

Property at 00060 FOX DEN ROAD

Prop ID 2320060

Printed 06-Feb-2024 11:46 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: GAIN BRIANNA M & ZACHARY T
Second name:
Address: 60 FOX DEN ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 025 Clerk map:
Lot: 2320060 Neigh.: Zone: R40 Vol: 757 Page: 655

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	200,710

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 05-Apr-2021
Sale price: 445,000
Sale valid:

Values

Resident Excess	.07	370	
Mkt value :			
Cost value:		437,257	

Summary

Total assessments	306,080	
Total exemptions		
Net assessment	306,080	

Utilities

Water	Connecticut	
Sewer	Septic	
Gas	None	

Sales ratios

Cost/sale : .9826
Mkt/sale :
Assmt/sale: .6878

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site	40,075							
RES	12	.070	7,500	525			525	368
Residual	3,049							

.990 acres

Total land value

150,525

105,368

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
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	06	Heat Pump	Full Baths	2
Fuel	13	Electric	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	04	Full with walk-o	W/B stacks	2
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	3
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1962	

Building Valuation Summary

					Area	
Dwelling	Frame	2 story w/bsmt			900	244,760
Basement	Full with walk					
Heating	Yes	A/C	Yes			7,050
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas	8,500
Attic	None		Attic size:			
Additions						85,676
Other Features		WB Stks	RR			31,037

Sub-Total						377,023
Grade	B-		Factor 1.1700			441,117
CDU			C&D Factor 1.00			441,117
Depreciation			35 %			286,726
			Computed cost value @ 70%			200,708

Building additions

Category	Type		Area	Value
P Porches, Patios, Decks	DECK	Wood deck	532	14,093
L Living Area	FRFF	Frame first floor	330	37,779
L Living Area	BSMT	Basement addition	330	6,081
L Living Area	OVER	Frame Overhang	36	3,297
G Garages	FR	Attached frame LE 65	528	23,314
L Living Area	AIR	Air conditioning	330	1,003
L Living Area	AIR	Air conditioning	36	109

Total additions 85,676

