

Property at 00152 HOLLISTER DRIVE

Prop ID 2770152

Printed 06-Feb-2024 2:16 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: KREBS SIMON S & MARSHA S
 Second name:
 Address: 152 HOLLISTER DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
 Lot: 2770152 Neigh.: Zone: R40 Vol: 668 Page: 135

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 18-Oct-2013
Resident Land	.92	94,500				Sale price: 482,100
Resident Dwelling	1.00	252,620				Sale valid:
Resident Outbldg	1.00	1,680				Values
Resident Excess	.56	2,960				Mkt value :
						Cost value: 502,514
Summary			Utilities		Sales ratios	
Total assessments		351,760	Water	Connecticut	Cost/sale :	1.0423
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		351,760	Gas	CNG	Assmt/sale:	.7296

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	.563	7,500	4,223			4,223	2,956
Residual		24,524						
1.483 acres				Total land value			139,223	97,456

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	9
Interior Walls	02	Drywall	Bedrooms	4
Floors	07	Hardwood/Carpet	Family Rooms	1
Heating System	01	Hot Water	Full Baths	3
Fuel	02	Natural Gas	Half Baths	1
Attic	99	None	Addn'l fixtures	1
Grade	40	B	Whirlpools	1
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	2
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	2
Air Condition	01	Central Air	# Living Units	
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1985	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,232	309,600
Basement	Full				
Heating	Yes	A/C Yes			8,880
Plumbing	3 F/B	1 H/B 1 Add'l fix.	1 Wh/p	Saunas	16,500
Attic	None	Attic size:			
Additions					72,126
Other Features	WB Stks	RR	Bsmt Gar		33,537
Sub-Total					440,643
Grade	B	Factor 1.2600			555,210
CDU		C&D Factor 1.00			555,210
Depreciation		35 %			360,887
		Computed cost value @ 70%			252,621

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	336	38,466
L Living Area	BSMT Basement addition	336	6,192
P Porches, Patios, Decks	FEFF Frame enclosed first	144	13,732
P Porches, Patios, Decks	DECK Wood deck	480	12,715
L Living Area	AIR Air conditioning	336	1,021
Total additions			72,126

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	16	160	30.00	2005	C	4,800	50	2,400
Utility Shed									
Value at 70%			1,680				Value at 100%		2,400

