

Property at 00105 DARLING DRIVE

Prop ID 2030105

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Administrative Information

Owner name: CONNECTICUT ON LINE
Second name: COMPUTER CENTER INC
Address: 100 EXECUTIVE BLVD STE1
City/state: SOUTHLINGTON CT Zip: 06489

Location Information

Map: 007 Clerk map:
Lot: 2030105 Neigh.: Zone: IP Vol: 302 Page: 451

Assessments

Assmt category	Qty	Amount
Indust Land	3.00	168,000
Vacant Indust	2.02	11,310
Indust Building	1.00	1,846,710
Indust Improvmts	2.00	29,300

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 16-Dec-1994
Sale price:
Sale valid:

Values

Mkt value :
Cost value: 2,936,171

Summary

Total assessments	2,055,320
Total exemptions	
Net assessment	2,055,320

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
CPRI	31	3.000	80,000	240,000		240,000	168,000
Comm Primary		130,680					
RES	53	2.020	7,500	15,150		16,160	11,312
Residual		87,991					

5.020 acres

Total land value

256,160

179,312

Commercial Building Information

Subject	Code	Description	Use	Description	Perc
Primary Use	82	M/U and Indust 0	Basement		
Exterior Walls	03	BR/FR			
Roof Material	05	Tar and Gravel	1st Floor	82 M/U and Indust 0	100.00
Roof Type	05	Flat			
Foundation	01	Poured Concrete	2nd Floor		
Interior Walls	02	Drywall			
Floors	02	Carpeting	3rd Floor		
Heating System	02	Forced Hot Air			
Fuel Type	02	Natural Gas	4th Floor		
Construct Type	02	Fire Resistant			
Grade	37	B-	Other Features	Size	Qty
Garage			AC1 Air Conditioning	27,696	
Basement	04	Slab			
Bsmt Finish					
Air Cond	01	Central Air			
Interior Cond	05	Good			
External Cond	05	Good			
CDU	05	Good			

Year Built: 1981 Eff Year Built:

Commercial Valuation Summary

Main Area: 27,696 Construction Type: Fire Resistant

Subject	Code	Description	Perc	AdjSF	AdjRate	Net Value
Basement						
1st Floor	82	M/U and Indust 0	100.00	27,696	131.69	3,647,290
2nd Floor						
3rd Floor						
4th Floor						

Other Features	Size	Rate	Qty	Rate	Value
AC1 Air Conditioning	27,696	4.00			110,780

Sub-Total

3,758,070

Grade	B-	Factor	1.1700	4,396,940
CDU		C&D Factor	1.00	4,396,940
Depreciation		40 %		2,638,164

Computed cost value @ 70%

1,846,715

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
PA1 Asphalt Paving			30,000	1.69		C	50,700	50	25,350
C01 Garage	15	20	300	109.7	2025	C	32,910	50	16,500
Value at 70%			29,295				Value at 100%		41,850

