

Property at 00624 COUNTRY CLUB ROAD

Prop ID 1940624

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Administrative Information

Owner name: SPENARD BARBARA
 Second name:
 Address: 624 COUNTRY CLUB ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 1940624 Neigh.: Zone: R30 Vol: 491 Page: 962

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	112,700
Resident Outbldg	2.00	4,060

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 23-Oct-1974
 Sale price:
 Sale valid:

Values

Mkt value :
 Cost value: 302,471

Summary

Total assessments	211,730	
Total exemptions		
Net assessment	211,730	

Utilities

Water	Connecticut	
Sewer	Public sewer	
Gas	None	

Sales ratios

Cost/sale :
 Mkt/sale :
 Assmt/sale:

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	.090	7,500	675			675	473
Residual		3,920						

1.010 acres

Total land value

135,675

94,973

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	01	Plaster	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	03	Partially finish	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1948	

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	762	146,780
Basement	Full			
Heating	Yes	A/C No		
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas
Attic	Partially finished	Attic size: 800		18,254
Additions				77,656
Other Features			Bsmt Gar	5,000
Sub-Total				247,690
Grade	C	Factor 1.0000		247,690
CDU		C&D Factor 1.00		247,690
Depreciation		35 %		160,999
		Computed cost value @ 70%		112,699

Building additions

Category	Type		Area	Value
P Porches, Patios, Decks	FOFF	Frame open first flo	16	975
L Living Area	FRFF	Frame first floor	384	43,961
L Living Area	BSMT	Basement addition	384	7,076
L Living Area	FRFF	Frame first floor	224	25,644

Total additions 77,656

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	24	288	30.00		C	8,640	50	4,300
Utility Shed									
RC2 Canopy	12	12	144	21.10		C	3,038	50	1,500

Value at 70%

4,060

Value at 100%

5,800

