

Property at 00104 FORGE DRIVE

Prop ID 2310104

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Administrative Information

Owner name: YOST DAVID & ELISE
 Second name:
 Address: 104 FORGE DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
 Lot: 2310104 Neigh.: Zone: R40 Vol: 322 Page: 173

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 05-Aug-1996
Resident Land	.92	115,500				Sale price: 219,000
Resident Dwelling	1.00	191,940				Sale valid: Y
Resident Outbldg	1.00	1,470				Values
					Mkt value :	
					Cost value:	441,300
Summary			Utilities		Sales ratios	
Total assessments	308,910		Water	Connecticut	Cost/sale :	2.0151
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment	308,910		Gas	CNG	Assmt/sale:	1.4105

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	165,000	165,000			165,000	115,500
Primary Site		40,075						
		.920 acres		Total land value			165,000	115,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	09	Dutch Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	03	Gambrell		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	02	Natural Gas	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1975	

Building Valuation Summary

		Area		
Dwelling	Frame	2 story w/bsmt	912	247,110
Basement	Full			
Heating	Yes	A/C No		
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				8,500
Other Features	Mason Trim	WB Stks	RR	
				80,489
				24,453
Sub-Total				360,552
Grade	B-	Factor 1.1700		421,846
CDU		C&D Factor 1.00		421,846
Depreciation		35 %		274,200
Computed cost value @ 70%				191,940

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	572	25,031
P Porches, Patios, Decks	DECK Wood deck	286	7,576
L Living Area	FRFF Frame first floor	280	32,055
L Living Area	BSMT Basement addition	280	5,160
P Porches, Patios, Decks	FOFF Frame open first flo	133	8,103
L Living Area	OVER Frame Overhang	28	2,564
Total additions			80,489

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00	2002	C	4,200	50	2,100
Utility Shed									
Value at 70%		1,470	Value at 100%		2,100				

