

Property at 00017 GOODWILL TRAIL

Prop ID 2430017

Printed 06-Feb-2024 12:03 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: BENCIVENGO GERALDINE E
 Second name:
 Address: 17-19 GOODWILL TRAIL
 City/state: AVON CT Zip: 06001

Location Information

Map: 037 Clerk map:
 Lot: 2430017 Neigh.: SL Zone: R15 Vol: 114 Page: 0281

Assessments

Assmt category	Qty	Amount
Resident Land	.34	70,000
Resident Dwelling	1.00	102,600
Resident Outbldg	1.00	4,690

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 21-Sep-1979
 Sale price:
 Sale valid:

Values

Mkt value :
 Cost value: 253,643

Summary

Total assessments	177,550
Total exemptions	
Net assessment	177,550

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale :
 Mkt/sale :
 Assmt/sale:

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	100,000	100,000			100,000	70,000
Primary Site		14,810						
RES	12	.050	7,500	375			375	263
Residual		2,178						

.390 acres

Total land value

100,375

70,263

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	09	Dutch Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	03	Gambrell		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	01	Plaster	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	31	Detached 1 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1929	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	201,800
Basement	Full		680	
Heating	Yes	A/C No		
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas
Attic	None	Attic size:		
Additions				16,947
Other Features	WB Stks			6,750
Sub-Total				225,497
Grade	C	Factor 1.0000		225,497
CDU		C&D Factor 1.00		225,497
Depreciation		35 %		146,573
		Computed cost value @ 70%		102,601

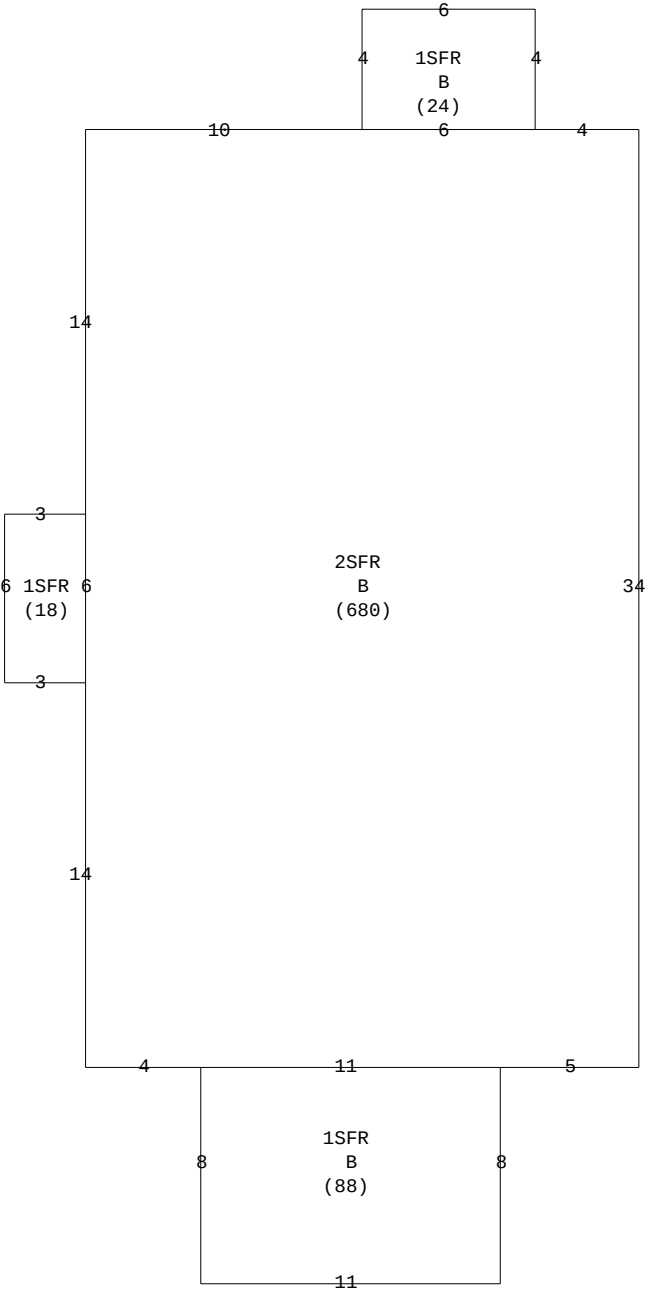
Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	24	2,748
L Living Area	BSMT Basement addition	24	442
L Living Area	FRFF Frame first floor	88	10,074
L Living Area	BSMT Basement addition	88	1,622
L Living Area	FRFF Frame first floor	18	2,061

Total additions 16,947

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	14	22	308	55.95		D	13,441	50	6,700
Block Detach Garage									
Value at 70%			4,690				Value at 100%		6,700



GARAGE BASICALLY UNDERGROUND