

Property at 00006 DELBON LANE

Prop ID 2100006

Printed 06-Feb-2024 10:49 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: PHILLIPS STEPHEN L AND
 Second name: SANDRA A
 Address: 6 DELBON LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map:
 Lot: 2100006 Neigh.: Zone: R15 Vol: 455 Page: 1204

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 30-Mar-1995
Resident Land	.34	94,500				Sale price: 160,000
Resident Dwelling	1.00	123,180				Sale valid:
					Values	
Resident Excess	.11	580			Mkt value :	
					Cost value:	311,800
Summary			Utilities		Sales ratios	
Total assessments		218,260	Water	Connecticut	Cost/sale :	1.9488
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		218,260	Gas	None	Assmt/sale:	1.3641

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	135,000	135,000			135,000	94,500
Primary Site		14,810						
RES	12	.110	7,500	825			825	578
Residual		4,792						
				.450 acres	Total land value		135,825	95,078

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	178,090
Basement	Full		1,000	
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas 5,000
Attic	Fully finished w/WH	Attic size: 1,000		34,146
Additions				39,647
Other Features	WB Stks	RR		13,841
Sub-Total				270,724
Grade	C	Factor 1.0000		270,724
CDU		C&D Factor 1.00		270,724
Depreciation		35 %		175,971
Computed cost value @ 70%				123,180

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	132	3,497
L Living Area	FRFF Frame first floor	96	10,990
L Living Area	BSMT Basement addition	96	1,769
P Porches, Patios, Decks	FOFF Frame open first flo	32	1,950
G Garages	FR Attached frame LE 65	480	21,441

Total additions 39,647

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	04	Vinyl Siding		
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	05	W/W over sub-flo	Bedrooms	3
Heating System	01	Hot Water	Family Rooms	16
Fuel	01	Oil	Full Baths	2
Attic	04	Fully finished w	Half Baths	
Grade	30	C	Addtn'l fixtures	
Garage	22	Attached 2 car	Whirlpools	
Area Over Gar.	99	None	Saunas	
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	02	Rec Room w/o air	W/B stacks	1
Air Condition	99	None	W/B openings	1
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1979	

