

Property at 00087 COUNTRY CLUB ROAD

Prop ID 1940087

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Administrative Information

Owner name: VANACORE JADE ALESSANDRA AND
 Second name: MILLER ROBERT JOHN
 Address: 87 COUNTRY CLUB ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
 Lot: 1940087 Neigh.: Zone: R40 Vol: 757 Page: 728

Assessments

Assmt category	Qty	Amount
Resident Land	.91	94,500
Resident Dwelling	1.00	157,460
Resident Outbldg	1.00	2,030

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 05-Apr-2021
 Sale price: 401,900
 Sale valid:

Values

Mkt value :
 Cost value: 362,843

Summary

Total assessments	253,990
Total exemptions	
Net assessment	253,990

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .9028
 Mkt/sale :
 Assmt/sale: .6320

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.910	135,000	135,000		135,000	94,500
Primary Site		39,640					

.910 acres Total land value 135,000 94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	02	Drywall	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	07	Propane Gas	Half Baths	1
Attic	99	None	Addn'l fixtures	1
Grade	33	C+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	1
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1957	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,444	236,520
Basement	Full with walk				
Heating	Yes	A/C Yes			6,780
Plumbing	2 F/B	1 H/B	1 Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		9,000
Additions					33,810
Other Features		WB Stks	RR		34,311
Sub-Total					320,421
Grade	C+	Factor 1.0800			346,055
CDU		C&D Factor 1.00			346,055
Depreciation		35 %			224,936
Computed cost value @ 70%					157,455

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	8	733
P Porches, Patios, Decks	FOFF Frame open first flo	150	9,139
G Garages	FR Attached frame LE 65	544	23,938

Total additions 33,810

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	16	192	30.00	2022	C	5,760	50	2,900
Utility Shed									

