

Property at 00160 HIGH RIDGE ROAD

Prop ID 2700160

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Administrative Information

Owner name: CARSON ANNE MARIE
 Second name:
 Address: 160 HIGH RIDGE ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
 Lot: 2700160 Neigh.: Zone: R40 Vol: 716 Page: 578

Assessments

Assmt category	Qty	Amount
Resident Land	.92	115,500
Resident Dwelling	1.00	181,120

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 14-Feb-1979
 Sale price: 93,900
 Sale valid:

Values

Mkt value :
 Cost value: 423,743

Summary

Total assessments	296,620
Total exemptions	
Net assessment	296,620

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 4.5127
 Mkt/sale :
 Assmt/sale: 3.1589

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	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	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	2,202
Garage	22	Attached 2 car	Saunas	
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: 1979	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	
Basement	Full		1,008	265,860
Heating	Yes	A/C No		
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p
Attic	None		Attic size:	
Additions				59,108
Other Features		WB Stks		6,750

Sub-Total		340,218
Grade	B-	Factor 1.1700
CDU		C&D Factor 1.00
Depreciation		35 %
		Computed cost value @ 70%
		181,115

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	153	4,053
L Living Area	FRFF Frame first floor	144	16,485
G Garages	FR Attached frame LE 65	576	25,187
L Living Area	OVER Frame Overhang	42	3,847
P Porches, Patios, Decks	DECK Wood deck	360	9,536

Total additions 59,108

