

Property at 00037 HIGHWOOD DRIVE

Prop ID 2730037

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Administrative Information

Owner name: KELLEY PAUL WILLIAM &
 Second name: KENNEDY-KELLEY KATHLEEN A
 Address: 37 HIGHWOOD DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 2730037 Neigh.: Zone: R40 Vol: 759 Page: 798

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	228,750
Resident Outbldg	1.00	490

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-May-2021
 Sale price: 475,000
 Sale valid:

Values

Mkt value :
 Cost value: 479,143

Summary

Total assessments	335,400
Total exemptions	
Net assessment	335,400

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.0087
 Mkt/sale :
 Assmt/sale: .7061

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site		40,075						
RES	12	.220	7,500	1,650			1,650	1,155
Residual		9,583						

1.140 acres

Total land value

151,650

106,155

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	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	40	B	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1965	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,138	291,240
Basement	Full				
Heating	Yes	A/C Yes			8,360
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	8,500
Attic	None		Attic size:		
Additions					67,871
Other Features		WB Stks	RR		23,034

Sub-Total					399,005
Grade	B	Factor 1.2600			502,746
CDU		C&D Factor 1.00			502,746
Depreciation		35 %			326,785
		Computed cost value @ 70%			228,750

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	170	19,462
G Garages	FR Attached frame LE 65	506	22,456
L Living Area	FRFF Frame first floor	104	11,906
L Living Area	BSMT Basement addition	104	1,917
L Living Area	OVER Frame Overhang	34	3,114
L Living Area	OVER Frame Overhang	14	1,282
P Porches, Patios, Decks	DECK Wood deck	255	6,755
L Living Area	AIR Air conditioning	104	316
L Living Area	AIR Air conditioning	48	146
L Living Area	AIR Air conditioning	170	517

Total additions 67,871

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	6	8	48	30.00		C	1,440	50	700
Utility Shed									
Value at 70%			490				Value at 100%		700

