

Property at 00120 HUCKLEBERRY HILL RD

Prop ID 2810120

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Administrative Information

Owner name: BANGS KATHRYN M
 Second name:
 Address: 120 HUCKLEBERRY HILL RD
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 2810120 Neigh.: Zone: R30 Vol: 726 Page: 46

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 04-Feb-2019
Resident Land	.69	94,500				Sale price: 179,000
Resident Dwelling	1.00	117,860				Sale valid:
Resident Outbldg	1.00	2,380				Values
					Mkt value :	
					Cost value:	306,771
Summary			Utilities		Sales ratios	
Total assessments	214,740		Water	Connecticut	Cost/sale :	1.7138
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	214,740		Gas	None	Assmt/sale:	1.1997

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	135,000	135,000			135,000	94,500
Primary Site		30,056						
		.690 acres		Total land value			135,000	94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	01	Plaster	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	21	Attached 1 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	03	Partial > half	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1932	

Building Valuation Summary

		Area	
Dwelling	Frame 1 1/2 story w/bsmt	748	187,540
Basement	Partial > half		-2,260
Heating	Yes A/C No		
Plumbing	1 F/B 1 H/B Add'l fix. Wh/p		3,500
Attic	None Attic size:		
Additions			53,304
Other Features	WB Stks RR		16,957
Sub-Total			259,041
Grade	C Factor 1.0000		259,041
CDU	C&D Factor 1.00		259,041
Depreciation	35 %		168,377
Computed cost value @ 70%			117,864

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	108	10,299
G Garages	FR Attached frame LE 65	240	12,077
P Porches, Patios, Decks	FEFF Frame enclosed first	211	20,121
L Living Area	FRFF Frame first floor	40	4,579
L Living Area	OVER Frame Overhang	8	733
L Living Area	FRFF Frame first floor	48	5,495
Total additions			53,304

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	18	180	30.00		B	6,804	50	3,400
Utility Shed									
Value at 70%		2,380					Value at 100%		3,400

