

Property at 00145 HOLLISTER DRIVE

Prop ID 2770145

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Administrative Information

Owner name: ALVARENGA VANESSA &
 Second name: KATZ JASON MATTHEW
 Address: 145 HOLLISTER DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
 Lot: 2770145 Neigh.: Zone: R40 Vol: 813 Page: 865

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	298,360

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 08-Apr-2026
 Sale price: 645,000
 Sale valid:

Values

Mkt value :
 Cost value: 561,229

Summary

Total assessments	392,860
Total exemptions	
Net assessment	392,860

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : .8701
 Mkt/sale :
 Assmt/sale: .6091

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						

.920 acres

Total land value

135,000

94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles		
Roof Type	01	Gable		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	02	Forced Hot Air		
Fuel	02	Natural Gas		
Attic	99	None		
Grade	40	B		
Garage	22	Attached 2 car		
Area Over Gar.	01	Fully Finished		
Basement	01	Full		
Bsmt Fin Qual	01	Unfinished		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 1985

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area	
Basement	Full				1,176	298,670
Heating	Yes	A/C	Yes			8,570
Plumbing	3 F/B	1 H/B	3 Add'l fix.	Wh/p	Saunas	15,000
Attic	None	Attic size:				
Additions						184,683
Other Features	WB Stks					13,500
Sub-Total						520,423
Grade	B	Factor	1.2600			655,733
CDU		C&D Factor	1.00			655,733
Depreciation				35 %		426,226
				Computed cost value @ 70%		298,358

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	128	14,654
L Living Area	BSMT Basement addition	128	2,359
L Living Area	AIR Air conditioning	128	389
P Porches, Patios, Decks	DECK Wood deck	121	3,205
L Living Area	OVER Frame Overhang	11	1,007
P Porches, Patios, Decks	FEFF Frame enclosed first	324	30,897
L Living Area	FRFF Frame first floor	366	41,900
L Living Area	BSMT Basement addition	366	6,745
L Living Area	AIR Air conditioning	366	1,113
G Garages	FR Attached frame LE 65	586	25,577
L Living Area	FRUF Frame upper full	586	49,066
L Living Area	AIR Air conditioning	586	1,781
L Living Area	OVER Frame Overhang	42	3,847
L Living Area	AIR Air conditioning	42	128
L Living Area	OVER Frame Overhang	22	2,015

Total additions 184,683

