

Property at 00526 DEERCLIFF ROAD

Prop ID 2090526

Printed 06-Feb-2024 10:45 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: BENSON JAY B & ELEANOR
 Second name:
 Address: 526 DEERCLIFF ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 032 Clerk map:
 Lot: 2090526 Neigh.: Zone: RU2A Vol: 726 Page: 17

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 01-Feb-2019
Resident Land	2.00	175,000				Sale price: 655,000
Resident Dwelling	1.00	338,680				Sale valid:
					Values	
Resident Excess	3.83	20,110			Mkt value :	
					Cost value:	762,557
Summary			Utilities		Sales ratios	
Total assessments	533,790		Water	Well	Cost/sale :	1.1642
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	533,790		Gas	None	Assmt/sale:	.8149

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	3.830	7,500	28,725		28,725	20,108
Residual		166,835					
5.830 acres				Total land value		278,725	195,108

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	3
Floors	01	Hardwood	Bedrooms	3
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	07	Propane Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	3
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	99	None	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	550
Interior Cond	05	Good	Living area	3,085
Exterior Cond	05	Good	Whirlpools	
			# Living Units	1
			M/F stacks	1
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 1959	

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt			Area	
Basement	Full with walk				1,176	260,420
Heating	Yes	A/C	Yes			7,470
Plumbing	3 F/B	1 H/B	2 Add'l fix.	Wh/p	Saunas	14,500
Attic	None	Attic size: 1,176				
Additions						207,416
Other Features	WB Stks M Stks RR					23,534
Sub-Total						513,340
Grade	A-	Factor	1.4500			744,343
CDU		C&D Factor	1.00			744,343
Depreciation			35 %			483,823
		Computed cost value @ 70%				338,676

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	840	37,634
L Living Area	FRFF Frame first floor	179	20,492
L Living Area	AIR Air conditioning	179	544
P Porches, Patios, Decks	BPAT Brick/flagstone pati	396	9,030
L Living Area	BSMT Basement addition	432	7,961
L Living Area	FRFF Frame first floor	432	49,456
L Living Area	AIR Air conditioning	432	1,313
L Living Area	FRFF Frame first floor	144	16,485
L Living Area	FRFF Frame first floor	479	54,836
L Living Area	AIR Air conditioning	479	1,456
P Porches, Patios, Decks	BPAT Brick/flagstone pati	360	8,209
Total additions			207,416

