

Property at 00019 HILLCREST DRIVE

Prop ID 2740019

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Administrative Information

Owner name: BLANCHARD SARAH WALSTROM
Second name:
Address: 19 HILLCREST DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
Lot: 2740019 Neigh.: SL Zone: R15 Vol: 698 Page: 517

Assessments

Assmt category	Qty	Amount
Resident Land	.34	70,000
Resident Dwelling	1.00	144,480
Resident Outbldg	1.00	980

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 27-Jun-2016
Sale price: 256,000
Sale valid:

Values

Mkt value :
Cost value: 310,657

Summary

Total assessments	217,460
Total exemptions	
Net assessment	217,460

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.2135
Mkt/sale :
Assmt/sale: .8495

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	100,000	100,000			100,000	70,000
Primary Site		14,810						
RES	12	.380	7,500	2,850			2,850	1,995
Residual		16,553						

.720 acres

Total land value

102,850

71,995

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 6
Interior Walls	02	Drywall	Garage cars 2
Floors	07	Hardwood/Carpet	Bedrooms 3
Heating System	01	Hot Water	Family Rooms
Fuel	01	Oil	Full Baths 2
Attic	99	None	Half Baths 1
Grade	30	C	Finish bsmt sz
Garage	22	Attached 2 car	Addn'l fixtures 2
Area Over Gar.	99	None	Rec Room Size
Basement	01	Full	Living area 1,680
Bsmt Fin Qual	01	Unfinished	Whirlpools 1
Air Condition	06	Ductless Split U	# Living Units
Interior Cond	05	Good	
Exterior Cond	05	Good	

Actual Year Built: 1995

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 840	233,050
Basement	Full			
Heating	Yes	A/C Yes		6,720
Plumbing	2 F/B	1 H/B 2 Add'l fix.	1 Wh/p	12,000
Attic	None	Attic size:		
Additions				36,333
Other Features		WB Stks		6,750

Sub-Total				294,853
Grade	C	Factor 1.0000		294,853
CDU		C&D Factor 1.00		294,853
Depreciation		30 %		206,397
		Computed cost value @ 70%		144,478

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	180	10,967
P Porches, Patios, Decks	DECK Wood deck	266	7,046
G Garages	FR Attached frame LE 65	400	18,320

Total additions 36,333

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	30.00	2000	C	2,880	50	1,400
Utility Shed									

Value at 70%

980

Value at 100%

1,400

