

Property at 00015 FOX DEN ROAD

Prop ID 2320015

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Administrative Information

Owner name: MARSHALL PAUL L & NICOLE S
 Second name:
 Address: 15 FOX DEN ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 025 Clerk map:
 Lot: 2320015 Neigh.: Zone: R40 Vol: 657 Page: 615

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 15-Mar-2013
Resident Land	.86	105,000				Sale price: 385,000
Resident Dwelling	1.00	190,040				Sale valid:
Resident Outbldg	1.00	1,050				Values
						Mkt value :
						Cost value: 422,986
Summary			Utilities		Sales ratios	
Total assessments	296,090		Water	Connecticut	Cost/sale :	1.0987
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	296,090		Gas	None	Assmt/sale:	.7691

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.860	150,000	150,000			150,000	105,000
Primary Site		37,462						
		.860 acres		Total land value			150,000	105,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	2,197
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	1
Bsmt Fin Qual	99	None	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1967	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area	
Basement	Full with walk			988	261,950	
Heating	Yes	A/C	No			
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas	
Attic	None	Attic size:			8,500	
Additions					77,290	
Other Features	WB Stks				9,250	
Sub-Total					356,990	
Grade	B-	Factor	1.1700		417,678	
CDU		C&D Factor	1.00		417,678	
Depreciation			35 %		271,491	
				Computed cost value @ 70%	190,044	

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	506	22,456
P Porches, Patios, Decks	FOFF Frame open first flo	102	6,214
P Porches, Patios, Decks	FEFF Frame enclosed first	120	11,443
P Porches, Patios, Decks	CPAT Concrete patio	120	1,023
L Living Area	FRFF Frame first floor	221	25,300
L Living Area	BSMT Basement addition	221	4,073
P Porches, Patios, Decks	DECK Wood deck	256	6,781
Total additions			77,290

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	10	100	30.00		C	3,000	50	1,500
Utility Shed									
Value at 70%		1,050	Value at 100%		1,500				

