

Property at 00080 CRAIGEMORE CIRCLE

Prop ID 1960080

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Administrative Information

Owner name: NEWBERG RUSSELL A AND
 Second name: BEVERLY C
 Address: 80 CRAIGEMORE CIRCLE
 City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
 Lot: 1960080 Neigh.: Zone: R30 Vol: 096 Page: 396

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Last sale
Resident Land	.70	94,500	AAA Veteran	1,000	Sale date: 14-Feb-1977
Resident Dwelling	1.00	130,140	CAB Add Vet	500	Sale price: 55,500
Resident Outbldg	1.00	1,330	DAC Veteran	10,000	Sale valid:

Values

Mkt value :
 Cost value: 322,814

Summary

Summary	Utilities	Sales ratios
Total assessments 225,970	Water Connecticut	Cost/sale : 5.8165
Total exemptions 11,500	Sewer Septic	Mkt/sale :
Net assessment 214,470	Gas None	Assmt/sale: 4.0715

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.700	135,000	135,000		135,000	94,500
Primary Site		30,492					

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

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	07	Split Level	
Exterior Walls	02	Wood Shingles	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 6
Interior Walls	02	Drywall	Garage cars 2
Floors	01	Hardwood	Bedrooms 3
Heating System	01	Hot Water	Unfinished area
Fuel	01	Oil	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	33	C+	Full Baths 2
Garage	22	Attached 2 car	Masonry trim sf 384
Area Over Gar.	99	None	Half Baths 1
Basement	04	Full with walk-o	Finish bsmt sz 460
Bsmt Fin Qual	06	RR w/o air,L w/o	Addtn'l fixtures
Air Condition	99	None	Rec Room Size 230
Interior Cond	05	Good	Whirlpools
Exterior Cond	05	Good	Living area 1,191
			# Living Units
			Saunas
			M/F stacks
			W/B stacks 1
			W/B openings 1
			Actual Year Built: 1961

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	
Basement	Full with walk		1,191	203,230
Heating	Yes	A/C No		
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				8,500
Other Features	Mason Trim	WB Stks	RR	22,062
				31,035

Sub-Total		264,827
Grade C+	Factor 1.0800	286,013
CDU	C&D Factor 1.00	286,013
Depreciation	35 %	185,908
	Computed cost value @ 70%	130,136

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	CPAT Concrete patio	256	2,182
G Garages	FR Attached frame LE 65	440	19,880

Total additions 22,062

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	16	128	30.00		C	3,840	50	1,900
Utility Shed									
Value at 70%			1,330				Value at 100%		1,900

