

Property at 00008 FERNWOOD ROAD

Prop ID 2250008

Printed 30-Dec-2025 10:20 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: DEMMELMAIER LLOYD A AND
 Second name: ELLEN
 Address: 8 FERNWOOD ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map:
 Lot: 2250008 Neigh.: LV Zone: R15 Vol: 101 Page: 0099

Assessments

Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 13-Dec-1977
Resident Land	.22	70,000	AAA	Veteran	1,000	Sale price: 42,900
Resident Dwelling	1.00	113,680	CAB	Add Vet	500	Sale valid:
Resident Outbldg	2.00	630	DAC	Veteran	10,000	

Last sale

Mkt value :
 Cost value: 263,300

Summary

Summary	Amount	Utilities	Sales ratios
Total assessments	184,310	Water Connecticut	Cost/sale : 6.1375
Total exemptions	11,500	Sewer Public sewer	Mkt/sale :
Net assessment	172,810	Gas None	Assmt/sale: 4.2963

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.220	100,000	100,000		100,000	70,000
Primary Site		9,583					

.220 acres Total land value 100,000 70,000

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	02	Wood Shingles	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 5 Garage cars 2
Interior Walls	01	Plaster	Bedrooms 2 Unfinished area
Floors	01	Hardwood	Family Rooms Dormer linear f
Heating System	01	Hot Water	Full Baths 1 Masonry trim sf
Fuel	01	Oil	Half Baths Finish bsmt sz
Attic	99	None	Addtn'l fixtures Rec Room Size
Grade	30	C	Whirlpools Living area 1,272
Garage	22	Attached 2 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	01	Full	W/B stacks 1
Bsmt Fin Qual	01	Unfinished	W/B openings 1
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1956

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	Value
Basement	Full		1,008	179,150
Heating	Yes	A/C Yes		5,160
Plumbing	1 F/B	H/B Add'l fix. Wh/p	Saunas	
Attic	None	Attic size:		
Additions				58,794
Other Features	WB Stks			6,750

Sub-Total		249,854
Grade C	Factor 1.0000	249,854
CDU	C&D Factor 1.00	249,854
Depreciation	35 %	162,405
	Computed cost value @ 70%	113,684

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	24	1,462
L Living Area	FRFF Frame first floor	264	30,223
L Living Area	BSMT Basement addition	264	4,865
G Garages	FR Attached frame LE 65	480	21,441
L Living Area	AIR Air conditioning	264	803

Total additions 58,794

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS2 Metal Utility Shed	8	10	80	30.00		E	1,200	50	600
RS2 Metal Utility Shed	9	4	36	30.00		E	540	50	300
Value at 70%			630				Value at 100%		900

