

Property at 00012 GREYSTONE LANE

Prop ID 2490012

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Administrative Information

Owner name: RICO RICARDO &
Second name: GARCIA RUTH
Address: 12 GREYSTONE LANE
City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
Lot: 2490012 Neigh.: Zone: R40 Vol: 803 Page: 994

Assessments		Exemptions		Last sale	
Assmt category	Qty Amount	Exempt Cat	Amount	Sale date: 02-Jun-2025	
Resident Land	.92 122,500			Sale price: 635,000	
Resident Dwelling	1.00 213,550			Sale valid:	
				Values	
Resident Excess	.01 50			Mkt value :	
				Cost value: 480,143	
Summary		Utilities		Sales ratios	
Total assessments	336,100	Water	Connecticut	Cost/sale :	.7561
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	336,100	Gas	None	Assmt/sale:	.5293

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	175,000	175,000		175,000	122,500
Primary Site	40,075						
RES	12	.010	7,500	75		75	53
Residual	436						
		.930 acres		Total land value		175,075	122,553

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,135	290,660
Basement	Full				
Heating	Yes	A/C Yes			8,350
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas 8,500
Attic	None		Attic size:		
Additions					54,851
Other Features	Mason Trim	WB Stks			10,138
Sub-Total					372,499
Grade	B	Factor 1.2600			469,349
CDU		C&D Factor 1.00			469,349
Depreciation		35 %			305,077
		Computed cost value @ 70%			213,554

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	BPAT Brick/flagstone pati	408	9,304
P Porches, Patios, Decks	DECK Wood deck	408	10,808
L Living Area	OVER Frame Overhang	18	1,649
L Living Area	OVER Frame Overhang	12	1,099
L Living Area	FRFF Frame first floor	20	2,290
L Living Area	FRUF Frame upper full	20	1,675
L Living Area	OVER Frame Overhang	31	2,839
G Garages	FR Attached frame LE 65	576	25,187

Total additions 54,851

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpeti	Bedrooms	4
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	40	B	Full Baths	2
Garage	22	Attached 2 car	Masonry trim sf	200
Area Over Gar.	99	None	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	
Air Condition	06	Ductless Split U	Rec Room Size	
Interior Cond	05	Good	Whirlpools	Living area 2,351
Exterior Cond	05	Good	Saunas	# Living Units
			M/F stacks	
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 1985	

