

Property at 00017 GRANT DRIVE

Prop ID 2440017

Printed 06-Feb-2024 12:04 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: RODGERS DARLENE P
 Second name:
 Address: 17 GRANT DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 028 Clerk map:
 Lot: 2440017 Neigh.: Zone: R30 Vol: 748 Page: 166

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 20-Oct-2020
Resident Land	.69	87,500				Sale price: 240,000
Resident Dwelling	1.00	104,040				Sale valid:
Resident Outbldg	1.00	840				Values
						Mkt value :
Resident Excess	.13	680				Cost value: 275,800
Summary			Utilities		Sales ratios	
Total assessments		193,060	Water	Connecticut	Cost/sale :	1.1492
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		193,060	Gas	None	Assmt/sale:	.8044

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	125,000	125,000			125,000	87,500
Primary Site		30,056						
RES	12	.130	7,500	975			975	683
Residual		5,663						
		.820 acres	Total land value				125,975	88,183

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	01	Plaster	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	
Bsmt Fin Qual	04	Living Area w/o	W/B openings	
Air Condition	99	None		
Interior Cond	04	Average		
Exterior Cond	04	Average	Actual Year Built: 1956	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,056	185,460
Basement	Full with walk				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B	Add'l fix.	Wh/p	Saunas
Attic	None	Attic size:			
Additions					31,298
Other Features		RR			11,891
Sub-Total					228,649
Grade	C	Factor 1.0000			228,649
CDU		C&D Factor 1.00			228,649
Depreciation		35 %			148,622
		Computed cost value @ 70%			104,035

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	624	27,060
L Living Area	FRFF Frame first floor	12	1,374
P Porches, Patios, Decks	CPAT Concrete patio	336	2,864
Total additions			31,298

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	10	80	30.00		C	2,400	50	1,200
Utility Shed									
Value at 70%			840				Value at 100%		1,200

