

Property at 00162 HOLLISTER DRIVE

Prop ID 2770162

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Administrative Information

Owner name: FISHER KEVIN M & LAURA E
 Second name:
 Address: 162 HOLLISTER DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
 Lot: 2770162 Neigh.: Zone: R40 Vol: 538 Page: 1206

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 20-Mar-2006
Resident Land	.92	94,500				Sale price: 486,000
Resident Dwelling	1.00	262,160				Sale valid: Y
					Values	
Resident Excess	.43	2,260				Mkt value : Cost value: 512,743
Summary			Utilities		Sales ratios	
Total assessments		358,920	Water	Connecticut	Cost/sale :	1.0550
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		358,920	Gas	None	Assmt/sale:	.7385

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	.430	7,500	3,225		3,225	2,258
Residual		18,731					
1.350 acres				Total land value		138,225	96,758

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,274	317,800
Basement	Full				
Heating	Yes	A/C Yes			9,110
Plumbing	2 F/B	1 H/B	2 Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		9,500
Additions					93,823
Other Features		WB Stks	RR	Bsmt Gar	27,044
Sub-Total					457,277
Grade	B	Factor 1.2600			576,169
CDU		C&D Factor 1.00			576,169
Depreciation		35 %			374,510
Computed cost value @ 70%					262,157

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	470	53,806
L Living Area	BSMT Basement addition	470	8,661
L Living Area	AIR Air conditioning	470	1,429
P Porches, Patios, Decks	DECK Wood deck	168	4,450
P Porches, Patios, Decks	FOFF Frame open first flo	120	7,311
L Living Area	OVER Frame Overhang	80	7,327
L Living Area	AIR Air conditioning	80	243
P Porches, Patios, Decks	DECK Wood deck	400	10,596

Total additions 93,823

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	12	Basement 2 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	388
Interior Cond	05	Good	Living area	3,098
Exterior Cond	05	Good	Whirlpools	
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	2
			W/B openings	2
Actual Year Built: 1985				

