

Property at 00180 DEERCLIFF ROAD

Prop ID 2090180

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Administrative Information

Owner name: GOSSELIN KILEY A AND
 Second name: TANNER DAVID A
 Address: 180 DEERCLIFF ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 021 Clerk map:
 Lot: 2090180 Neigh.: Zone: RU2A Vol: 763 Page: 827

Assessments		Exemptions		Last sale	
Assmt category	Qty Amount	Exempt Cat	Amount	Sale date: 02-Aug-2021	
Resident Land	2.00 175,000			Sale price: 650,000	
Resident Dwelling	1.00 294,250			Sale valid:	
				Values	
Resident Excess	1.90 4,990			Mkt value :	
				Cost value: 677,486	
Summary		Utilities		Sales ratios	
Total assessments	474,240	Water Well		Cost/sale : 1.0423	
Total exemptions		Sewer Septic		Mkt/sale :	
Net assessment	474,240	Gas None		Assmt/sale: .7296	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	2.000	250,000	250,000		250,000	175,000
Primary Site		87,120					
RES	12	1.900	7,500	14,250	.50	7,125	4,988
Residual		82,764					
		3.900 acres		Total land value		257,125	179,988

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	07	Hydro Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	43	B+	Full Baths	4
Garage	23	Attached 3 car	Half Baths	
Area Over Gar.	03	Partial	Masonry trim sf	
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	700
Air Condition	01	Central Air	Whirlpools	1
Interior Cond	05	Good	Rec Room Size	2,826
Exterior Cond	05	Good	# Living Units	1
		Actual Year Built: 1985		

Building Valuation Summary

		Area	
Dwelling	Frame 2 story w/bsmt	632	192,430
Basement	Full with walk		
Heating	Yes A/C Yes		5,570
Plumbing	4 F/B H/B Add'l fix. 1 Wh/p	Saunas	17,500
Attic	None Attic size:		
Additions			236,995
Other Features	M Stks RR		26,543
Sub-Total			479,038
Grade	B+	Factor 1.3500	646,701
CDU		C&D Factor 1.00	646,701
Depreciation		35 %	420,356
		Computed cost value @ 70%	294,249

Building additions

Category	Type	Area	Value
L Living Area	FRUF Frame upper full	380	31,817
L Living Area	AIR Air conditioning	380	1,155
G Garages	FRL Attached frame GT 65	642	28,763
L Living Area	FRFF Frame first floor	710	81,282
L Living Area	BSMT Basement addition	710	13,084
P Porches, Patios, Decks	FOFF Frame open first flo	112	6,824
L Living Area	BSMT Basement addition	112	2,064
P Porches, Patios, Decks	DECK Wood deck	268	7,099
L Living Area	AIR Air conditioning	710	2,158
L Living Area	OVER Frame Overhang	32	2,931
L Living Area	FRFF Frame first floor	440	50,372
L Living Area	AIR Air conditioning	440	1,338
L Living Area	BSMT Basement addition	440	8,108
		Total additions	236,995

