

Property at 00043 CRAIGEMORE CIRCLE

Prop ID 1960043

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Administrative Information

Owner name: DORBUCK TODD M & MARIA E
 Second name:
 Address: 43 CRAIGEMORE CIRCLE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 1960043 Neigh.: Zone: R30 Vol: 733 Page: 535

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 10-Oct-2019
Resident Land	.69	94,500				Sale price: 378,000
Resident Dwelling	1.00	193,060				Sale valid:
Resident Outbldg	2.00	19,740				Values
					Mkt value :	
					Cost value:	439,000
Summary			Utilities		Sales ratios	
Total assessments	307,300		Water	Connecticut	Cost/sale :	1.1614
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	307,300		Gas	None	Assmt/sale:	.8130

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	135,000	135,000			135,000	94,500
Primary Site		30,056						
		.690 acres		Total land value			135,000	94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	1
Grade	33	C+	Whirlpools	1
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	1
Basement	04	Full with walk-o	W/B stacks	1
Bsmt Fin Qual	06	RR w/o air,L w/o	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1962	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,220	207,050
Basement	Full with walk				
Heating	Yes	A/C Yes			5,940
Plumbing	2 F/B	1 H/B	1 Add'l fix.	1 Wh/p	Saunas
Attic	None		Attic size:		11,500
Additions					140,465
Other Features		WB Stks M Stks RR			27,916
Sub-Total					392,871
Grade	C+	Factor 1.0800			424,301
CDU		C&D Factor 1.00			424,301
Depreciation		35 %			275,796
Computed cost value @ 70%					193,057

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	540	61,820
L Living Area	BSMT Basement addition	540	9,951
L Living Area	AIR Air conditioning	540	1,642
L Living Area	FRFF Frame first floor	200	22,896
G Garages	FRL Attached frame GT 65	768	34,408
P Porches, Patios, Decks	FOFF Frame open first flo	160	9,748
Total additions			140,465

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP1 Pool w/ Plastic Linr	18	38	684	74.05		C	50,650	50	25,300
RS1 Frame Utility Shed	12	16	192	30.00		C	5,760	50	2,900
Value at 70%		19,740	Value at 100%		28,200				

