

Property at 00164 JUNIPER DRIVE

Prop ID 2930164

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Administrative Information

Owner name: SINGH CHANDERDAI
 Second name:
 Address: 164 JUNIPER DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 2930164 Neigh.: Zone: R40 Vol: 727 Page: 948

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 18-Apr-2019
Resident Land	.92	105,000				Sale price: 405,000
Resident Dwelling	1.00	280,580				Sale valid:
Resident Outbldg	1.00	1,680				Values
						Mkt value :
Resident Excess	.06	320				Cost value: 553,686
Summary			Utilities		Sales ratios	
Total assessments		387,580	Water	Connecticut	Cost/sale :	1.3671
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		387,580	Gas	None	Assmt/sale:	.9570

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site		40,075						
RES	12	.060	7,500	450			450	315
Residual		2,614						
		.980 acres	Total land value				150,450	105,315

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	06	Metal	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	3
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	3
Grade	40	B	Whirlpools	
Garage	24	Attached 4 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	2
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1972	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,053	274,640
Basement	Full				
Heating	Yes	A/C Yes			7,890
Plumbing	3 F/B	H/B 3 Add'l fix.	Wh/p	Saunas	11,500
Attic	None	Attic size:			
Additions					162,337
Other Features		WB Stks	RR		33,047
Sub-Total					489,414
Grade	B	Factor 1.2600			616,662
CDU		C&D Factor 1.00			616,662
Depreciation		35 %			400,830
Computed cost value @ 70%					280,581

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	64	3,899
L Living Area	FRFF Frame first floor	320	36,634
L Living Area	BSMT Basement addition	320	5,897
G Garages	FR Attached frame LE 65	552	24,250
P Porches, Patios, Decks	DECK Wood deck	156	4,132
P Porches, Patios, Decks	FOFF Frame open first flo	165	10,053
L Living Area	FRUF Frame upper full	242	20,263
L Living Area	AIR Air conditioning	242	736
L Living Area	AIR Air conditioning	320	973
L Living Area	FRFF Frame first floor	242	27,704
L Living Area	AIR Air conditioning	242	736
G Garages	FR Attached frame LE 65	624	27,060
Total additions			162,337

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	16	160	30.00		C	4,800	50	2,400
Utility Shed									
Value at 70%		1,680	Value at 100%		2,400				

