

Property at 00351 COUNTRY CLUB ROAD

Prop ID 1940351

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Administrative Information

Owner name: SODEN JOSHUA W & SARAH L
Second name:
Address: 351 COUNTRY CLUB ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
Lot: 1940351 Neigh.: Zone: R40 Vol: 737 Page: 510

Assessments

Assmt category	Qty	Amount
Resident Land	.84	94,500
Resident Dwelling	1.00	154,910

Exemptions

Exempt	Cat	Amount
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Last sale

Sale date: 19-Feb-2020
Sale price: 331,500
Sale valid:

Values

Mkt value :
Cost value: 356,300

Summary

Total assessments	249,410
Total exemptions	
Net assessment	249,410

Utilities

Water	Well
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : 1.0748
Mkt/sale :
Assmt/sale: .7524

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.840	135,000	135,000			135,000	94,500
Primary Site		36,590						

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

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	02	Natural Gas	Half Baths	
Attic	99	None	Addn'l fixtures	
Grade	33	C+	Whirlpools	2,001
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1955	

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	950	221,940
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas	5,000
Attic	None	Attic size:			
Additions					76,556
Other Features	WB Stks		Bsmt Gar		11,750

Sub-Total				315,246
Grade	C+	Factor 1.0800		340,466
CDU		C&D Factor 1.00		340,466
Depreciation		35 %		221,303
		Computed cost value @ 70%		154,912

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	576	65,941
L Living Area	BSMT Basement addition	576	10,615

Total additions 76,556

