

Property at 00112 HIGH RIDGE ROAD

Prop ID 2700112

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Administrative Information

Owner name: SANTARSIERO BONNIE A AND
 Second name: PAUL S
 Address: 112 HIGH RIDGE ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
 Lot: 2700112 Neigh.: Zone: R40 Vol: 183 Page: 455

Assessments

Assmt category	Qty	Amount
Resident Land	.92	115,500
Resident Dwelling	1.00	195,460

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 02-Jan-1987
 Sale price: 192,500
 Sale valid:

Values

Mkt value :
 Cost value: 444,229

Summary

Total assessments	310,960
Total exemptions	
Net assessment	310,960

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 2.3077
 Mkt/sale :
 Assmt/sale: 1.6154

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	165,000	165,000			165,000	115,500
Primary Site		40,075						

.920 acres Total land value 165,000 115,500

Residential Dwelling Information

Subject	Code	Description	Condominium			
Style	02	Cape				
Exterior Walls	01	Clapboards				
Roof Material	01	Asphalt Shingles	Story Height 1.5			
Roof Type	01	Gable				
Foundation	01	Poured Concrete	Total Rooms	7	Garage cars	2
Interior Walls	02	Drywall	Bedrooms	3	Unfinished area	
Floors	01	Hardwood	Family Rooms	1	Dormer linear f	
Heating System	02	Forced Hot Air	Full Baths	2	Masonry trim sf	
Fuel	02	Natural Gas	Half Baths		Finish bsmt sz	
Attic	99	None	Addn'l fixtures		Rec Room Size	
Grade	37	B-	Whirlpools		Living area	2,770
Garage	22	Attached 2 car	Saunas		# Living Units	1
Area Over Gar.	99	None	M/F stacks			
Basement	01	Full	W/B stacks	1		
Bsmt Fin Qual	01	Unfinished	W/B openings	1		
Air Condition	99	None				
Interior Cond	05	Good				
Exterior Cond	05	Good	Actual Year Built: 1972			

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area 1,072	242,710
Basement	Full			
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas 5,000
Attic	None	Attic size:		
Additions				112,701
Other Features	WB Stks			6,750
Sub-Total				367,161
Grade	B-	Factor 1.1700		429,578
CDU		C&D Factor 1.00		429,578
Depreciation		35 %		279,226
Computed cost value @ 70%				195,458

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	15	914
L Living Area	BSMT Basement addition	323	5,952
L Living Area	FRFF Frame first floor	323	36,977
G Garages	FR Attached frame LE 65	624	27,060
G Garages	FSF Full-story fin o/gar	624	41,798

Total additions 112,701

