

Property at 00369 COUNTRY CLUB ROAD

Prop ID 1940369

Printed 06-Feb-2024 9:21 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HUBERT RENJIT AND
Second name: JALAJAN JINJU LAILAMANY
Address: 27 HASTINGS TURN
City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map: 04 021
Lot: 1940369 Neigh.: Zone: R40 Vol: 735 Page: 735

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	142,310

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-Dec-2019
Sale price: 199,000
Sale valid: 07

Values

Resident Excess	1.01	5,280

Mkt value :
Cost value: 345,843

Summary

Total assessments	242,090
Total exemptions	
Net assessment	242,090

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.7379
Mkt/sale :
Assmt/sale: 1.2165

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	135,000	135,000			135,000	94,500
Primary Site		40,075						
RES	12	1.006	7,500	7,545			7,545	5,282
Residual		43,821						

1.926 acres Total land value 142,545 99,782

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	01	Plaster	Bedrooms	4
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	33	C+	Whirlpools	1,856
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	07	Attic	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: 1949	

Building Valuation Summary

		Area	
Dwelling	Frame	1 1/2 story w/bsmt	864
Basement	Full		207,290
Heating	Yes	A/C No	
Plumbing	2 F/B	H/B Add'l fix.	Wh/p
Attic	None	Saunas	
Additions			5,000
Other Features	WB Stks	Bsmt Gar	65,553
			11,750
Sub-Total			289,593
Grade	C+	Factor 1.0800	312,760
CDU		C&D Factor 1.00	312,760
Depreciation		35 %	203,294
Computed cost value @ 70%			142,306

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	96	5,849
P Porches, Patios, Decks	FOFF Frame open first flo	40	2,437
L Living Area	FRUF Frame upper full	144	12,057
L Living Area	FRFF Frame first floor	192	21,980
L Living Area	BSMT Basement addition	192	3,538
L Living Area	UATT Unfinished attic	468	8,193
L Living Area	BSMT Basement addition	624	11,499

Total additions 65,553

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
Value at 70%					Value at 100%				

