner name: KRINER REBECCA

Second name:

Address: 1 CONIFER LANE

City/state: AVON CT

Zip: 06001

## Location Information

Map: 052

Clerk map:

Lot: 1900001

Neigh.: FW

Zone:

Vol: 697 Page: 560

## Assessments

| Assmt category | Qty  | Amount  |
|----------------|------|---------|
| Resident Condo | 1.00 | 255,910 |

## Exemptions

| Exempt | Cat | Amount |
|--------|-----|--------|
|--------|-----|--------|

## Last sale

Sale date: 31-May-2016  
Sale price: 255,000

Sale valid:

## Values

Mkt value :  
Cost value: 365,586

## Summary

|                   |         |
|-------------------|---------|
| Total assessments | 255,910 |
| Total exemptions  |         |
| Net assessment    | 255,910 |

## Utilities

|       |              |
|-------|--------------|
| Water | Connecticut  |
| Sewer | Public sewer |
| Gas   | CNG          |

## Sales ratios

Cost/sale : 1.4337  
Mkt/sale :  
Assmt/sale: 1.0036

## Building Valuation Summary

|                |       |                  |               |         |
|----------------|-------|------------------|---------------|---------|
| Dwelling       | Frame | 2 story w/bsmt   | Area<br>2,708 | 365,580 |
| Basement       | None  |                  |               |         |
| Heating        | Yes   | A/C Yes          |               |         |
| Plumbing       | 3 F/B | H/B 1 Add'l fix. | Wh/p          | Saunas  |
| Attic          | None  | Attic size:      |               |         |
| Additions      |       |                  |               |         |
| Other Features |       | M Stks           |               |         |

|              |                           |         |
|--------------|---------------------------|---------|
| Sub-Total    |                           | 365,580 |
| Grade        | Factor                    | 365,580 |
| CDU          | C&D Factor 1.00           | 365,580 |
| Depreciation | %                         | 365,580 |
|              | Computed cost value @ 70% | 255,906 |

## Building additions

| Category | Type | Area | Value |
|----------|------|------|-------|
|----------|------|------|-------|

Total additions

## Residential Dwelling Information

| Subject        | Code | Description      | Condominium                      |
|----------------|------|------------------|----------------------------------|
| Style          | 16   | Condominium      | FARMINGTON WOODS 30 GREENWICH    |
| Exterior Walls | 10   | Vertical Siding  |                                  |
| Roof Material  | 01   | Asphalt Shingles | Story Height 2.0                 |
| Roof Type      | 01   | Gable            |                                  |
| Foundation     | 01   | Poured Concrete  | Total Rooms 7 Garage cars 1      |
| Interior Walls | 02   | Drywall          | Bedrooms 3 Unfinished area       |
| Floors         | 05   | W/W over sub-flo | Family Rooms 1 Dormer linear f   |
| Heating System | 02   | Forced Hot Air   | Full Baths 3 Masonry trim sf     |
| Fuel           | 02   | Natural Gas      | Half Baths Finish bsmt sz        |
| Attic          | 99   | None             | Addtn'l fixtures 1 Rec Room Size |
| Grade          |      | Unknown          | Whirlpools Living area 2,708     |
| Garage         | 21   | Attached 1 car   | Saunas # Living Units            |
| Area Over Gar. | 99   | None             | M/F stacks 1                     |
| Basement       | 99   | None             | W/B stacks                       |
| Bsmt Fin Qual  | 99   | None             | W/B openings                     |
| Air Condition  | 01   | Central Air      |                                  |
| Interior Cond  | 05   | Good             |                                  |
| Exterior Cond  | 05   | Good             | Actual Year Built: 1976          |

No sketch for this property