

Property at 00528 HUCKLEBERRY HILL RD

Prop ID 2810528

Printed 06-Feb-2024 2:46 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HABERERN EDWARD J JR AND
 Second name: MARIE W
 Address: 528 HUCKLEBERRY HILL RD
 City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
 Lot: 2810528 Neigh.: Zone: R30 Vol: 598 Page: 834

Assessments

Assmt category	Qty	Amount
Resident Land	.69	94,500
Resident Outbldg	1.00	13,300
Resident Dwelling	1.00	294,510

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-Nov-2009
 Sale price: 415,000
 Sale valid: 14

Values

Mkt value :
 Cost value: 583,314

Summary

Total assessments	408,320	
Total exemptions		
Net assessment	408,320	

Utilities

Water	Connecticut	
Sewer	Septic	
Gas	None	

Sales ratios

Cost/sale : 1.4056
 Mkt/sale :
 Assmt/sale: .9839

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						
RES	12	2.290	7,500	17,175	.50		8,588	6,012
Residual		99,752						

2.980 acres

Total land value

143,588

100,512

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles		
Roof Type	02	Hip		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	07	Hydro Air		
Fuel	01	Oil		
Attic	99	None		
Grade	43	B+		
Garage	23	Attached 3 car		
Area Over Gar.	01	Fully Finished		
Basement	01	Full		
Bsmt Fin Qual	01	Unfinished		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 2002

Building Valuation Summary

				Area	
Dwelling	Frame	2 story w/bsmt		776	220,550
Basement	Full				
Heating	Yes	A/C Yes			6,370
Plumbing	3 F/B	1 H/B	1 Add'l fix.	1 Wh/p	Saunas
Attic	None			Attic size:	16,500
Additions					166,113
Other Features		M Stks			6,000
Sub-Total					415,533
Grade	B+	Factor 1.3500			560,970
CDU		C&D Factor 1.00			560,970
Depreciation		25 %			420,728
Computed cost value @ 70%					294,510

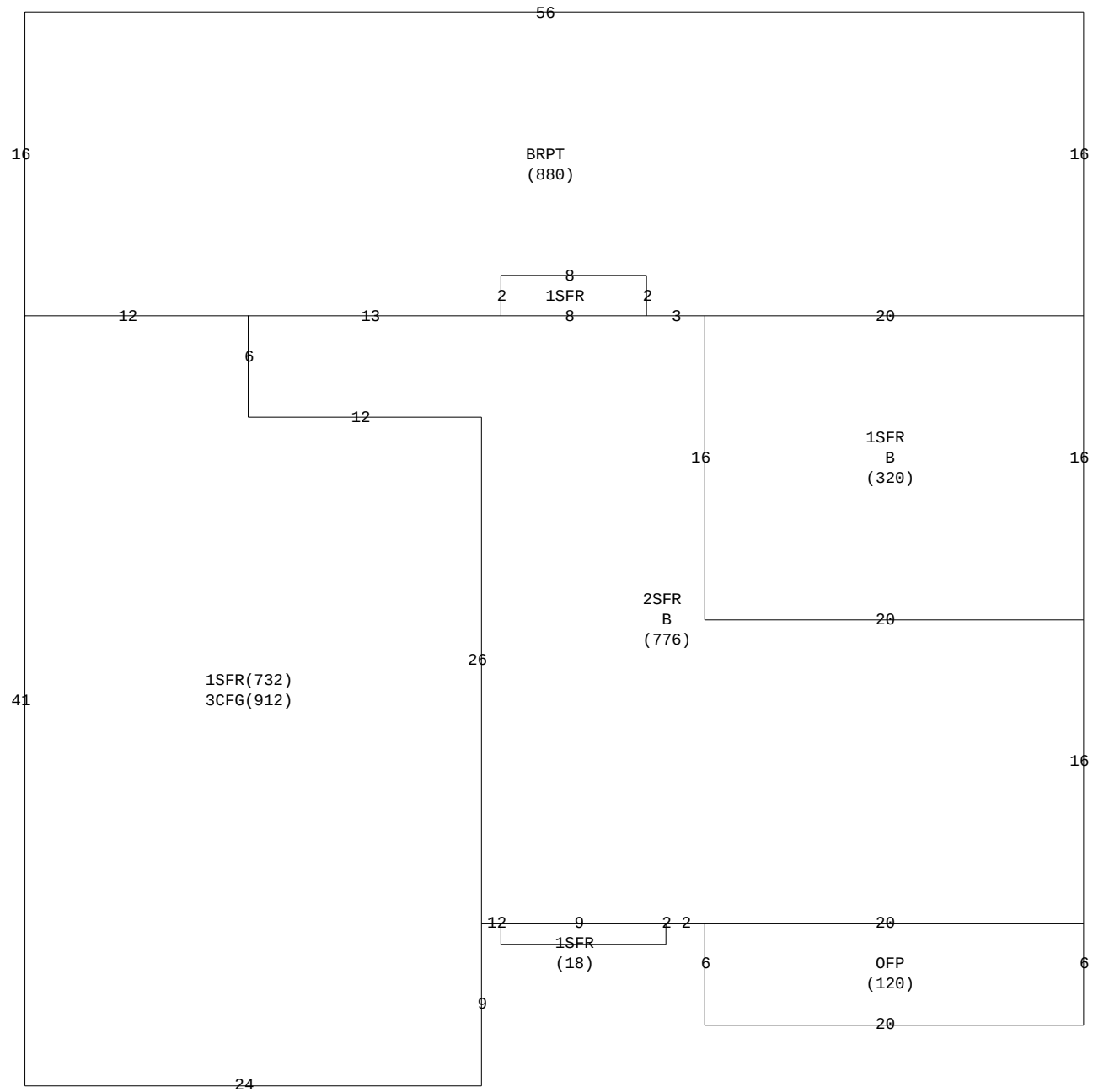
Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	912	40,859
G Garages	FSF Full-story fin o/gar	732	49,032
L Living Area	AIR Air conditioning	732	2,225
L Living Area	OVER Frame Overhang	18	1,649
P Porches, Patios, Decks	FOFF Frame open first flo	120	7,311
L Living Area	BSMT Basement addition	320	5,897
L Living Area	FRFF Frame first floor	320	36,634
L Living Area	AIR Air conditioning	320	973
P Porches, Patios, Decks	BPAT Brick/flagstone pati	880	20,068
L Living Area	OVER Frame Overhang	16	1,465

Total additions 166,113

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP1 Pool w/ Plastic Linr	16	32	512	74.05	2010	C	37,914	50	19,000



ORIGINAL PARCEL # WAS 2810536 - LATER CHANGED BECAUSE OF DRIVEWAY
PLACEMENT TO 2810528

CERT FORECLOSURE 2-25-09 VOL 585 PAGE 534