

Property at 00025 FERNWOOD ROAD

Prop ID 2250025

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Administrative Information

Owner name: KOLEVA RADOSTINA K
Second name:
Address: 25 FERNWOOD ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map:
Lot: 2250025 Neigh.: LV Zone: R15 Vol: 763 Page: 465

Assessments

Assmt category	Qty	Amount
Resident Land	.23	70,000
Resident Dwelling	1.00	162,810

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 26-Jul-2021
Sale price: 349,900
Sale valid:

Values

Mkt value :
Cost value: 332,586

Summary

Total assessments	232,810
Total exemptions	
Net assessment	232,810

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .9505
Mkt/sale :
Assmt/sale: .6654

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.230	100,000	100,000			100,000	70,000
Primary Site		10,019						

.230 acres

Total land value

100,000

70,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Family Rooms	
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	
Grade	33	C+	Addn'l fixtures	
Garage	22	Attached 2 car	Whirlpools	1,980
Area Over Gar.	03	Partial	Saunas	
Basement	01	Full	M/F stacks	1
Bsmt Fin Qual	01	Unfinished	W/B stacks	
Air Condition	01	Central Air	W/B openings	
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1987	

Building Valuation Summary

				Area	
Dwelling	Frame	1 1/2 story w/bsmt		1,144	254,980
Basement	Full				
Heating	Yes	A/C Yes			7,320
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas	5,000
Attic	None	Attic size:			
Additions					61,016
Other Features		M Stks			3,000

Sub-Total			331,316
Grade	C+	Factor 1.0800	357,821
CDU		C&D Factor 1.00	357,821
Depreciation		35 %	232,584
		Computed cost value @ 70%	162,809

Building additions

Category	Type	Area	Value
L Living Area	FRUH Frame upper half	528	27,000
G Garages	FR Attached frame LE 65	528	23,314
P Porches, Patios, Decks	DECK Wood deck	404	10,702

Total additions 61,016

