

Property at 00038 LOFGREN ROAD

Prop ID 3030038

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Administrative Information

Owner name: MURALIDHARAN VIMAL AND
 Second name: VIMAL SUDHA
 Address: 38 LOFGREN ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 3030038 Neigh.: Zone: R40 Vol: 648 Page: 632

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 26-Sep-2012
Resident Land	.92	140,000				Sale price: 560,000
Resident Dwelling	1.00	334,930				Sale valid:
					Values	
Resident Excess	.04	190				Mkt value :
					Cost value: 678,743	
Summary			Utilities		Sales ratios	
Total assessments		475,120	Water	Connecticut	Cost/sale :	1.2120
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		475,120	Gas	CNG	Assmt/sale:	.8484

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	200,000	200,000			200,000	140,000
Primary Site		40,075						
RES	12	.036	7,500	270			270	189
Residual		1,568						
				.956 acres	Total land value		200,270	140,189

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	3
Garage	23	Attached 3 car	Half Baths	1
Area Over Gar.	01	Fully Finished	Masonry trim sf	
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	1
Air Condition	01	Central Air	Rec Room Size	360
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	3,310
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 1996	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,164	296,320
Basement	Full with walk				
Heating	Yes	A/C Yes			8,500
Plumbing	3 F/B	1 H/B	1 Add'l fix.	1 Wh/p	Saunas
Attic	None	Attic size:			16,500
Additions					134,306
Other Features		WB Stks	RR		15,772
Sub-Total					471,398
Grade	A-	Factor 1.4500			683,527
CDU		C&D Factor 1.00			683,527
Depreciation		30 %			478,469
Computed cost value @ 70%					334,928

Building additions

Category	Type	Area	Value
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
L Living Area	OVER Frame Overhang	56	5,129
L Living Area	AIR Air conditioning	56	170
L Living Area	OVER Frame Overhang	8	733
P Porches, Patios, Decks	DECK Wood deck	224	5,934
G Garages	FRL Attached frame GT 65	825	36,962
G Garages	FSF Full-story fin o/gar	598	40,056
L Living Area	AIR Air conditioning	598	1,818
Total additions			134,306

