

Property at 00139 HOLLISTER DRIVE

Prop ID 2770139

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Administrative Information

Owner name: DACUNHA NELSON AND
 Second name: CORREA MIRIAM
 Address: 139 HOLLISTER DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
 Lot: 2770139 Neigh.: Zone: R40 Vol: 647 Page: 323

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 04-Sep-2012
Resident Land	.92	94,500				Sale price: 389,000
Resident Dwelling	1.00	231,470				Sale valid:
					Values	
Resident Excess	.02	110			Mkt value :	
					Cost value:	465,829
Summary			Utilities		Sales ratios	
Total assessments		326,080	Water	Connecticut	Cost/sale :	1.1975
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		326,080	Gas	CNG	Assmt/sale:	.8383

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	135,000	135,000			135,000	94,500
Primary Site	40	075						
RES	12	.020	7,500	150			150	105
Residual		871						
				.940 acres	Total land value		135,150	94,605

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,148	293,200
Basement	Full				
Heating	Yes	A/C Yes			8,420
Plumbing	2 F/B	2 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		12,000
Additions					65,341
Other Features		WB Stks M Stks RR			24,787
Sub-Total					403,748
Grade	B	Factor 1.2600			508,722
CDU		C&D Factor 1.00			508,722
Depreciation		35 %			330,669
Computed cost value @ 70%					231,468

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	156	17,859
L Living Area	BSMT Basement addition	156	2,875
P Porches, Patios, Decks	DECK Wood deck	240	6,358
P Porches, Patios, Decks	FOFF Frame open first flo	144	8,773
G Garages	FR Attached frame LE 65	576	25,187
P Porches, Patios, Decks	DECK Wood deck	144	3,815
L Living Area	AIR Air conditioning	156	474
Total additions			65,341

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	Garage cars	2
Floors	07	Hardwood/Carpeti	Bedrooms	4
Heating System	01	Hot Water	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	40	B	Full Baths	2
Garage	22	Attached 2 car	Half Baths	2
Area Over Gar.	99	None	Masonry trim sf	
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	Rec Room Size 600
Air Condition	01	Central Air	Whirlpools	Living area 2,452
Interior Cond	05	Good	Saunas	# Living Units
Exterior Cond	05	Good	M/F stacks	1
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1985				

