

Property at 00201 HOLLISTER DRIVE

Prop ID 2770201

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Administrative Information

Owner name: ZELL LOIS R TRUSTEE
Second name:
Address: 201 HOLLISTER DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
Lot: 2770201 Neigh.: Zone: R40 Vol: 801 Page: 1011

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	233,400

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 13-Dec-1981
Sale price: 156,500
Sale valid:

Values

Resident Excess	.12	630
Mkt value :		
Cost value:		469,329

Summary

Total assessments	328,530
Total exemptions	
Net assessment	328,530

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 2.9989
Mkt/sale :
Assmt/sale: 2.0992

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	.120	7,500	900			900	630
Residual	5,227							

1.040 acres

Total land value

135,900

95,130

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	Garage cars	2
Floors	07	Hardwood/Carpet	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	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	1
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Living area	2,677
Exterior Cond	05	Good	Whirlpools	
			Saunas	
			# Living Units	1
			M/F stacks	
			W/B stacks	2
			W/B openings	2
			Actual Year Built: 1981	

Building Valuation Summary

				Area	
Dwelling	Frame	2 story w/bsmt		1,080	279,920
Basement	Full with walk				
Heating	Yes	A/C Yes			8,040
Plumbing	2 F/B	1 H/B	1 Add'l fix.	Wh/p	Saunas
Attic	None			Attic size:	9,000
Additions					96,653
Other Features		WB Stks			13,500

Sub-Total			407,113
Grade	B	Factor 1.2600	512,962
CDU		C&D Factor 1.00	512,962
Depreciation		35 %	333,425
		Computed cost value @ 70%	233,398

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	353	9,351
L Living Area	FRFF Frame first floor	332	38,008
L Living Area	BSMT Basement addition	332	6,118
G Garages	FR Attached frame LE 65	558	24,484
G Garages	FSF Full-story fin o/gar	108	7,234
L Living Area	OVER Frame Overhang	80	7,327
L Living Area	AIR Air conditioning	80	243
L Living Area	AIR Air conditioning	332	1,009
L Living Area	AIR Air conditioning	278	845
L Living Area	AIR Air conditioning	108	328
P Porches, Patios, Decks	FOFF Frame open first flo	28	1,706

Total additions 96,653

