

Property at 00141 HAYNES ROAD

Prop ID 2600141

Printed 06-Feb-2024 12:54 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MANCINI MARK &
 Second name: KIMBERLY
 Address: 141 HAYNES ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 029 Clerk map:
 Lot: 2600141 Neigh.: Zone: R30 Vol: 378 Page: 1

Assessments

Assmt category	Qty	Amount
Resident Land	.83	94,500
Resident Dwelling	1.00	172,900
Resident Outbldg	1.00	1,260

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 29-Oct-1999
 Sale price: 235,000
 Sale valid: Y

Values

Mkt value :
 Cost value: 383,800

Summary

Total assessments	268,660
Total exemptions	
Net assessment	268,660

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : 1.6332
 Mkt/sale :
 Assmt/sale: 1.1432

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.830	135,000	135,000			135,000	94,500
Primary Site		36,155						

.830 acres Total land value 135,000 94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles		
Roof Type	01	Gable		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	01	Hardwood		
Heating System	01	Hot Water		
Fuel	02	Natural Gas		
Attic	99	None		
Grade	33	C+		
Garage	12	Basement 2 car		
Area Over Gar.	01	Fully Finished		
Basement	01	Full		
Bsmt Fin Qual	03	Rec Room W/ Air		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		
			Actual Year Built: 1967	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area	
Basement	Full				884	241,640
Heating	Yes	A/C	Yes			6,960
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas	8,500
Attic	None	Attic size:				
Additions						75,489
Other Features	WB Stks		RR	Bsmt Gar	19,268	
Sub-Total						351,857
Grade	C+	Factor	1.0800			380,006
CDU		C&D Factor	1.00			380,006
Depreciation				35 %	247,004	
				Computed cost value @ 70%		172,903

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	416	47,624
L Living Area	BSMT Basement addition	416	7,666
L Living Area	OVER Frame Overhang	16	1,465
L Living Area	OVER Frame Overhang	16	1,465
L Living Area	OVER Frame Overhang	34	3,114
P Porches, Patios, Decks	DECK Wood deck	479	12,689
L Living Area	AIR Air conditioning	416	1,265
L Living Area	AIR Air conditioning	66	201

Total additions 75,489

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	12	120	30.00		C	3,600	50	1,800
Utility Shed									
Value at 70%			1,260	Value at 100%			1,800		

