

Property at 00033 FERNWOOD ROAD

Prop ID 2250033

Printed 06-Feb-2024 11:30 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MCELRATH WALTER L & BERJANA
Second name:
Address: 33 FERNWOOD ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map: 12 009
Lot: 2250033 Neigh.: LV Zone: R15 Vol: 713 Page: 547

Assessments

Assmt category	Qty	Amount
Resident Land	.23	70,000
Resident Dwelling	1.00	119,860

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 11-Sep-2017
Sale price: 227,000
Sale valid:

Values

Mkt value :
Cost value: 271,229

Summary

Total assessments	189,860
Total exemptions	
Net assessment	189,860

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.1948
Mkt/sale :
Assmt/sale: .8364

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 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	4
Interior Walls	02	Drywall	Bedrooms	2
Floors	05	W/W over sub-flo	Family Rooms	
Heating System	05	Electric B/B	Full Baths	2
Fuel	03	Electric	Half Baths	
Attic	02	Unfinished	Addn'l fixtures	
Grade	30	C	Whirlpools	
Garage	99	None	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 2013	

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	960	172,830
Basement	Full			
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas 5,000
Attic	Unfinished	Attic size: 480		8,648
Additions				
Other Features		RR		14,974

Sub-Total		201,452
Grade	C	Factor 1.0000
CDU	C&D Factor 1.00	201,452
Depreciation	15 %	171,234
	Computed cost value @ 70%	119,864

Building additions

Category	Type	Area	Value
----------	------	------	-------

Total additions

