# Town of Avon Residential Property Card

Property at 00058 GRANT DRIVE | Prop ID 2440058 | Printed 06-Feb-2024 12:07 PM | Design and Layout (C) Right/Angles

## Administrative Information

Owner name: SCHACK STEVEN J AND
Second name: LENORE K
Address: 58 GRANT DRIVE
City/state: AVON CT Zip: 06001

## Location Information

Map: 028 Clerk map:
Lot: 2440058 Neigh.: Zone: R30 Vol: 112 Page: 0503

### Assessments

| Assmt category | Qty | Amount |
|---|---|---|
| Resident Land | .63 | 87,500 |
| Resident Dwellng | 1.00 | 151,970 |
| Resident Outbldg | 2.00 | 12,530 |

### Exemptions

| Exempt | Cat | Amount |
|---|---|---|

### Last sale

Sale date: 21-Jun-1979
Sale price: 65,500
Sale valid:

### Values

Mkt value :
Cost value: 360,000

### Summary

| | |
|---|---|
| Total assessments | 252,000 |
| Total exemptions | |
| Net assessment | 252,000 |

### Utilities

| | |
|---|---|
| Water | Connecticut |
| Sewer | Septic |
| Gas | None |

### Sales ratios

Cost/sale : 5.4962
Mkt/sale :
Assmt/sale: 3.8473

## Land Information

| Type | Use | Acres/SqFt | Rate | Total | Infl Fact | Value | 70% Value |
|---|---|---|---|---|---|---|---|
| PRIM | 11 | .630 | 125,000 | 125,000 | | 125,000 | 87,500 |
| Primary Site | | 27,443 | | | | | |
| | | .630 acres | | Total land value | | 125,000 | 87,500 |

## Residential Dwelling Information

| Subject | Code | Description |
|---|---|---|
| Style | 01 | Ranch |
| Exterior Walls | 04 | Vinyl Siding |
| Roof Material | 01 | Asphalt Shingles |
| Roof Type | 01 | Gable |
| Foundation | 01 | Poured Concrete |
| Interior Walls | 02 | Drywall |
| Floors | 05 | W/W over sub-flo |
| Heating System | 01 | Hot Water |
| Fuel | 01 | Oil |
| Attic | 99 | None |
| Grade | 30 | C |
| Garage | 11 | Basement 1 car |
| Area Over Gar. | 99 | None |
| Basement | 01 | Full |
| Bsmt Fin Qual | 02 | Rec Room w/o air |
| Air Condition | 01 | Central Air |
| Interior Cond | 05 | Good |
| Exterior Cond | 05 | Good |

Condominium

Story Height 1.0

| | | | |
|---|---|---|---|
| Total Rooms | 6 | Garage cars | 1 |
| Bedrooms | 3 | Unfinished area | |
| Family Rooms | 1 | Dormer linear f | |
| Full Baths | 1 | Masonry trim sf | |
| Half Baths | 1 | Finish bsmt sz | |
| Addtn'l fixtures | 1 | Rec Room Size | 180 |
| Whirlpools | | Living area | 1,600 |
| Saunas | | # Living Units | |
| M/F stacks | | | |
| W/B stacks | 1 | | |
| W/B openings | 1 | | |

Actual Year Built: 1955

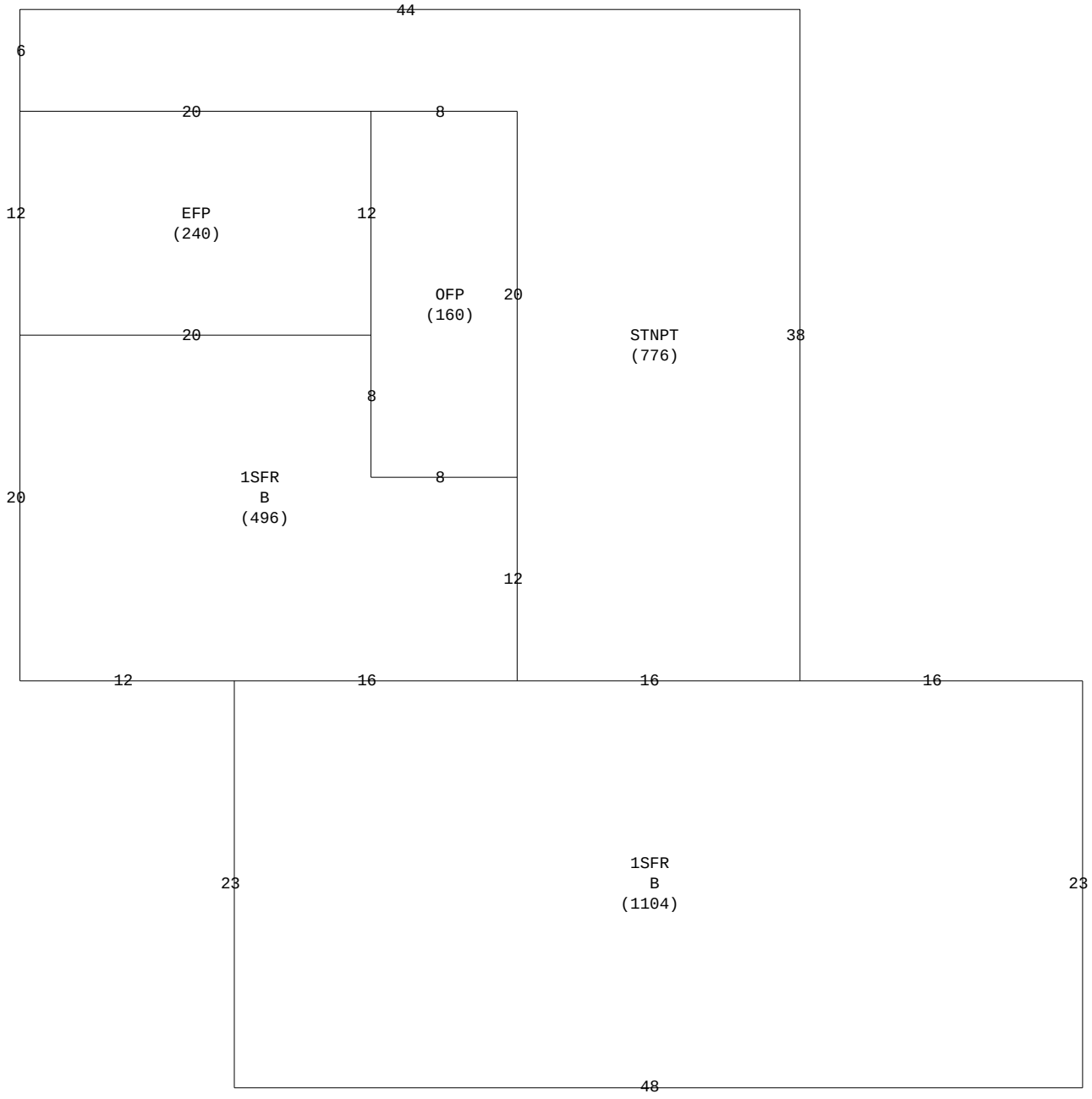
## Building Valuation Summary

| | | | | Area | |
|---|---|---|---|---|---|
| Dwelling | Frame | 1 story w/bsmt | | 1,104 | 191,780 |
| Basement | Full | | | | |
| Heating | Yes | A/C Yes | | | 5,510 |
| Plumbing | 1 F/B | 1 H/B | 1 Add'l fix. Wh/p | Saunas | 4,000 |
| Attic | None | Attic size: | | | |
| Additions | | | | | 118,492 |
| Other Features | WB Stks | RR | Bsmt Gar | | 14,214 |
| Sub-Total | | | | | 333,996 |
| Grade | C | Factor 1.0000 | | | 333,996 |
| CDU | C&D | Factor 1.00 | | | 333,996 |
| Depreciation | | 35 % | | | 217,097 |
| | | Computed cost value @ 70% | | | 151,968 |

## Building additions

| Category | | Type | | Area | Value |
|---|---|---|---|---|---|
| L | Living Area | BSMT | Basement addition | 496 | 9,140 |
| L | Living Area | FRFF | Frame first floor | 496 | 56,783 |
| P | Porches, Patios, Decks | FEFF | Frame enclosed first | 240 | 22,887 |
| P | Porches, Patios, Decks | FOFF | Frame open first flo | 160 | 9,748 |
| P | Porches, Patios, Decks | BPAT | Brick/flagstone pati | 776 | 17,696 |
| L | Living Area | AIR | Air conditioning | 496 | 1,508 |
| L | Living Area | AIR | Air conditioning | 240 | 730 |
| | | | Total additions | | 118,492 |

## Outbuilding Information

| Description | Wid | Len | Area | Rate | Year | Cnd | RCN | Depr | Value |
|---|---|---|---|---|---|---|---|---|---|
| RG1 Frame or Con | 24 | 24 | 576 | 55.95 | | C | 32,227 | 50 | 16,100 |
| Block Detach Garage | | | | | | | | | |
| RS1 Frame | 10 | 12 | 120 | 30.00 | 2011 | C | 3,600 | 50 | 1,800 |
| Utility Shed | | | | | | | | | |
| Value at 70% | | | 12,530 | | | Value at 100% | | | 17,900 |

Property at 00058 GRANT DRIVE | Prop ID 2440058 Card 01 | Scale: 1" = 9.20 feet