

Property at 00440 HUCKLEBERRY HILL RD

Prop ID 2810440

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Administrative Information

Owner name: HUSSAIN SYED J & STEFANIE K
Second name:
Address: 440 HUCKLEBERRY HILL ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
Lot: 2810440 Neigh.: Zone: R30 Vol: 807 Page: 636

Assessments

Assmt category	Qty	Amount
Resident Land	.79	94,500
Resident Dwelling	1.00	178,690

Exemptions

Exempt	Cat	Amount
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Last sale

Sale date: 18-Sep-2025
Sale price: 574,000
Sale valid:

Values

Mkt value :
Cost value: 390,271

Summary

Total assessments	273,190
Total exemptions	
Net assessment	273,190

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : .6799
Mkt/sale :
Assmt/sale: .4759

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.790	135,000	135,000			135,000	94,500
Primary Site		34,412						

.790 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	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	3
Fuel	02	Natural Gas	Half Baths	
Attic	99	None	Addn'l fixtures	
Grade	33	C+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	1
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1974	

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	840	203,210
Basement	Full				
Heating	Yes	A/C Yes			5,860
Plumbing	3 F/B	H/B Add'l fix.	Wh/p	Saunas	10,000
Attic	None	Attic size:			
Additions					121,530
Other Features		WB Stks M Stks RR			23,032
Sub-Total					363,632
Grade	C+	Factor 1.0800			392,723
CDU		C&D Factor 1.00			392,723
Depreciation		35 %			255,270
Computed cost value @ 70%					178,689

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	316	36,176
L Living Area	BSMT Basement addition	316	5,823
P Porches, Patios, Decks	FOFF Frame open first flo	18	1,097
P Porches, Patios, Decks	FOFF Frame open first flo	119	7,250
G Garages	FR Attached frame LE 65	483	21,558
L Living Area	AIR Air conditioning	316	961
L Living Area	FRFF Frame first floor	360	41,213
P Porches, Patios, Decks	DECK Wood deck	240	6,358
L Living Area	AIR Air conditioning	360	1,094

Total additions 121,530

