

Property at 00005 HASTINGS TURN

Prop ID 2580005

Printed 06-Feb-2024 12:44 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: ALESSI CATHERINE AND
 Second name: KOTTARATHARA ASHOK
 Address: 5 HASTINGS TURN
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map: 94 035
 Lot: 2580005 Neigh.: Zone: R40 Vol: 720 Page: 442

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	444,220

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 28-Jun-2018
 Sale price: 695,000
 Sale valid:

Values

Mkt value :
 Cost value: 810,071

Summary

Total assessments	567,050
Total exemptions	
Net assessment	567,050

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.1656
 Mkt/sale :
 Assmt/sale: .8159

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	.062	7,500	465			465	326
Residual		2,701						

.982 acres

Total land value

175,465

122,826

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	5
Garage	22	Attached 2 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	4
Air Condition	01	Central Air	Rec Room Size	850
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	4,691
			Saunas	
			# Living Units	1
			M/F stacks	
			W/B stacks	2
			W/B openings	2
			Actual Year Built: 1992	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,676	396,310
Basement	Full				
Heating	Yes	A/C Yes			11,320
Plumbing	5 F/B	1 H/B	4 Add'l fix.	1 Wh/p	28,000
Attic	None		Attic size:		
Additions					202,880
Other Features		WB Stks	RR		34,802
Sub-Total					673,312
Grade	A-	Factor 1.4500			976,302
CDU		C&D Factor 1.00			976,302
Depreciation		35 %			634,596
Computed cost value @ 70%					444,217

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	900	37,828
L Living Area	FRUF Frame upper full	498	41,698
L Living Area	AIR Air conditioning	498	1,514
L Living Area	BSMT Basement addition	52	958
L Living Area	FRFF Frame first floor	52	5,953
L Living Area	AIR Air conditioning	52	158
L Living Area	BSMT Basement addition	155	2,856
L Living Area	FRFF Frame first floor	155	17,745
L Living Area	AIR Air conditioning	155	471
P Porches, Patios, Decks	DECK Wood deck	50	1,325
P Porches, Patios, Decks	FOFF Frame open first flo	100	6,093
L Living Area	FRFF Frame first floor	88	10,074
L Living Area	FRFF Frame first floor	598	68,460
L Living Area	AIR Air conditioning	598	1,818
P Porches, Patios, Decks	BPAT Brick/flagstone pati	260	5,929

Total additions 202,880

