

Property at 00102 FOX DEN ROAD

Prop ID 2320102

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Administrative Information

Owner name: HILL SCOTT M
 Second name:
 Address: 102 FOX DEN ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 025 Clerk map:
 Lot: 2320102 Neigh.: Zone: R40 Vol: 575 Page: 606

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 19-May-2008
Resident Land	.82	105,000				Sale price: 385,000
Resident Dwelling	1.00	209,770				Sale valid:
Resident Outbldg	1.00	3,710				Values
					Mkt value :	
					Cost value:	454,971
Summary			Utilities		Sales ratios	
Total assessments	318,480		Water	Connecticut	Cost/sale :	1.1817
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	318,480		Gas	None	Assmt/sale:	.8272

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.820	150,000	150,000			150,000	105,000
Primary Site		35,719						
		.820 acres		Total land value			150,000	105,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
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	33	C+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	3
Bsmt Fin Qual	01	Unfinished	W/B openings	3
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1963	

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	896	212,740
Basement	Full				
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					185,396
Other Features		WB Stks			20,250
Sub-Total					426,886
Grade	C+	Factor 1.0800			461,037
CDU		C&D Factor 1.00			461,037
Depreciation		35 %			299,674
Computed cost value @ 70%					209,772

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	532	60,904
L Living Area	BSMT Basement addition	532	9,804
L Living Area	FRFF Frame first floor	350	40,068
P Porches, Patios, Decks	FEFF Frame enclosed first	360	34,330
G Garages	FR Attached frame LE 65	528	23,314
P Porches, Patios, Decks	FOFF Frame open first flo	84	5,118
P Porches, Patios, Decks	BPAT Brick/flagstone pati	520	11,858
Total additions			185,396

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	14	25	350	30.00	2020	C	10,500	50	5,300
Utility Shed									
Value at 70%		3,710	Value at 100%		5,300				

