

Property at 00055 GRANT DRIVE

Prop ID 2440055

Printed 06-Feb-2024 12:07 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: FERGUSON JILLIAN
Second name:
Address: 55 GRANT DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 028 Clerk map:
Lot: 2440055 Neigh.: Zone: R30 Vol: 695 Page: 1125

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	104,380
Resident Outbldg	1.00	9,030

Exemptions

Exempt	Cat	Amount
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Last sale

Sale date: 29-Mar-2016
Sale price: 200,000
Sale valid:

Values

Mkt value :
Cost value: 287,014

Summary

Total assessments	200,910
Total exemptions	
Net assessment	200,910

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.4351
Mkt/sale :
Assmt/sale: 1.0046

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						

.690 acres Total land value 125,000 87,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	01	Plaster	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	07	Propane Gas	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	32	Detached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	1
Bsmt Fin Qual	05	Living Area W/ A	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1955	

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	1,056	185,460
Basement	Full with walk			
Heating	Yes	A/C Yes		5,340
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	5,000
Attic	None	Attic size:		
Additions				10,119
Other Features	WB Stks	RR		23,486

Sub-Total			229,405
Grade	C	Factor 1.0000	229,405
CDU		C&D Factor 1.00	229,405
Depreciation		35 %	149,113
		Computed cost value @ 70%	104,379

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	382	10,119

Total additions 10,119

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	21	22	462	55.95		C	25,849	50	12,900
Block Detach Garage									

Value at 70% 9,030

Value at 100% 12,900

