

Property at 00237 HOLLISTER DRIVE

Prop ID 2770237

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Administrative Information

Owner name: BECKER CYNTHIA COUGHLIN
Second name:
Address: 237 HOLLISTER DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
Lot: 2770237 Neigh.: Zone: R40 Vol: 672 Page: 142

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 04-Apr-1994
Resident Land	.92	94,500			Sale price: 187,500
Resident Dwelling	1.00	208,330			Sale valid:

Values

Resident Outbldg					Mkt value :
Resident Excess	.12	630			Cost value: 433,514

Summary

Summary		Utilities		Sales ratios	
Total assessments	303,460	Water	Connecticut	Cost/sale :	2.3121
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	303,460	Gas	CNG	Assmt/sale:	1.6185

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	02	Cape		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	02	Drywall	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1954	

Building Valuation Summary

		Area	
Dwelling	Frame	1 1/2 story w/bsmt	1,248
Basement	Full		272,690
Heating	Yes	A/C Yes	
Plumbing	2 F/B	H/B Add'l fix.	7,820
Attic	None	Wh/p Saunas	5,000
		Attic size:	
Additions			94,024
Other Features	WB Stks	RR	11,815

Sub-Total			391,349
Grade	B-	Factor 1.1700	457,878
CDU		C&D Factor 1.00	457,878
Depreciation		35 %	297,621
Computed cost value @ 70%			208,335

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	462	20,739
P Porches, Patios, Decks	FOFF Frame open first flo	68	4,143
L Living Area	FRFF Frame first floor	292	33,428
L Living Area	AIR Air conditioning	292	888
L Living Area	OVER Frame Overhang	12	1,099
L Living Area	OVER Frame Overhang	12	1,099
L Living Area	BSMT Basement addition	240	4,423
L Living Area	FRFF Frame first floor	240	27,475
L Living Area	AIR Air conditioning	240	730

Total additions 94,024

Outbuilding Information

Description	Wid Len	Area	Rate Year Cnd	RCN	Depr	Value
Value at 70%						
Value at 100%						

