

Property at 00032 HAYNES ROAD

Prop ID 2600032

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Administrative Information

Owner name: DONOVAN TODD A AND
 Second name: MARGARET E
 Address: 32 HAYNES ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
 Lot: 2600032 Neigh.: Zone: R30 Vol: 337 Page: 628

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 03-Sep-1997
Resident Land	.92	94,500				Sale price: 185,000
Resident Dwelling	1.00	163,960				Sale valid: Y
					Values	
Resident Excess	.15	790				Mkt value :
					Cost value: 370,357	
Summary			Utilities		Sales ratios	
Total assessments		259,250	Water	Connecticut	Cost/sale :	2.0019
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		259,250	Gas	None	Assmt/sale:	1.4014

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	135,000	135,000			135,000	94,500
Primary Site		40,075						
RES	12	.150	7,500	1,125			1,125	788
Residual		6,534						

1.070 acres

Total land value

136,125

95,288

Building Valuation Summary

						Area	
Dwelling	Frame	2 story w/bsmt				720	209,610
Basement	Full						
Heating	Yes	A/C No					
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas		8,500
Attic	None		Attic size:				
Additions							102,196
Other Features		WB Stks	RR				13,356
Sub-Total							333,662
Grade	C+		Factor 1.0800				360,355
CDU			C&D Factor 1.00				360,355
Depreciation			35 %				234,231
Computed cost value @ 70%							163,962

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	412	10,914
G Garages	FR Attached frame LE 65	462	20,739
L Living Area	FRFF Frame first floor	200	22,896
L Living Area	BSMT Basement addition	200	3,686
L Living Area	FRFF Frame first floor	336	38,466
L Living Area	OVER Frame Overhang	60	5,495
Total additions			102,196

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	7
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	3
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Full Baths	2
Grade	33	C+	Half Baths	1
Garage	22	Attached 2 car	Masonry trim sf	
Area Over Gar.	99	None	Finish bsmt sz	
Basement	01	Full	Addtn'l fixtures	300
Bsmt Fin Qual	02	Rec Room w/o air	Whirlpools	2,006
Air Condition	99	None	Saunas	
Interior Cond	05	Good	# Living Units	
Exterior Cond	05	Good	M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1958				

