

Property at 00599 COUNTRY CLUB ROAD

Prop ID 1940599

Printed 22-Apr-2025 4:03 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: RAZA MAHREEN
 Second name:
 Address: 58 TYLER COURT
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 1940599 Neigh.: Zone: R40 Vol: 699 Page: 536

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	181,280

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-Jul-2016
 Sale price: 355,000
 Sale valid:

Values

Mkt value :
 Cost value: 394,043

Summary

Total assessments	275,830	
Total exemptions		
Net assessment	275,830	

Utilities

Water	Connecticut	
Sewer	Public sewer	
Gas	None	

Sales ratios

Cost/sale : 1.1100
 Mkt/sale :
 Assmt/sale: .7770

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	.010	7,500	75			75	53
Residual		436						

.930 acres

Total land value

135,075

94,553

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	3
Heating System	01	Hot Water	Family Rooms	
Fuel	01	Oil	Full Baths	3
Attic	99	None	Masonry trim sf	
Grade	37	B-	Half Baths	
Garage	22	Attached 2 car	Addn'l fixtures	Rec Room Size 1,000
Area Over Gar.	99	None	Whirlpools	Living area 1,620
Basement	04	Full with walk-o	Saunas	# Living Units
Bsmt Fin Qual	02	Rec Room w/o air	M/F stacks	
Air Condition	99	None	W/B stacks	1
Interior Cond	05	Good	W/B openings	2
Exterior Cond	05	Good	Actual Year Built: 1966	

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	1,620	259,680
Basement	Full with walk			
Heating	Yes	A/C No		
Plumbing	3 F/B	H/B Add'l fix.	Wh/p	Saunas
Attic	None	Attic size:		10,000
Additions				39,568
Other Features	WB Stks	RR		31,271

Sub-Total		340,519
Grade	B-	Factor 1.1700
CDU	C&D Factor 1.00	398,407
Depreciation	35 %	398,407
	Computed cost value @ 70%	258,965
		181,276

Building additions

Category	Type		Area	Value
G Garages	FR Attached frame LE 65		484	21,597
P Porches, Patios, Decks	FEFF Frame enclosed first		168	16,021
P Porches, Patios, Decks	FOFF Frame open first flo		32	1,950

Total additions 39,568

